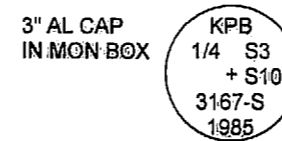
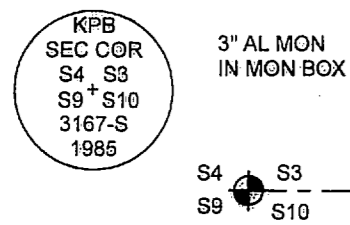
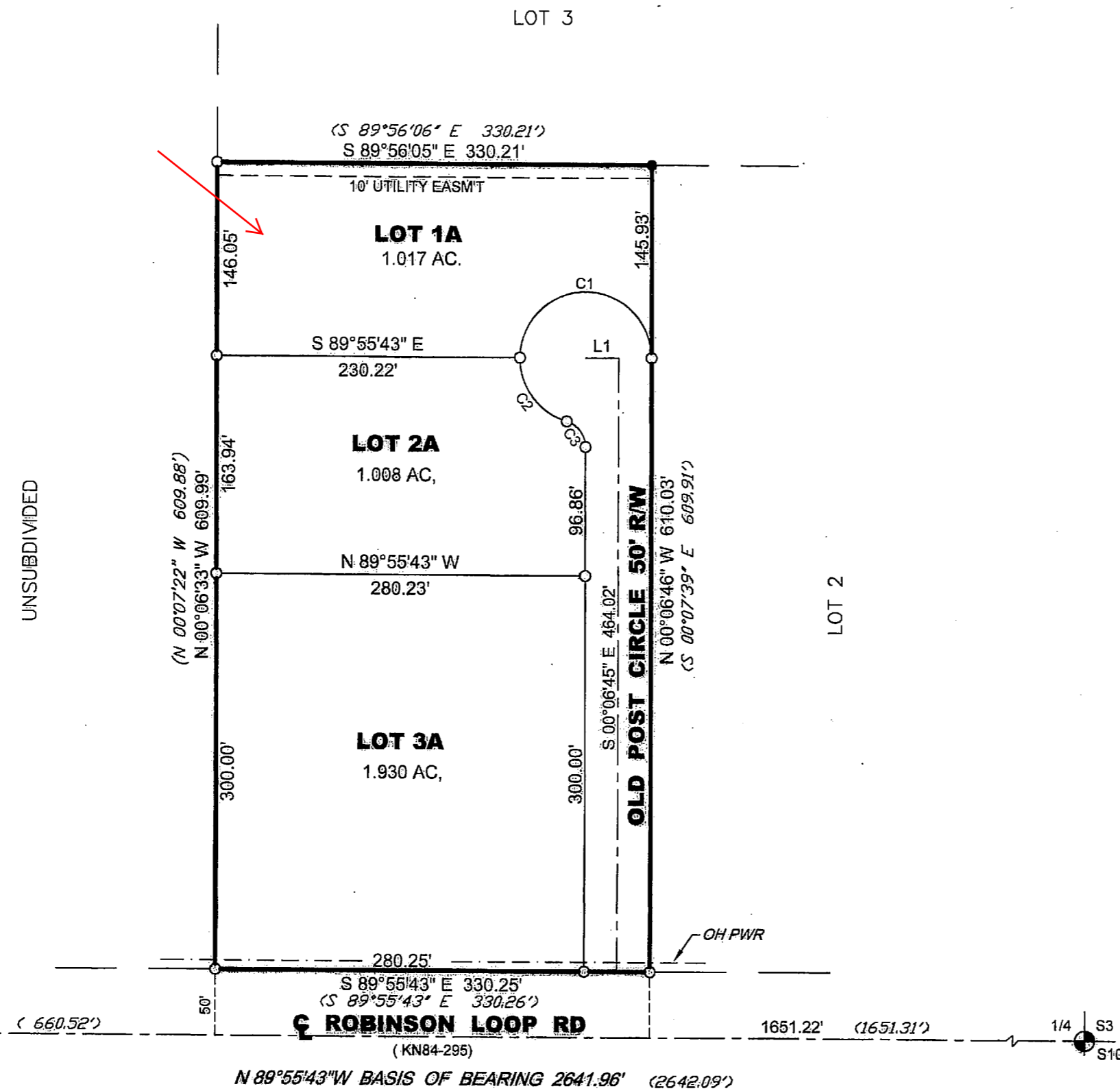
