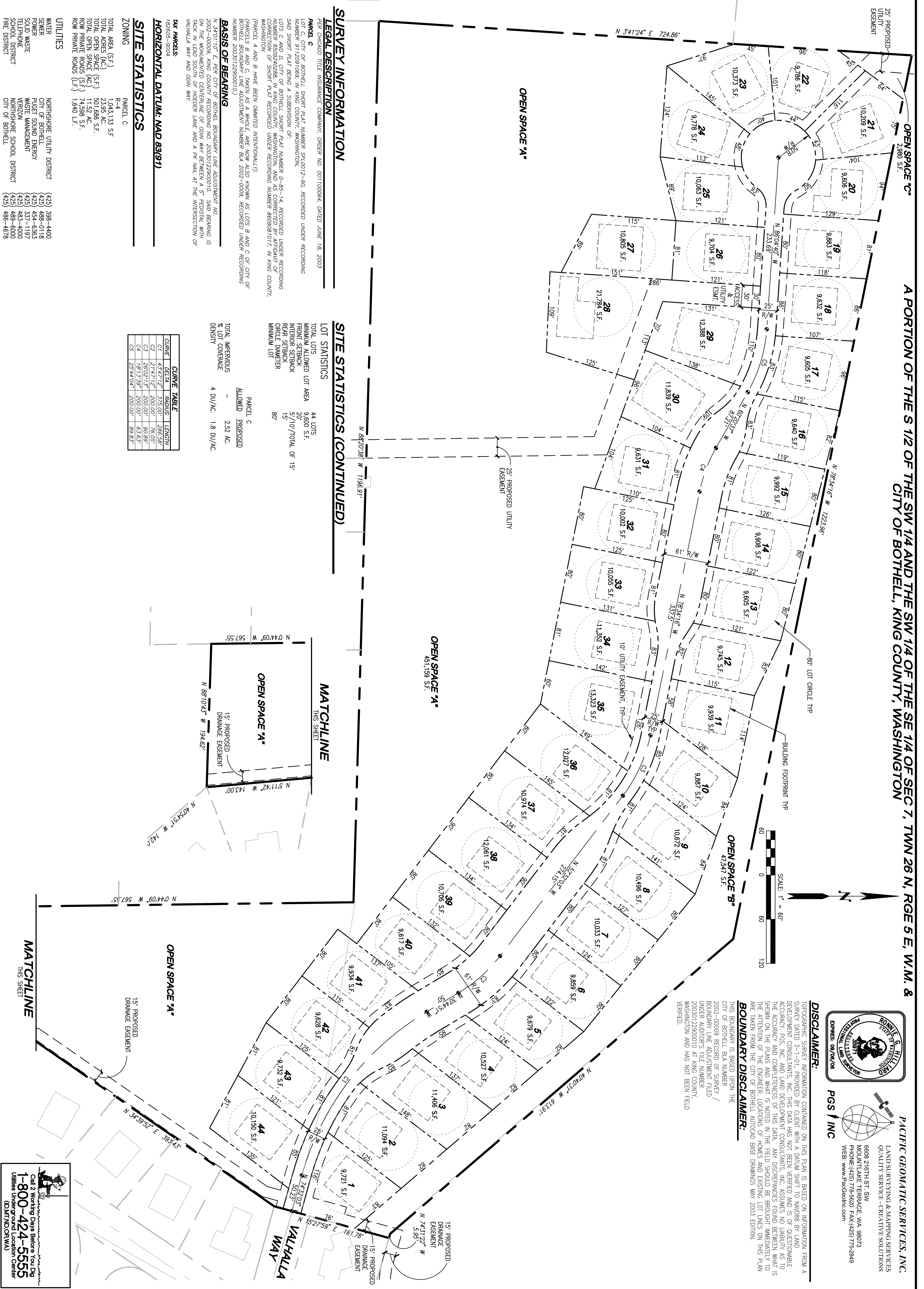


A PORTION OF THE S 1/2 OF THE SW 1/4 AND THE SW 1/4 OF THE SE 1/4 OF SEC 7, T2N 26 N, R5E 5 E, W.M. & CITY OF BOTHELL, KING COUNTY, WASHINGTON



SURVEY INFORMATION

LEGAL DESCRIPTION
 PER CHICAGO TITLE INSURANCE COMPANY, ORDER NO. 007100864, DATED JUNE 18, 2003
PARCEL C
 LOT 44 OF CITY OF BOTHELL SHORT PLAT NUMBER SP0012-90, RECORDED UNDER RECORDING NUMBER 9112091089, IN KING COUNTY, WASHINGTON, SAID SHORT PLAT BEING A SUBDIVISION OF: LOTS C AND D, CITY OF BOTHELL SHORT PLAT NUMBER D-85-14, RECORDED UNDER RECORDING NUMBER 8509240288, IN KING COUNTY, WASHINGTON, AND AS CORRECTED BY AFFIDAVIT OF CORRECTION OF SHORT PLAT RECORDED UNDER RECORDING NUMBER 8609081017, IN KING COUNTY; (PARCELS A AND B HAVE BEEN QUARANTERED INTENTIONALLY); (PARCELS B AND C TAKEN AS A WHOLE ARE NOW ALSO KNOWN AS LOTS B AND C OF CITY OF BOTHELL BOUNDARY LINE ADJUSTMENT NUMBER BIA 2002-0009, RECORDED UNDER RECORDING NUMBER 20030122900010.)

