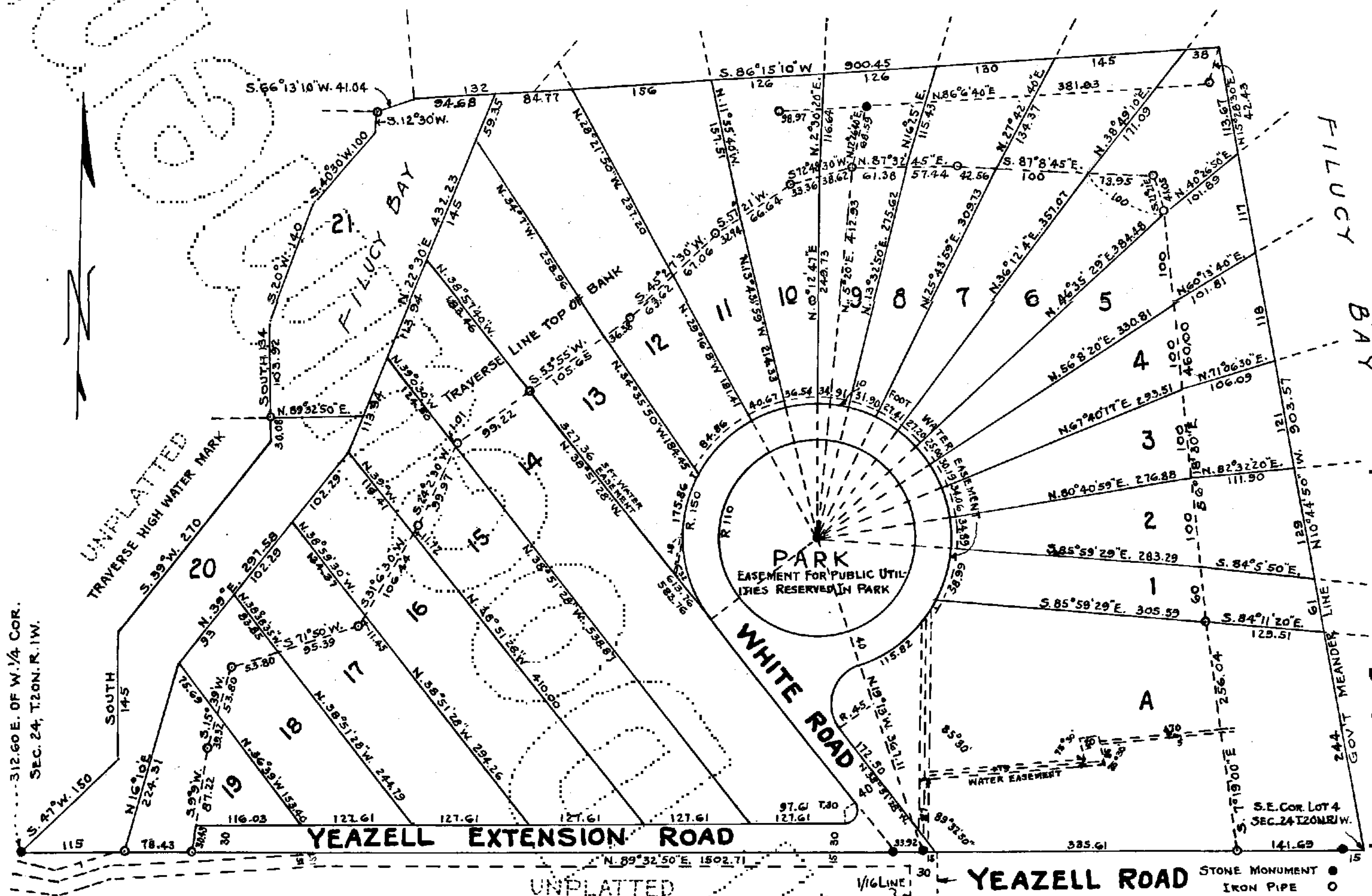


CONBOY BEACH

SHEET 1 OF 2 SHEETS

SCALE 1 INCH = 100 FT.



