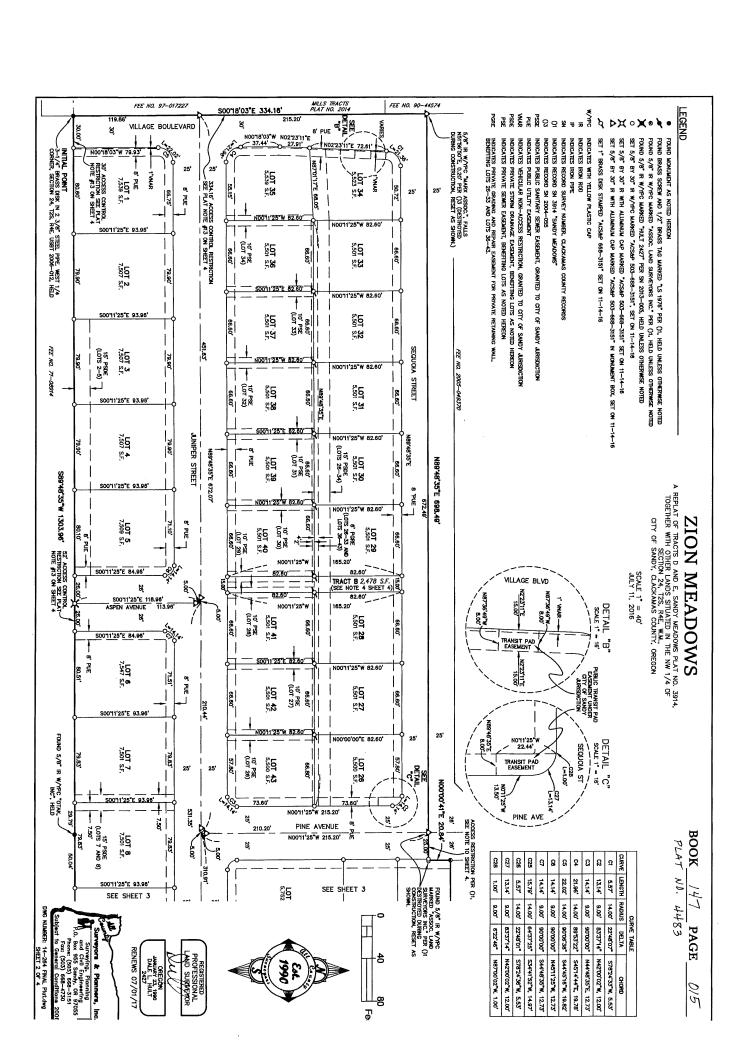


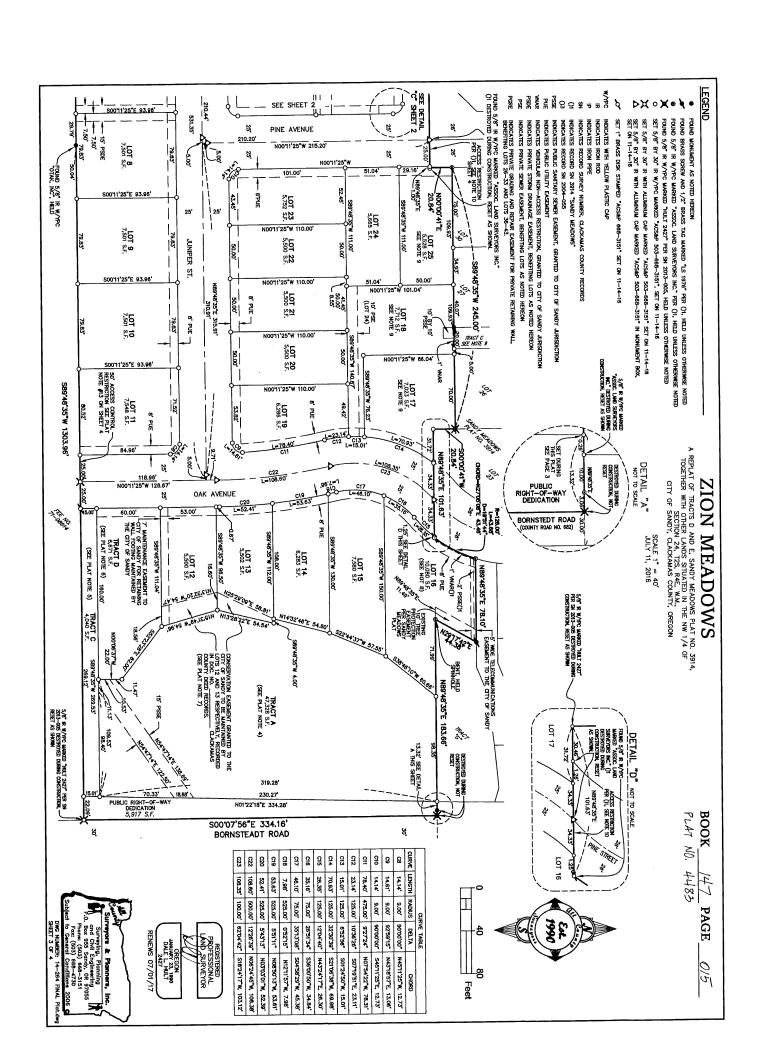
ZION MEADOWS

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PLAT NO. 4483





PLAT NOTES

1. This plat is subject to conditions of approval as stated in the city of sandy planning file no. 15—008 sub/yar.

2. This plat is subject to any applicable restrictions and/or easements created in the plat (sandy meadows).

A. TRACT A IS CONVEYED TO THE ZON MECADONE HAME OWNERS ASSOCIATION RECORDED AS DOCUMENT NUMBER 2013 - CUEL DOCUMENT ASSOCIATION S. SIREEST TO A. NONEXCLUSIVA ROLL NO THE COMMON ASSOC. TO REPORT OF ALL LOTS AND A. CONSERVATION ASSOC. TO REPORT OF ALL LOTS AND A. CONSERVATION CONSTRUCTION OF SANDY RECORDED AS DOCUMENT NO. THE COMMON ASSOC. TO RECORDED AS DOCUMENT NO. THE COMMON ASSOC. TO RECORD AS DOCUMENT NO. THE COMMON ASSOC. TO RECORD AS DOCUMENT NO. THE COMMON ASSOC. THE CONTROL RECORDS AND A. PUBLIC STRANMATER EASEMENT, OVER ITS ENTIRET.

4. Tract B is a public pedestrian access tract convered to the city of sandy recorded in document no, <u>zolf4-dislo</u>fclackamas county deed records and is sublect to a public pedestrian access easelent and a private stormwater easelent as shown.

A. TRACT IS COMPETED TO THE CITY OF SAMBY RECORDED IN DOCUMENT NO. 2017—01—210—7— OACKAMAS GUNITY DEED RECORDS, TO BE OMICE NO. MAINTAMED BY THE CITY OF SAMBY FOR A PHIBLIC PERSETTION ACCESSES DASCRIFT AND RIGHT MAINTAMED FOR A PHIBLIC PERSETTION ACCESSES DASCRIFT AND RIGHT AND THE STREET TO A PRINCE CASALITATY SEMER EAST-BET AND PHIBLIC STORM DRAINAGE EAST-BET OVER ITS ENTRETY.

