

ROCKY POND RESORT RESIDENCES SUBDIVISION P-2022-08 A COMMON INTEREST PLAT COMMUNITY

**DOUGLAS COUNTY SUBDIVISION No. P-2022-08
ASSESSOR'S PARCEL No.(s): 662-000-002-00**

ORIGINAL TRACT OWNER
ROCKY POND RESORT RESIDENCES LLC
116 ORCHARD PLACE
ORONDO, WA. 98843

EXISTING ZONING: RSC
No. PLATTED LOTS: 18

**WATER SOURCE: EDGEWATER ROCKY POND (AD903H)
(DOUBLE D WATER DISTRICT)**
SEWAGE SYSTEM: ON SITE

CONSENT AND WAIVER OF CLAIMS

KNOW ALL PERSON BY THESE PRESENTS:

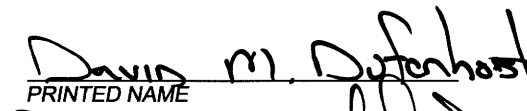
THE UNDERSIGNED, DAVID DUFENHORST, IS THE MANAGER OF ROCKY POND RESORT RESIDENCES LLC AND HAS BEEN AUTHORIZED TO MAKE THIS DECLARATION IN ITS BEHALF. ROCKY POND RESORT RESIDENCES LLC IS THE OWNER OF THE REAL PROPERTY WHICH IS THE SUBJECT OF THIS PLAT AND HEREBY DECLARES THIS PLAT AS ROCKY POND RESORT RESIDENCES SUBDIVISION P-2022-08, ROCKY POND RESORT RESIDENCES LLC, AS GRANTOR, HEREBY DEDICATES, IN PERPETUITY, ALL DELINEATED RIGHT-OF-WAY AND UTILITY EASEMENT AND ALL AREAS DESCRIBED AS PUBLIC PROPERTY TO DOUGLAS COUNTY FOR PUBLIC USE AND PURPOSES, TOGETHER WITH THE RIGHT TO MAKE ANY AND ALL CUTS AND FILL REASONABLE AND NECESSARY FOR CONSTRUCTION, MAINTENANCE AND IMPROVEMENTS. THE GRANTOR, ON BEHALF OF ITSELF AND ITS SUCCESSORS AND ASSIGNS, HEREBY WAIVES ALL CLAIMS FOR DAMAGE AGAINST ANY GOVERNMENT AUTHORITY ARISING FROM CONSTRUCTION OF, MAINTENANCE OF AND IMPROVEMENTS TO PUBLIC FACILITIES AND PUBLIC PROPERTY WITHIN AND ADJACENT TO THE PLAT.

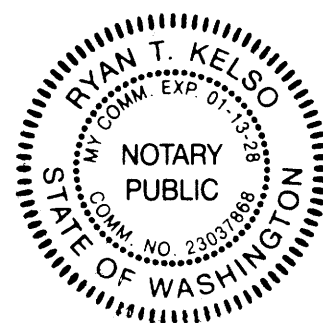
IN WITNESS WHEREOF WE HAVE HERE TO SET MY SIGNATURE
THIS 25th DAY OF March, 2025


ROCKY POND RESORT RESIDENCES LLC
DAVID DUFENHORST, MANAGER

DECLARANT DECLARATION:

THE UNDERSIGNED OWNER OR OWNERS OF THE INTEREST IN THE REAL ESTATE DESCRIBED HEREIN, HEREBY DECLARE THIS MAP AND DEDICATE THE SAME FOR THE COMMON INTEREST COMMUNITY NAMED ROCKY POND RESORT RESIDENCES SUBDIVISION P-2022-08, A PLAT COMMUNITY AS THAT TERM IS DEFINED IN THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT, SOLELY TO MEET THE REQUIREMENT OF THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT AND NOT FOR ANY PUBLIC PURPOSE. THIS MAP AND ANY PORTION THEREOF IS RESTRICTED BY LAW AND DECLARATION FOR ROCKY POND RESORT RESIDENCES SUBDIVISION P-2022-08 RECORDED UNDER DOUGLAS COUNTY, AUDITOR'S FILE NUMBER PER GENERAL NOTE 7.


PRINTED NAME
David M. Dufenhorst, Manager
SIGNED TITLE
DATE 3/25/2025



ACKNOWLEDGEMENT

THIS IS TO CERTIFY THAT ON THE 25 DAY OF March, 2025 BEFORE ME, THE ABOVE SIGNED, PERSONALLY APPEARED TO ME, KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING STATEMENT OF CONSENT AND WAIVER OF CLAIMS AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESSED MY HAND AND SEAL THE DAY AND YEAR LAST ABOVE MENTIONED.




NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT

Wenatchee WA.