THIS IS TO CERTIFY THAT WE JOHN CONBOY AND HAZEL N. CONBOY, HUSBAND AND WIFE NOW AND AT ALL TIMES SINCE ACQUIRING THE LAND HEREIN DESCRIBED, SOLE OWNERS OF LAND DESCRIBED AS FOLLOWS:

BEGINNING 312.60 FEET EAST OF SOUTHWEST CORNER OF LOT FOUR 4, SECTION TWENTY-FOUR 24, TOWNSHIP TWENTY 20 NORTH, RANGE ONE 1 WEST OF WILLAMETTE MERIDIAN IN PIERCE COUNTY, WASHINGTON, RUNNING THENCE NORTHERLY ALONG HIGH WATER MARK OF FILUCY BAY TO A POINT 824.2 FEET NORTH OF SOUTH LINE OF SAID LOT 4, THENCE EASTERLY TO THE GOVERNMENT MEANDER LINE OF SAID LOT 4, THENCE EASTERLY AND SOUTHERLY ALONG SAID MEANDER LINE TO SOUTHEAST CORNER OF SAID LOT 4, THENCE WEST TO BEGINNING, EXCEPT YEAZELL EXTENSION ROAD, ALSO ALL TIDE LANDS OF THE SECOND CLASS OWNED BY THE STATE OF WASHINGTON, SITUATE IN FRONT OF, ADJACENT TO OR ABUTTING UPON THAT PART OF LOT 4, SECTION 24, TOWNSHIP 20 NORTH, RANGE 1 WEST, WILLAMETTE MERIDIAN, MEASURED ALONG THE MEANDER LINE AS FOLLOWS: BEGINNING AT THE WEST MEANDER CORNER OF THE NORTH LINE OF SAID SECTION 24 AND RUNNING THENCE SOUTH 26° 39', WEST 7.77 CHAINS, SOUTH 32° 30', WEST 12.65 CHAINS, NORTH 89°, WEST 6.05 CHAINS, SOUTH 27° 30', EAST 7.50 CHAINS, SOUTH 3°, EAST 3.00 CHAINS AND NORTH 86°, EAST 2.00 CHAINS TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION, THENCE NORTH 86°, EAST 11.57 CHAINS AND SOUTH 11°, EAST 14.05 CHAINS MORE OR LESS TO THE SOUTH LINE OF SAID LOT 4 AND TERMINAL POINT OF THIS DESCRIPTION WITH A FRONTAGE OF 25.62 LINEAL CHAINS MORE OR LESS, ALL IN PIERCE COUNTY, WASHINGTON, HAVE CAUSED THE SAME TO BE SURVEYED AND PLATTED AS SHOWN HEREON INTO LOTS, ROADS, STREETS AND A PARK TO BE HEREAFTER KNOWN AS CONBOY BEACH AND WE HEREBY DONATE AND DEDICATE TO THE USE OF THE PUBLIC FOREVER, THE ROADS AND STREETS SHOWN HEREON. WE FURTHER CERTIFY THAT WE ARE THE SOLE OWNERS OF THE LAND HEREIN DESCRIBED AND THAT THE SAME IS FREE FROM ALL INCUMBRANCES, INCLUDING TAXES, AND FOR OURSELVES, OUR SUCCESSORS, AND ASSIGNS, WAIVE ALL CLAIMS FOR DAMAGES TO THE PROPERTY INCLUDED IN THE PLAT BY REASON OF ANY CUTS OR FILLS MADE IN THE STREETS OR ROADS SHOWN HEREON IN THE ORIGINAL GRADING OF THE STREETS OR ROADS. THE AREA MARKED PARK SHALL BE OWNED JOINTLY BY THE OWNERS OF THE LOTS SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS THIS 13TH DAY OF OCTOBER, 1946.

BOUNDARY LINE REVISION - AF# 8905120211

JOHN CONBOY /s/

HAZEL N. CONBOY /s/

For reference only, not for re-sale.

CONBOY BEACH
SHEET 2STATE OF WASHINGTON }
COUNTY OF PIERCE } SS

ON THIS 10TH DAY OF OCTOBER, 1946, PERSONALLY APPEARED BEFORE ME JOHN CONBOY AND HAZEL N. CONBOY, HUSBAND AND WIFE TO ME KNOWN TO BE THE PERSONS DESCRIBED IN AND WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST ABOVE WRITTEN.

EGBERT O. BROWN /s/
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON,
RESIDING AT 214 FIDELITY BLDG. TACOMA, WASH.

EGBERT O. BROWN NOTARY PUBLIC
STATE OF WASHINGTON
COMMISSION EXPIRES APRIL 19, 1950

OCTOBER 7, 1946

I HEREBY CERTIFY THAT I HAVE SURVEYED THE LAND HEREIN DESCRIBED, THAT THIS MAP IS CORRECT AND THAT MONUMENTS HAVE BEEN SET AS SHOWN HEREON.