6. TRACT D IS CONNEXED TO THE CITY OF SANDY RECORDED IN DOCUMENT NO. 2013—050.2 CLACKAMAS COUNTY DEED RECORDS, AS A PUBLIC STORMANIER DEFENDION AND MARTER QUALITY FACILITY DE OWNED AND MAINTAINED BY THE CITY OF SANDY.

7. LOTS 12. AND 13. ARE SUBJECT TO A CONSENVATION EASILIEST FRANTED TO THE CITY OF SANDY TO BE MANITABLE BY THE COMPRES OF LOTS 12. AND 13 RESPECTIVELY, RECORDED AS DOCUMENT NUMBER 2017—019162, CLACKAMAS COUNTY DEED RECORDS.

8. Lot 16 is subject to an existing 10 foot tree protection easiment as established by the plat recorded as "sandy meadows", to the city of sandy.

3. PREMOKE OF LOTS 17, 18, AND 26, ARE SUBJECT TO AND EINETH FROM ACCESS AND INJURIES EXPLICITLY ORDS TRACT OF SWAN PRODUCES THAT TO A DESCRIPTION TO AN INJURIES CRIPESS, SWAN JAKE DOWN BERTHAN THE CITY OF SWAN PRODUCES AND ANALYSE POTOMORY AND SWAN PRODUCES AND S

10. ACCESS RIGHTS ARE RESTRICTED ORER THE NORTH, SOUTH AND WEST LINES OF SANDY MEADONS PLAT NO. 3014 LINEST THE CITY OF SANDY AMPISICIONS. HIS RESTRICTIONS SHALL TERMINITE AUTOMATICALLY LIPON THE ACCEPTIANCE OF THE PUBLIC RIGHT OF WAY DEDICATION AND RECORDING OF THIS PLAT, AS EXPRESSED ON NOTE 4 OF SANDY MEADONS PLAT NO. 3914.

THIS PLAT IS SUBJECT TO THE COVENANTS, CONDITIONS AND RESTRICTIONS AS RECORDED FEE NO. 42013—015101 CACKAMAS COUNTY DEED RECORDS.