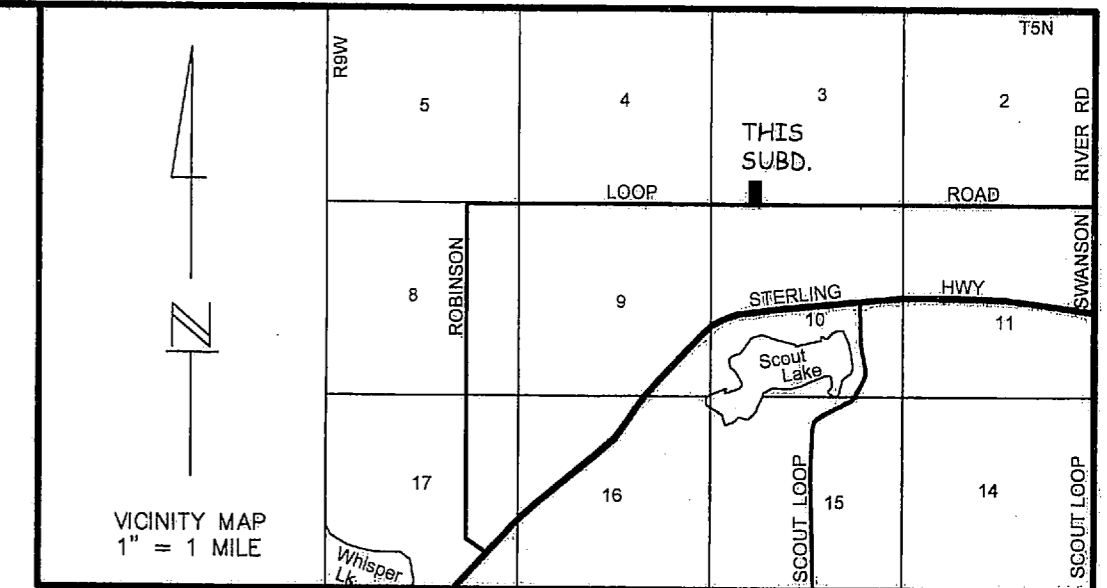
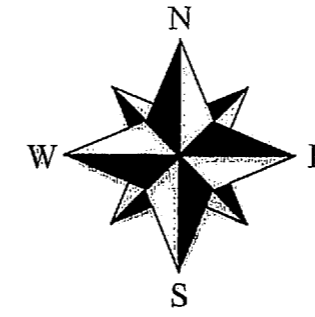