D. H. WHITE /s/
REGISTERED CIVIL ENGINEER AND LAND SURVEYOR
NO. 219 RENEWAL E-653
D. H. WHITE PROFESSIONAL ENGINEER
REGISTERED
STATE OF WASHINGTON

APPROVED OCTOBER 21ST 1946

PIERCE COUNTY PLANNING COMMISSION

/s/ G. A. PENNINGTON PRESIDENT
/s/ R. E. MC MASTER SECRETARY

APPROVED OCT. 15, 1946

LESTER M. COREY /s/
COUNTY ENGINEER

LESTER M. COREY PROFESSIONAL ENGINEER
REGISTERED
STATE OF WASHINGTON

APPROVED OCT. 26TH 1946

/s/ THEO. L. DE BORD
PROSECUTING ATTORNEY

APPROVED NOV. 12TH 1946

BOARD OF COUNTY COMMISSIONERS OF PIERCE COUNTY, WASHINGTON.

R. F. GLEASON /s/ CHAIRMAN
HARVEY O. SCOFIELD /s/
PAUL NEWMAN /s/
COMMISSIONERS

COMMISSIONERS COURT
PIERCE CO. WASHINGTON

TACOMA OCT. 25TH 1946

I HEREBY CERTIFY THAT ALL STATE AND COUNTY TAXES WHICH HAVE BEEN LEVIED AND BECOME A CHARGE ON THE LAND HEREIN DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED.

L. R. JOHNSON /s/
TREASURER OF PIERCE COUNTY, WASHINGTON.
BY _____ DEPUTY

OFFICIAL SEAL
TREASURER
PIERCE COUNTY WASHINGTON

FILED AND RECORDED AT REQUEST OF D. H. WHITE THIS 15TH DAY OF NOV. 1946 AT 23 MINUTES PAST 3 O'CLOCK A.M. ON PAGE 82, VOLUME 13 OF RECORD OF PLATS.

J. E. FORD
PIERCE COUNTY AUDITOR

1432121

BY / CLARE RADEK DEPUTY

SEAL
COUNTY AUDITOR
PIERCE COUNTY WASHINGTON

PROTECTIVE COVENANTS

- (A) ALL LOTS IN THE TRACT SHALL BE KNOWN AND DESCRIBED AS INDIVIDUAL PRIVATE RESIDENTIAL LOTS.
- (B) NO BUILDING SHALL BE CONSTRUCTED LESS THAN 50 FEET FROM THE CENTER OF THE BANK ON LOTS A TO 9 INCLUSIVE.
- (C) THE COMMUNITY WATER SUPPLY SHALL BE EQUALLY OWNED AND OPERATED BY EACH AND EVERY INDIVIDUAL PURCHASER WHO SHALL ASSUME SUCH RIGHTS AND RESPONSIBILITY AT THE TIME OF PURCHASE OF THE PROPERTY. EACH OWNER SHALL INSTALL A STANDARD TYPE OF WATER METER AT HIS OWN EXPENSE AT THE TIME OF CONNECTING ONTO THE MAIN AND SHALL PAY THEIR SHARE OF THE EXPENSE IN PROPORTION TO THE AMOUNT OF WATER USED. WATER OF SAID COMMUNITY WATER SUPPLY TO BE FOR HOUSEHOLD USE ONLY; ANY OTHER USE SHALL NOT BE PERMITTED, EXCEPT BY WRITTEN CONSENT OF ALL OTHER OWNERS.
- NO FURTHER WATER DEVELOPMENT SHALL BE PERMITTED UPON THE EASEMENT AS SHOWN UPON THE PLAT, EXCEPT THAT NO RESTRICTION SHALL BE PLACED UPON THE MAINTAINANCE AND REPAIR OF THE EXISTING SYSTEM.
- (D) NO NOXIOUS OR OFFENSIVE TRADE OR ACTIVITY SHALL BE CARRIED ON UPON ANY LOT NOR SHALL ANYTHING BE DONE THEREON WHICH MAY BE OR BECOME AN ANNOYANCE OR NUISANCE TO THE NEIGHBORHOOD.
- (E) ALL SEWAGE DISPOSAL SHALL BE BY MEANS OF SEPTIC TANKS AND TILE DISPOSAL FIELDS, IN ACCORDANCE WITH THE REGULATIONS OF THE STATE OF WASHINGTON DEPARTMENT OF PUBLIC HEALTH, AND THE LOCAL AUTHORITY.
- (F) NO PERSONS OF ANY RACE OTHER THAN THE WHITE OR CAUCASIAN RACE SHALL USE OR OCCUPY ANY BUILDING OR ANY LOT, EXCEPT THAT THIS COVENANT SHALL NOT PREVENT OCCUPANCY BY DOMESTIC SERVANTS OF A DIFFERENT RACE DOMICILED WITH AN OWNER OR TENANT.

APPROVED OCT. 8, 1946 D. H. WHITE /s/

D. H. WHITE PROFESSIONAL ENGINEER
REGISTERED
STATE OF WASHINGTON

For reference only, not for re-sale.