IZ PER 085 94.73% IF MI PURDACHMENT RESULTS TRAM CONTRICTION, RECONSTRUCTION, RECONSTRUCTION, RECONSTRUCTION, RECONSTRUCTION, RECONSTRUCTION OF THE PART OF THE PURPAGNOCHMENT EXISTS TO THE EXTENT THAT ARY LOT OR COMMENT PROPERTY DESCRIPTION OF THE PURPAGNOCHMENT EXISTS TO THE PURPAGNOCHMENT EXISTS OF THE PURPAGNOCHMENT EXISTS. OR MINISTED THE PURPAGNOCHMENT EXISTS, WILLIAM MECHANISM SHAPE OF THE PURPAGNOCHMENT EXISTS OF THE PURPAGNOCHMENT OF THE P

II. ACCESS FROM MAJACRAT PROPERTIES SYML HE CHARROLLED BY THE OTT OF SANDY BY THE RECORDING OF THIS PLAT. THIS ACCESS CONTROL, WILL BE ALTRAMITICALLY TERMINATED HYPE ACCESSIVANCE OF PUBLIC BRIGHT-OF-WAY DEDICATION OR THE RECORDING OF A PLAT EXTENSIVE THE RECORDING OF A

14. THIS PLAT IS SUBJECT TO A TREE PROTECTION COVENANT RECORDED AS DOCUMENT NO. 2017—_DIS.111_____CLACKAMAS COUNTY DEED RECORDS.

FENCES ARE EITHER ON THE PROPERTY LINE OR NON EXISTENT AT THE TIME OF THIS PLAT

CONSENT AFFIDAVIT

SUBDIVISION PLAT COMEDIT AFFIDAMIS FROM HOMESTREET BANK, A TRUST CHED BENEFICIAY, HAS BEEN EDEGLIED AND RECORDED TO RECORDED AFFIDAMIS FROM HOMESTREET BANK, A TRUST CHED CHED TO THE CHED THE CHED

DECLARATION

WARM ALL HEN BY THESE PRESENTS, THAT LED, LLC IS THE OWNER OF THE LAW DESCRIPTION THE ACCOMPANIES OF THE ACC

ACKNOWLEDGMENT

X

STATE OF OREGON

KNOW ALL HEN BY THESE PRESENTS THAT ON \$\frac{120}{26}\frac{7}{26}\frac{1}{16}

NOTARY SIGNATURE

Tracy Shee Share
NOTATE PUBLIC-OREGON
COMMISSION NO. 19 32024
NY COMMISSION EPPRES: September 3,208

NARRATIVE

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE THE SUBJECT TRACT AS DESCRIBED IN DEED DOC. NO 2015-042438 AND 2016-065766. THE BOUNDUARY RESOLUTION IS PER SUDJE-005. THE BASIS OF BEARING IS ALONG THE SOUTH LINE AS SHOWN.

SURVEYOR'S CERTIFICATE

L DALE, I. HALT, DO HERENY CERTRY THAIT HAVE CORRECTLY SIRVEDE AND MARKED WITH PROPER MONIMENTS THE LAND REPORTED THE ATTOMOSE DAT, ESMA A REPLAT OF STUATED IN THE RAY OF SECURION 24, TEX REAL THOUGHER WITH CHER WANGS COUNTY, OREGON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENSION AT THE NUMBL POINT, THE WEST ONE CHARTER CORNER OF SUD SECTION 24, MONTED TO THE WEST LINES OF SUD SECTION 24, MONTED TO THE WEST LINES OF SUD SECTION 24, MONTED TO THE WEST LINES OF SUD SECTION 24, MONTED TO THE WEST LINES OF SUD SECTION 24, MONTED TO THE WEST LINES OF SUD SECTION 24, MONTED TO THE WEST LINES OF SUB-BELL PROBLEM FOR SUB-BEL

DESCRIBED PARCEL CONTAINS 443,927 SQUARE FEET (10.19 ACRES), MORE OR LESS.

ZION MEADOWS

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PLAT NO. 4483

A REPLAT OF TRACTS D AND E, SANDY MEADOWS PLAT NO. 3914, TOSETHER WITH OTHER LANDS STUATED IN THE NW 1/4 OF SECTION 24, T2S, RAE, W.M., CITY OF SANDY, CLACKAMAS COUNTY, OREGON

SCALE 1" = 80' JULY 11, 2016

APPROVALS

1 20 1

CLACKAMAS COUNTY SURPCINÉ AND CLACKAMAS COUNTY BOARD OF COMMISSIONERS BELEATE PER COUNTY CODE 11.02

ALL TAKES, FEES. ASSESSMENTS OF ONIER CHARGES AS PROVIDED BY O.R.S. 92.095 HAVE BEEN PAID THROUGH

CLACKAMAS COUNTY ASSESSOR, & TAX COLLECTOR THIS, 03 DAY OF MAYCH 1 2017

APPROVED THIS 15t DAY OF MATCH , 2017.

BY 1000200- 1000 DAY OF SANDY BNOWER, CURRAN MOLEOD, INC. Man / Migh

STATE OF OREGON
COUNTY OF CLACKAMAS \$3

I DO HEREBY CERTIFY THAT THE ATTACHED SUBDIVISION WAS RECORDED ON THE 6th DAY OF MIDWICK 20/7

AT O'CLOCK __M.
AS PLAT NUMBER 44 \$ 3 DOCUMENT NO. 2017-015 10 5
SHERRY HALL CLACKAMAS COUNTY CLERK " Aprilant State.