- LEGEND**
- ⊕ Monument Recovered
  - 5/8" Rebar Recovered
  - 5/8" Rebar/Cap Set this Survey
  - ( ) Record Data (KN84-295)



LINE	BEARING	DISTANCE
L1	N.89°53'13" E	25.00'

CURVE	RADIUS	ARC	DELTA	TANGENT	CHORD	CHORD BEARING
C1	50.00'	156.92'	179°48'56"	31052.59'	100.00'	N 89°58'45" E
C2	50.00'	64.21'	73°34'57"	37.39'	59.89'	N 36°43'11" W
C3	20.00'	25.62'	73°23'54"	14.91'	23.90'	S 36°48'43" E

**NOTES**

**BUILDING SET BACK** - A setback of 20' feet is required from all street rights-of-way unless a lesser standard is approved by resolution of the appropriate planning commission.

The front 10 feet of the building setback and the entire setback within 5 feet of the side lot lines is a utility easement.

No permanent structure shall be constructed or placed within a utility easement which would interfere with the ability of a utility to use the easement.

No access to state maintained rights-of-way permitted unless approved by the State of Alaska Department of Transportation.

**WASTEWATER DISPOSAL:** Soil conditions, water table levels, and soils slopes in this subdivision have been found suitable for conventional onsite wastewater treatment and disposal systems serving single family or duplex residences and meeting the regulatory requirements of the Kenai Peninsula Borough. Any other type of onsite wastewater treatment and disposal system must be designed by a professional engineer registered to practice in Alaska, and the design must be approved by the Alaska Department of Environmental Conservation.

*David S. John* CE 6421 7-26-07  
 Engineer License No. Date



**CERTIFICATE OF OWNERSHIP AND DEDICATION**

We hereby certify that we are the owners of the real property shown and described hereon and that we hereby adopt this plan of subdivision and by our free consent dedicate all rights-of-way to public use and grant all easements to the use shown.

*Allen Miller* *Erika P. Miller*  
 ALLEN MILLER ERIKA MILLER  
 PO BOX 3164 ANDERSON, AK 99744-3164

**NOTARY'S ACKNOWLEDGEMENT**

Subscribed and sworn before me this 2nd day of July, 2007.

For *Allen Miller* *Erika Miller*

*Nancy Eholio*  
 Notary Public for Alaska  
 My Commission Expires 5/26/2009

**PLAT APPROVAL**

This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of 2/26/2007.

KENAI PENINSULA BOROUGH  
 By: *Max J. Best*  
 Authorized Official

**RECORDED**

KENAI RECORDING DISTRICT

DATE \_\_\_\_\_ 2007

TIME \_\_\_\_\_ M

REQUESTED BY:  
 WHITFORD SURVEYING

2007-61  
 Kenai REC DIST 20

Date 8/7 2007

Time 11:08 AM

Requested By *Whitford*

Address *Surveying*

**BRUCE SUBDIVISION NO. TWO**

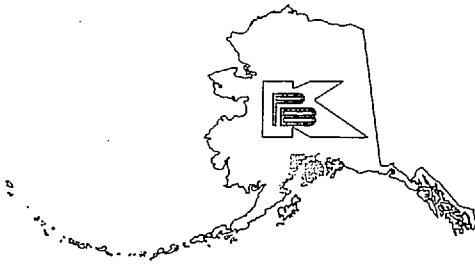
A RE-SUBDIVISION OF LOT 1, BLK 1 - BRUCE SUBDIVISION (KN84-295) LOCATED WITHIN THE SW1/4 SW1/4 SEC. 3, T5N, R9W, SM, AK KENAI PENINSULA BOROUGH 4.624 ACRES

**WHITFORD SURVEYING**  
 PO BOX 4032 - SOLDOTNA, AK 99669  
 (907) 260-9092

SURVEYED: 3/2007 SCALE: 1" = 100'

KPB FILE NO: 2007-051 DWG FILE: BRUCE2

Kenai 2007-61



**KENAI PENINSULA BOROUGH**

144 N. BINKLEY · SOLDOTNA, ALASKA · 99669-7520  
BUSINESS (907) 262-4441 FAX (907) 262-1892

JOHN J. WILLIAMS  
MAYOR

CERTIFICATE OF TAX DEPARTMENT

I, Rhonda K. Krohn, Property Tax and Collections Supervisor for the Kenai Peninsula Borough, do hereby certify that, as of the date of this certificate, all real property taxes levied by the Kenai Peninsula Borough have been paid for the area(s) described as:

Subdivision: BRUCE SUBDIVISION NO TWO

Parcel # 06304712-0

T05N R09W S03 KN0840295 BRUCE SUB Lot 1 Block 1

The following assessments (except assessments for the cities of Homer, Kenai, Seward, Seldovia, and Soldotna) levied against this property are outstanding: none.

Witness my hand and seal this 13th day of July, 2007.

A handwritten signature in cursive script that reads "Rhonda K. Krohn". The signature is written in black ink and is positioned above a horizontal line.

Rhonda K. Krohn  
Property Tax and Collections Supervisor