EXAMINED AND APPROVED

CHELAN-DOUGLAS HEALTH DISTRICT

THE HEALTH DISTRICT HAS NOT REVIEWED THE LEGAL AVAILABILITY OF WATER TO THIS DEVELOPMENT

 HEALTH OFFICER
DATE 3/27/2025

TRANSPORTATION AND LAND SERVICES

EXAMINED AND APPROVED THIS 26th DAY OF March, 2025

 DOUGLAS COUNTY ENGINEER
DATE March 26, 2025

LAND SERVICES

 DIRECTOR
DATE March 26, 2025

TREASURER'S CERTIFICATE

I, HEREBY CERTIFY THAT ALL TAXES AND ASSESSMENTS WHICH HAVE BEEN LEVIED AND BECOME CHARGEABLE AGAINST SAID PROPERTY FOR 2025 AND PRECEDING YEARS HAVE BEEN PAID, SATISFIED AND DISCHARGED, AND THAT ANTICIPATED TAXES IN THE AMOUNT OF 1076.45 FOR 2025 HAVE BEEN DEPOSITED WITH THE DOUGLAS COUNTY TREASURER THIS 26 DAY OF March, 2025.

 DOUGLAS COUNTY TREASURER
DATE 3-28-25

AUDITOR'S CERTIFICATE

FEE \$458.50

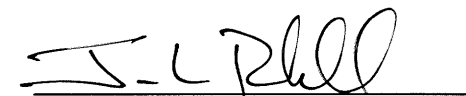
FILED FOR RECORD THIS 28 DAY OF March, 2025 AT 11:06 A.M.
IN BOOK N/A, PAGE N/A OF PLATS AT THE REQUEST OF JESSE LEE REDELL.

 DEPUTY
 COUNTY AUDITOR

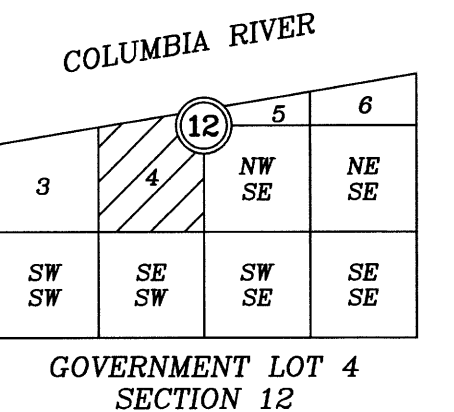
3274353
AUDITORS NO.

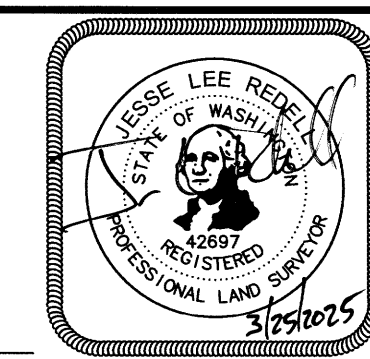
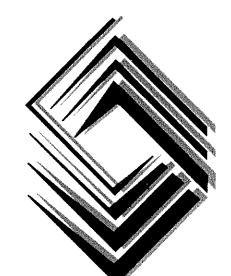
SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER BY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF DAVID DUFENHORST ON THIS 25th DAY OF MARCH, 2025. I HEREBY CERTIFY THAT THIS MAP OF ROCKY POND RESORT RESIDENCES SUBDIVISION P-2022-08 IS BASED UPON AN ACTUAL SURVEY OF THE PROPERTY HEREIN DESCRIBED; THAT THE BEARINGS AND DISTANCES ARE CORRECTLY SHOWN; THAT ALL INFORMATION REQUIRED BY THE WASHINGTON UNIFORM COMMON INTEREST OWNERSHIP ACT IS SUPPLIED HEREIN; AND THAT ALL HORIZONTAL AND VERTICAL BOUNDARIES OF THE UNITS, (1) TO THE EXTENT DETERMINED BY THE WALLS, FLOORS, OR CEILINGS THEREOF, OR OTHER PHYSICAL MONUMENT, ARE SUBSTANTIALLY COMPLETE IN ACCORDANCE WITH SAID MAP, OR (2) TO THE EXTENT SUCH BOUNDARIES ARE NOT DEFINED BY PHYSICAL MONUMENTS SUCH BOUNDARIES ARE SHOWN ON THE MAP.


JESSE LEE REDELL
PROFESSIONAL LAND SURVEYOR
PLS # 42697

T. 26 N., R. 21 E., W.M.,



Sheet 1 OF 8	Job No : 20122	Rocky Pond Resort Residences LLC 116 Orchard Place Orondo, Wa. 98843	ROCKY POND RESORT RESIDENCES SUBDIVISION P-2022-08 A COMMON INTEREST PLAT COMMUNITY T. 26 N. R. 21 E.W.M. PORTION OF GOVERNMENT LOT 4 SECTION 12 DOUGLAS COUNTY, WASHINGTON	A.F.N. <u>3274353</u>			COMPLETE DESIGN INC. "Construction Design Specialists" PO Box 1914 Wenatchee, WA. 98807 www.completedesign.com contact@completedesign.com 509.662.3699	
	Issue							Drawn Date
	FINAL MYLAR							3.25.2025 JLR
20122_V_FP-S.DWG								