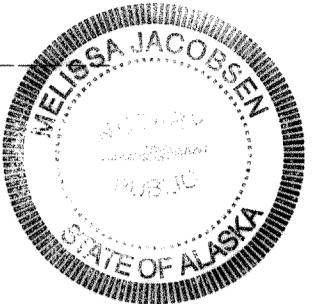


Ownership Certificate

I hereby certify that I am the owner of the real property shown and described hereon and that I 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.

Notary's Acknowledgment
Subscribed and sworn to me before me this 25th day of March, 2006.

for Paul Sayer
Paul Sayer
PO Box 10
Homer AK 99603



Paul Sayer 3-28-06
Date

Notes

- All wastewater disposal systems shall comply with existing applicable laws at the time of construction.
- No permanent structures shall be constructed or placed within an easement which would interfere with the ability of a utility to use the easement.
- A building setback of 20 feet is required from all street rights-of-way unless a lesser standard is approved by the appropriate Planning Commission.
- The front 10 ft of the 20 ft building setback is a public utility easement as well as the entire setback within 5 ft of side lot lines.
- No access to State maintained rights-of-way permitted unless approved by State of Alaska Department of Transportation.
- Existing overhead electrical transmission line is centerline of a 100 ft wide electrical transmission line easement. Construction of public roads shall be restricted to the outer 20 ft of one side or the other, but not both of the easement. Public roads or driveways crossing the easement shall be located as nearly perpendicular to the transmission lines as reasonably possible. No portion of a road or driveway shall be closer than 25 ft to a transmission line pole/structure. No excavation or fill within the easement is allowed without the express written permission of HEA.
- The location of the westerly edge of the ROW of the Sterling Highway was calculated using the location of found monuments and the dimensions provided by Plat No. 86-6BS.
- Roads must meet the design and construction standards established by the Borough in order to be considered for certification and inclusion in the road maintenance program.
- WASTEWATER DISPOSAL: LOTS 31, 33, 34, 35, 36, & 39. These lots are at least 200,000 square feet or nominal 5 acres in size and conditions may not be suitable for onsite wastewater treatment and disposal. Any wastewater treatment or disposal system must meet the regulatory requirements of the Alaska Department of Environmental Conservation.
- Lots 7-16, 18, 20, 21, & 22 are subject to a nominal 3 ft section line easement(s) on those portions fronting the ROW. Lots 30, 31, 35, & 36 are subject to the full 66 ft wide section line easement as graphically shown.
- No structures are permitted within the panhandle portion of any flag lot.
- Set 2" self-identifying aluminum cap on 5/8" diameter rebar at all lot corners and right-of-way points of curvature unless shown otherwise. Monumentation of the lots will not be completed until road construction is finished, but no later than Dec 31, 2006 in any event.

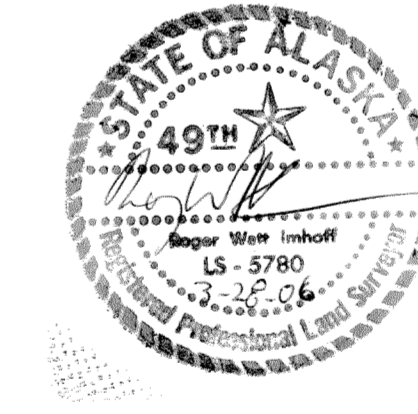
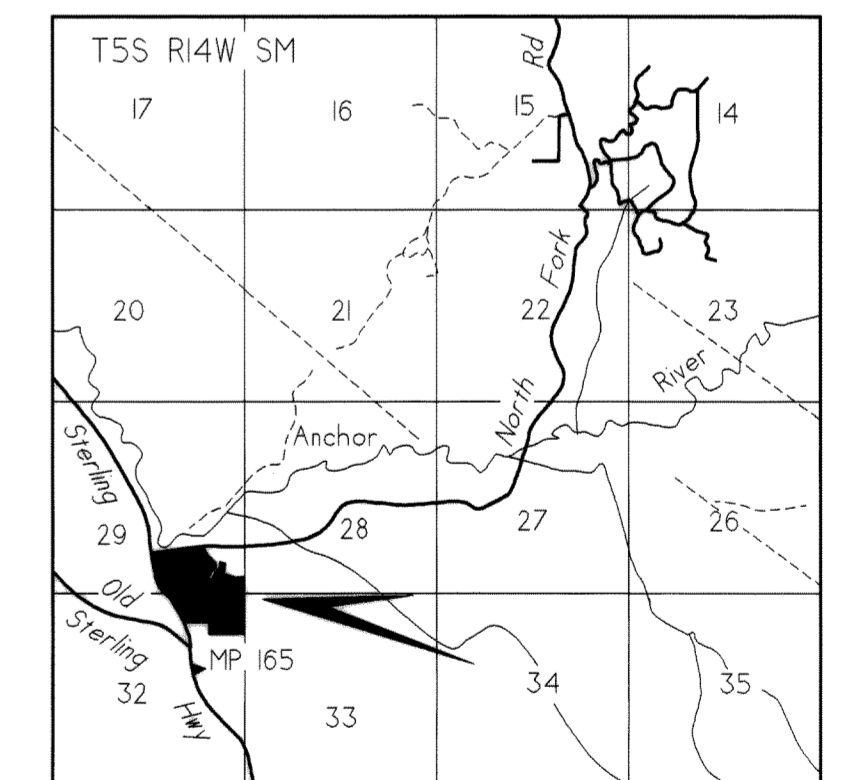
Plat Approval

