

WM. TWIGG'S ADDITION TO NORTH BEACH

IN SEC 35, T. 28 N. R. 3 E. W. M.

KING COUNTY, WASHINGTON.

SCALE: 1" = 50'

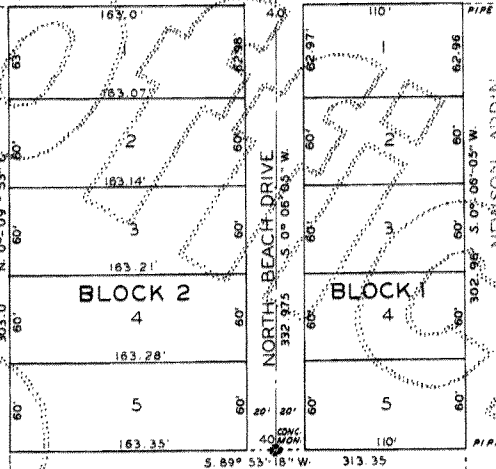
NORTH

BEACH

WEST 95TH STREET

STREET

T.C. TIEDEMAN UNPLATTED



DESCRIPTION

THE E 1/2 OF THAT PORTION OF THE N 1/2 OF THE N.W. 1/4 OF THE N.E. 1/4 OF THE S.W. 1/4 OF SEC 35 T. 28 N. R. 3 E. W. M. LYING EAST OF THE EAST MARGIN OF 28TH AVE. N.W. LESS NORTH 30 FEET DEEDED TO KING COUNTY FOR ROAD PURPOSES

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED, WM. TWIGG, OWNER IN FEE SIMPLE OF THE LAND HEREBY PLATTED, HEREBY DECLARE THIS PLAT AND DEDICATES TO THE USE OF THE PUBLIC FOREVER ALL STREETS, AVENUES AND ALLEYS SHOWN THEREON AND THE USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES; ALSO ALL PARKS, EASEMENTS OR WHAT EVER PUBLIC PROPERTY OR PLACES THERE ARE SHOWN ON THE PLAT FOR THE PURPOSES THEREON INDICATED; ALSO THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS OR FILLS UPON THE LOTS, BLOCKS, TRACTS OR PARCELS OF LAND SHOWN ON THIS PLAT IN THE ORIGINAL REASONABLE GRADING OF ALL STREETS, AVENUES, ALLEYS AND PLACES SHOWN THEREON.

IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HAND AND SEAL THIS 11TH DAY OF MAY A.D. 1940.

WM. TWIGG

ACKNOWLEDGMENT

STATE OF WASHINGTON }
COUNTY OF KING }

THIS IS TO CERTIFY THAT ON THIS 12TH DAY OF MAY, A.D. 1940, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED, WM. TWIGG, TO ME KNOWN TO BE THE PERSON WHO EXECUTED THE FOREGOING DEDICATION, AND WHO ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

C.T. TIEDEMAN
NOTARY PUBLIC IN AND FOR THE STATE
OF WASHINGTON, RESIDING AT SEATTLE



RESTRICTIONS

NO LOT, OR PORTION OF A LOT OF THIS PLAT, EXCEPTING THOSE LOTS WHICH ARE HEREAFTER RESTRICTED TO BUSINESS USE, SHALL BE DIVIDED AND SOLD OR RESOLD, OR OWNERSHIP CHANGED OR TRANSFERRED, WHEREBY THE OWNERSHIP OF ANY PORTION OF THIS PLAT SHALL BE LESS THAN THE AREA REQUIRED FOR THE USE DISTRICT STATED ON THIS PLAT; NAMELY, 6000 SQUARE FEET, NOT LESS THAN 30 FEET WIDTH FOR RESIDENCE USE.

ALL LOTS IN THIS PLAT ARE RESTRICTED TO R. 1 - RESIDENCE DISTRICT USE INCLUDING WHITE PEOPLE ONLY

I HEREBY CERTIFY THAT THE PLAT OF WM. TWIGG'S ADDITION TO NORTH BEACH IS BASED ON ACTUAL SURVEY AND SUBDIVISION OF SEC. 35 T. 28 N. R. 3 E. W. M., THAT THE DISTANCES, COURSES AND ANGLES ARE SHOWN THEREON CORRECTLY; THAT THE MONUMENTS HAVE BEEN SET AND LOT AND BLOCK BOUNDARIES STAVED CORRECTLY ON THE GROUND; THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE STATUTES, AND OF THE REGULATIONS GOVERNING PLATTING.

C.H. LUND
"CERTIFICATE" No. 576 -
RENEWAL No. 28
DATE JAN. 1 - 1940

EXAMINED AND APPROVED THIS 21 DAY OF MAY A.D. 1940

H.W. SISLER
KING COUNTY ROAD ENGINEER

BY DEPUTY COUNTY ROAD ENGINEER

I HEREBY CERTIFY THAT THE PLAT OF WM. TWIGG'S ADDITION TO NORTH BEACH IS DULY APPROVED BY THE KING COUNTY PLANNING COMMISSION THIS 8TH DAY OF JUNE, A.D. 1940.

R.C. TYLER
CHAIRMAN OF THE BOARD
OTWAY PABBLE
SECRETARY
JOSHUA H. VOGEL
PLANNING ENGINEER AND EXECUTIVE OFFICER

UNPLATTED

COVENANT

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED, WM. TWIGG, OWNER IN FEE SIMPLE OF THE LAND HEREBY PLATTED, HEREBY COVENANTS AND AGREES THAT IN CONSIDERATION OF THE ACCEPTANCE AND APPROVAL BY THE PLATTING AUTHORITY OF THIS PLAT WITH CERTAIN STREETS, AVENUES, BOULEVARDS AND HIGHWAYS UNIMPROVED, HE WILL IMPROVE IN THE MANNER REQUIRED BY THE KING COUNTY PLATTING REGULATIONS ANY SUCH STREET, AVENUE, BOULEVARD OR HIGHWAY BEFORE THE SALE OF ANY PIECE OR PARCELS OF LAND ABUTTING ON ANY SUCH STREET, AVENUE, BOULEVARD OR HIGHWAY, OR DEPOSIT A BOND TO INSURE ITS IMPROVEMENT WITHIN ONE YEAR FROM SUCH SALE.

THIS COVENANT TO RUN WITH THE LAND IN THIS PLAT AND TO BE BINDING ON THE PLATTER FOR THE BENEFIT OF ALL SUCH PURCHASERS.

IN WITNESS WHEREOF HE HAS HEREUNTO SET HIS HAND AND SEAL THIS 11TH DAY OF MAY, A.D. 1940

EXAMINED AND APPROVED THIS 22 DAY OF JUNE, A.D. 1940

JACK TAYLOR
CHAIRMAN, BOARD OF THE COUNTY
COMMISSIONERS

ATTEST: EARL MILLIKIN
CLERK, BOARD OF KING COUNTY COMMISSIONERS
BY: MARION KEELE
DEPUTY

3105479

FILED FOR RECORD AT THE REQUEST OF THE KING COUNTY PLANNING COMMISSION THIS 7 DAY OF JUNE, A.D. 1940 AT 42 MINUTES PAST 2 P.M., AND RECORDED IN VOLUME 38 OF PLATS, PAGE 28, RECORDS OF KING COUNTY, WASHINGTON.

EARL MILLIKIN
KING COUNTY AUDITOR
BY A.C. MILLER
DEPUTY COUNTY AUDITOR

