

PLAT OF:
SUTTON 2 - PHASE 2

P-2020-08

A PORTION OF LOT 2, TOM MATHISON SHORT PLAT NO. 2000-01 AND LOTS 33, 49, 50 AND 51, EAST WENATCHEE LAND COMPANY'S PLAT OF SEC. 13,
WITHIN THE SE 1/4 OF SEC. 13, T.22N., R.20E.W.M., DOUGLAS COUNTY, WA

PHASE 2

LOT 70
645792 S.F.

FUTURE DEVELOPMENT OF THIS LOT 70 SITE WILL REQUIRE CREATION OF
OPEN SPACE/RECREATION AREA. SEE NOTE 7 ON SHEET 1.

LINE TABLE

L-1 S 83°15'33" E 32.73'
L-2 N 89°43'18" E 10.00'
L-3 N 68°18'31" E 10.96'

7' UTILITY EASEMENT

S 44°25'13" W 35.53'

N 89°43'18" E 10.96'

5' UTILITY EASEMENT

GRANTED HEREBY

6TH STREET SE.

ACCEPTED S.1/16

CORNER SEC. 13 -

FOUND 3" BRASS CAP

IN A MONUMENT CASE

PORTION OF SEWER

EASEMENT WITHIN

PUBLIC RIGHT-OF-WAY

RELINQUISHED

HEREBY PER

LANGUAGE IN A.F.N.

3189937

7' UTILITY EASEMENT

GRANTED HEREBY

LOT 1

REBAR & CAP LS 22963

IN A MONUMENT CASE

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IN A MONUMENT CASE

SHEET 4 OF 5

PROFESSIONAL LAND SURVEYING &
LAND USE CONSULTING

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48dnorth.com



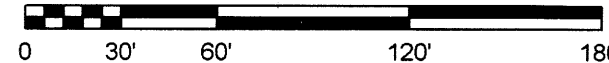
ACCESS TO SOUTH KENTUCKY
AVENUE FOR INDIVIDUAL LOTS 52
& 53 CREATED WITHIN THIS
SUBDIVISION IS PROHIBITED. A 1'
NON-VEHICULAR EASEMENT
WITHIN, ALONG AND ADJOINING
THE FRONTAGE OF LOTS 52 & 53
WITH SOUTH KENTUCKY AVENUE
IS GRANTED HEREBY

ACCEPTED SE.
CORNER SEC. 13 -
FOUND 3" BRASS CAP
IN A MONUMENT CASE



GRID NORTH

SCALE: 1" = 60'



A.F.N.: 3275218

LEGEND/ABBREVIATIONS

- FOUND MONUMENT AS NOTED
- FOUND REBAR AND CAP LS 24228, LS 22963, OR ILLEGIBLE CAP
- COMPUTED POINT
- SET OR PREVIOUSLY SET PLASTIC CAP LS 37543 ON 5/8" REBAR AT LOT CORNER OR AT 10.00' OFFSET FROM TRUE LOT CORNER ON LOT LINE, OR AS NOTED
- SET OR PREVIOUSLY SET 5/8" REBAR AND 2" ALUMINUM CAP LS 37543 IN A MONUMENT CASE
- [] RECORD DATA PER LANDLINE SURVEYORS R.O.S., B.L.A. OR SUTTON PLACE REFERENCED HEREON. BEARING AND/OR DISTANCE SHOWN IN COMPARISON WITH DATA COMPILED FOR THIS SURVEY, OR ACCEPTED.
- () RECORD DATA PER KENTUCKY COURT REFERENCED HEREON. BEARING AND/OR DISTANCE SHOWN IN COMPARISON WITH DATA COMPILED FOR THIS SURVEY, OR ACCEPTED.
- A.P.N. ASSESSOR'S PARCEL NUMBER
- A.F.N. AUDITOR'S FILE NUMBER
- B.L.A. BOUNDARY LINE ADJUSTMENT
- R.O.S. RECORD OF SURVEY
- R.O.W. RIGHT OF WAY
- E.W.L.CO. EAST WENATCHEE LAND COMPANY
- (XXXX) LOT STREET ADDRESS

CURVE DATA

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	75.00'	86.78'	82.02'	N 33°23'42" W	66°17'33"
C2	125.00'	144.63'	136.69'	N 33°23'41" W	66°17'33"
C3	225.00'	28.07'	28.05'	S 86°17'52" E	7°08'49"
C4	225.00'	63.55'	63.34'	N 74°37'58" W	16°10'59"
C5	175.00'	71.26'	70.77'	S 78°12'22" E	23°19'48"
C6	225.00'	29.46'	29.44'	S 70°17'06" E	7°30'10"
C7	225.00'	59.34'	59.16'	N 81°35'28" W	15°06'35"
C8	225.00'	4.45'	4.45'	N 89°42'44" W	1°07'57"
C9	175.00'	16.81'	16.81'	S 89°17'10" E	5°30'19"
C10	175.00'	55.71'	55.47'	S 81°09'31" E	18°14'23"
C11	75.00'	40.88'	40.38'	N 52°16'38" W	31°13'59"
C12	125.00'	68.14'	67.30'	S 52°16'38" E	31°13'59"
C13	175.00'	51.18'	51.00'	S 76°16'19" E	16°45'22"
C14	175.00'	16.39'	16.39'	N 87°20'00" W	5°22'00"
C15	125.00'	36.46'	36.33'	S 76°14'58" E	16°42'40"
C16	125.00'	11.81'	11.80'	N 87°18'39" W	5°24'42"
C17	20.00'	31.41'	28.28'	N 44°44'11" E	89°58'13"
C18	100.00'	117.07'	110.50'	S 34°21'21" E	67°04'34"