TAX PARCELS
 189695-8004
HORIZONTAL DATUM: NAD 83(91)

SITE STATISTICS

ZONING
 PARCEL C
 R-4
 TOTAL AREA (S.F.) 1043,133 S.F.
 TOTAL OPEN SPACE (S.F.) 501,986 S.F.
 TOTAL OPEN SPACE (AC.) 11.52 AC.
 ROW PRIVATE ROADS (S.F.) 74,598 S.F.
 ROW PRIVATE ROADS (L.F.) 1,540 L.F.

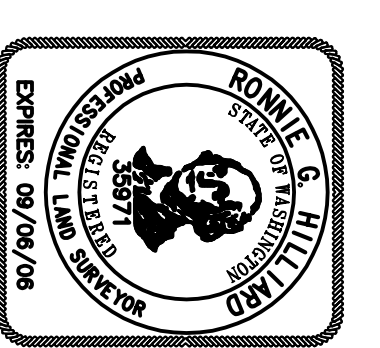
UTILITIES
 WATER NORTHSHORE UTILITY DISTRICT (425) 398-4400
 SEWER CITY OF BOTHELL (425) 488-0118
 POWER PIJETS SOUND ENERGY (425) 454-6363
 SOLID WASTE WASTE MANAGEMENT (425) 337-1197
 TELEPHONE VERIZON (425) 483-4000
 SCHOOL DISTRICT NORTHSHORE SCHOOL DISTRICT (425) 489-6000
 FIRE DISTRICT CITY OF BOTHELL (425) 486-4678

SITE STATISTICS (CONTINUED)

LOT STATISTICS
 TOTAL LOTS 44 LOTS
 MINIMUM ALLOWED LOT AREA 9,600 S.F.
 FRONT SETBACK 20'
 INTERIOR SETBACK 5'/10'/TOTAL OF 15'
 REAR SETBACK 15'
 CIRCLE DIAMETER 80'
 MINIMUM LOT

CURVE	DELTA	CHORD	LENGTH
C1	4.5172°	3,920.00'	189.58'
C2	21.4271°	2,000.00'	76.05'
C3	26.0213°	2,000.00'	90.89'
C4	18.1339°	2,000.00'	63.63'
C5	25.4410°	2,000.00'	89.83'

ALLOWED DENSITY
 PARCEL C
 PROPOSED 2.52 AC.
 TOTAL IMPERVIOUS % LOT COVERAGE 4 DU/AC.
 PROPOSED 1.8 DU/AC.



PACIFIC GEOMATIC SERVICES, INC.
 LAND SURVEYING & MAPPING SERVICES
 QUALITY SERVICE - CREATIVE SOLUTIONS
 8608 216TH ST. SW
 MOUNTLAKE TERRACE, WA 98073
 PHONE: (425) 778-5820 FAX: (425) 775-2849
 WEB: www.PGeoInc.com

DISCLAIMER:
 GEOGRAPHIC SURVEY INFORMATION CONTAINED ON THIS PLAN IS BASED ON INFORMATION FROM A SOURCE PROVIDED BY THE CLIENT. THE DATA HAS NOT BEEN VERIFIED AND IS OF QUESTIONABLE ACCURACY. PGS, INC. AND LAND DEVELOPMENT CONSULTANTS, INC. ASSUMES NO LIABILITY AS TO THE ACCURACY AND COMPLETENESS OF THIS DATA. ANY DISCREPANCIES FOUND BETWEEN WHAT IS SHOWN ON THE PLANS AND WHAT IS NOTED IN THE FIELD SHOULD BE BROUGHT IMMEDIATELY TO THE ATTENTION OF THE ENGINEER. LOCATIONS OF HOMES AND EXISTING LOT LINES ON THIS PLAN ARE TAKEN FROM THE CITY OF BOTHELL AUTOCAD BASE DRAWINGS MAY 2003 EDITION.

BOUNDARY DISCLAIMER:
 THIS BOUNDARY IS BASED UPON THE CITY OF BOTHELL BIA NUMBER 2002-0009, RECORDED UNDER RECORDING NUMBER 20030122900010 AT KING COUNTY, WASHINGTON AND HAS NOT BEEN FIELD VERIFIED.

Call 2 Working Days Before You Dig
1-800-424-5555
 Unless Underground Location Center
 (CDMINDORWA)

<p>WAYNE GOLF ESTATES, L.L.C. WAYNE GOLF ESTATES PHASE I (PARCEL C) PRELIMINARY PLAT PLAN</p>		<p>LDC Land Development Consultants, Inc. Planning • Civil Engineering • Project Management 14201 NE 200th St., #100 Woodinville, Washington 98072 Voice: 425-806-1869 www.LDCcorp.com Fax: 425-482-2893</p>		<p>REVISIONS</p> <table border="1"> <thead> <tr> <th>NO.</th> <th>DATE</th> <th>DESCRIPTION</th> <th>BY</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>03-12-04</td> <td>RESPONSE TO CITY D.O.I. DATED 12-12-04</td> <td>FLL</td> </tr> <tr> <td>2</td> <td>11-01-04</td> <td>RESPONSE TO CITY LETTER DATED 08-09-04</td> <td>MEV</td> </tr> <tr> <td>3</td> <td>5-04-06</td> <td>RESPONSE TO CITY LETTER DATED 5-05-05</td> <td>BGT</td> </tr> </tbody> </table>	NO.	DATE	DESCRIPTION	BY	1	03-12-04	RESPONSE TO CITY D.O.I. DATED 12-12-04	FLL	2	11-01-04	RESPONSE TO CITY LETTER DATED 08-09-04	MEV	3	5-04-06	RESPONSE TO CITY LETTER DATED 5-05-05	BGT
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