

PRICE'S VALLEY TRACTS

UNPLATTED

DESCRIPTION

PART OF 3/2, 5/2, 1/4, 3/4 - PART OF 1/2, 1/2, 3/4, 3/4 SECTION 16, TOWNSHIP 24 N., R. 1 E., W. 1 W.
BEGINNING AT N.E. CORNER OF 1/2 OF 1/2 OF 1/4, 3/4, 3/4
THENCE N. 89° 09' 20" W. - 810.22 FEET, S. 0° 50' 40" W. - 332.10 FEET, N. 89° 09' 20" W. - 163.22 FEET, S. 0° 50' 40" W. - 339.42 FEET TO SOUTH BOUNDARY OF KITSAP WAY,
THENCE BY THE ARC OF A CURVE WHOSE RADIUS IS 430 FEET THRU 26° 38' OF ANGLE FOR A DISTANCE OF 139.88 FEET, THENCE BY THE ARC OF A CURVE WHOSE RADIUS IS 766.32 FEET THRU 13° 52' OF ANGLE FOR A DISTANCE OF 185.22 FEET, THENCE N. 50° 20' 40" E. 22.54 FEET TO P.C. OF A CURVE TO THE RIGHT WHOSE RADIUS IS 820.22 FEET THRU 15° 00' OF ANGLE FOR A DISTANCE OF 214.67 FEET TO P.T. THENCE N. 65° 20' 40" E. 102.40 FEET TO P.C. OF A CURVE TO THE RIGHT WHOSE RADIUS IS 1470 FEET THRU 0° 48' OF ANGLE FOR A DISTANCE OF 20.51 FEET, THENCE S. 89° 59' E. 315.01 FEET TO E. COR. THENCE N. 1° 21' 35" E. 332.22 FEET TO BEGINNING.
ALSO A TRIP OF LAND 60 FEET IN WIDTH BY 162.88 IN LENGTH EXTENDING FROM WEST END OF KITSAP WAY TO COUNTY ROAD AS A MEANS OF INGRESS AND EGRESS TO AND THRU THIS PLAT OF PRICE'S VALLEY TRACTS

I HEREBY CERTIFY THAT THE PLAT OF PRICE'S VALLEY TRACTS IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 16 OF TOWNSHIP 24 N., R. 1 E., W. 1 W., THAT THE DISTANCES AND COURSES OF ANGLES ARE SHOWN THEREIN CORRECTLY, THE MONUMENTS HAVE BEEN SET AND ALL LOT AND BLOCK CORNERS HAVE BEEN STAKED ON THE GROUND.



I, Rina M. Osburn TREASURER OF KITSAP COUNTY WASHINGTON HEREBY CERTIFY THAT ALL TAXES ON THE ABOVE PROPERTY ARE FULLY PAID UP TO AND INCLUDING THE YEAR 1942.

APPROVED BY THE BOARD OF COUNTY COMMISSIONERS THIS 15TH DAY OF Dec. 1941 A.D.

ATTEST: Handell R. Vaa CHAIRMAN BOARD OF COUNTY COMMISSIONERS.
Auditor and Clerk of the Board of County Commissioners.

FILED FOR RECORD AT THE REQUEST OF H. H. Price ON December 18 1941 AT 08 MINUTES PAST 3 P.M. AND RECORDED IN VOL. 6 OF PLATS Page 48 RECORDS OF KITSAP COUNTY, WASHINGTON

Edgar D. Smith COUNTY AUDITOR
By Margaret M. Pherson, Deputy

ACKNOWLEDGMENT

STATE OF WASHINGTON) ss.
COUNTY OF KITSAP) ss.
THIS IS TO CERTIFY THAT ON THE 15TH DAY OF SEPTEMBER, 1941 A.D. BEFORE ME THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED W.H. PRICE, AND FRANCES PRICE, HIS WIFE AND F.E. LANGER, AS PRESIDENT OF THE FIRST NATIONAL BANK OF BOULDER, MORTGAGEE, TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE FOREGOING DEDICATION AND ACKNOWLEDGED TO ME THAT THEY SIGNED AND SEALED 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 SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

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

APPROVED BY ME THIS 15 DAY OF December 1941 A.D.

John H. Patterson COUNTY ENGINEER

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED, W.H. PRICE AND FRANCES PRICE HUSBAND AND WIFE, AND F.E. LANGER, MORTGAGEE, OWNERS IN FEE SIMPLE OF THE LAND HEREBY PLATTED, HEREBY DECLARE THIS PLAT AND DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS, AVENUES, PLACES, AND SEWER EASEMENTS OR WHATEVER PUBLIC PROPERTY THERE IS SHOWN ON THE PLAT AND THE USE THEREOF FOR ANY AND ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES, ALSO THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS, BLOCKS, TRACTS, PLACES, SHOWN HEREON; ALSO THE RIGHT TO DRAIN ALL STREETS OVER AND ACROSS ANY LOT OR LOTS WHERE WATER MIGHT TAKE A NATURAL COURSE AFTER THE STREET OR STREETS ARE GRADED.

ALL LOTS, TRACTS, OR PARCELS OF LAND IN THIS PLAT ARE SUBJECT TO AND SHALL BE SOLD ONLY UNDER THE FOLLOWING RESTRICTIONS: OWNERSHIP AND OCCUPANCY SHALL BE LIMITED TO MEMBERS OF THE CAUCASIAN RACE; NO PERMANENT STRUCTURE OR BUILDING SHALL BE CONSTRUCTED ON ANY LOT, TRACT OR PARCEL OF THIS PLAT OR ADJOINING PROPERTY CLOSER THAN 20 FEET TO THE MARGIN OF ANY STREET OR ROAD; NO LOT, TRACT OR PORTION OF A LOT OR TRACT OF THIS PLAT SHALL BE DIVIDED AND SOLD, OR RESOLD, OR OWNERSHIP CHANGED WHEREBY THE OWNERSHIP OF ANY PORTION OF THIS PLAT SHALL BE LESS THAN 3,000 SQUARE FEET, OR LESS THAN 40 FEET AT ITS NARROWEST PART AND NO CORNER LOT SHALL BE LESS THAN 3,750 FEET, OR LESS THAN 50 FEET AT ITS NARROWEST PART OR ANY OWNERSHIP LEFT WITH OUT BORDERING ON A STREET

W H Price

Frances Price

Fred National Bank of Boulder
F. E. Langer, President