This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of
January 23, 2006
KENAI PENINSULA BOROUGH
By: Mary Jell
Authorized Official

Surveyors Certificate

I hereby certify that I am a Registered Land Surveyor and that this plat represents a survey made by me or under my direct supervision and the monuments shown hereon actually exist as described and that the dimensions and other details are correct to the best of my knowledge.
Date 3/30/06 R.W. Imhoff
Roger W. Imhoff, LS 5780

Vicinity Map 1" = 1 Mile



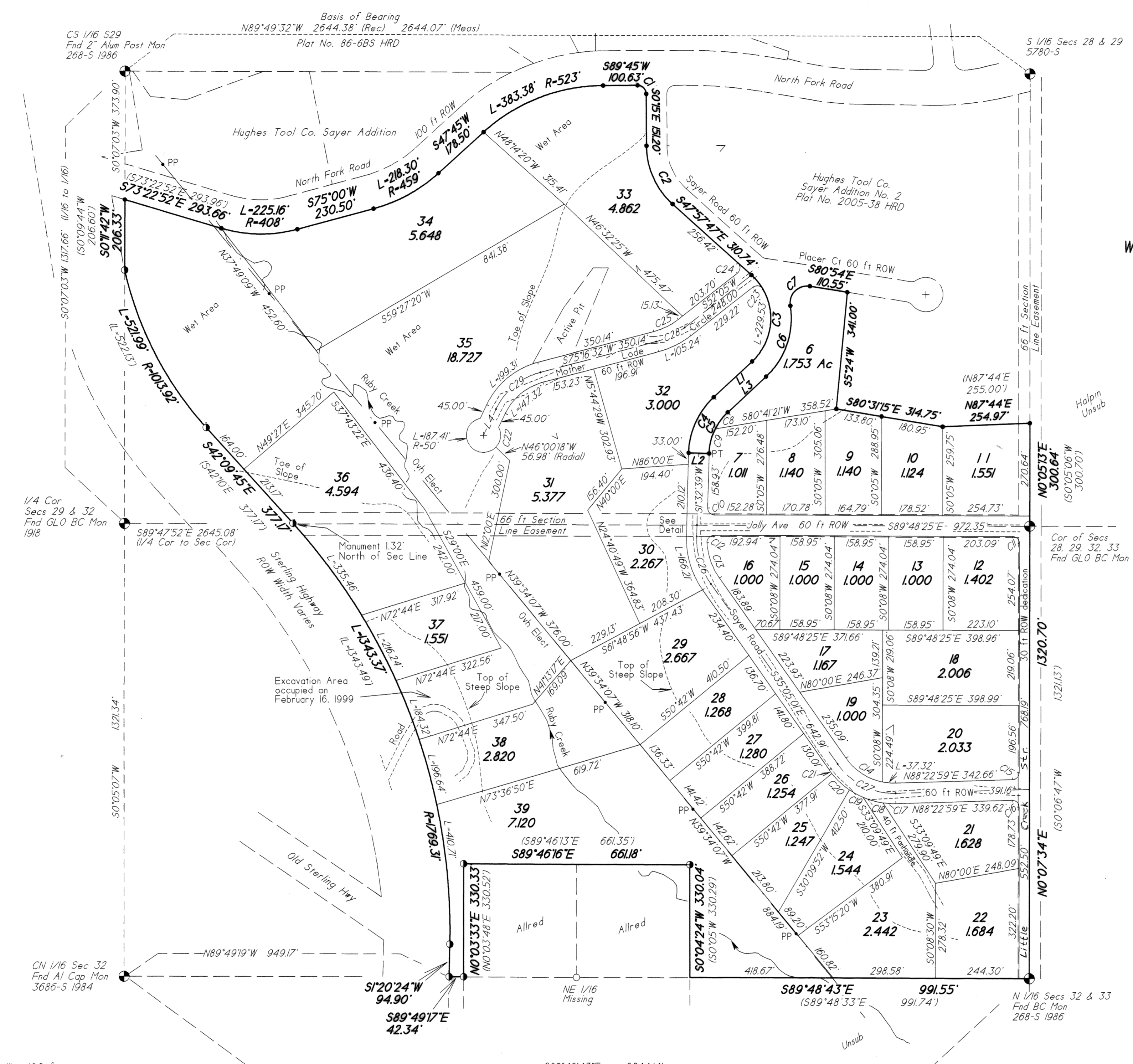
Wastewater Disposal

WASTEWATER DISPOSAL LOTS 37 & 38:
Soil conditions, water table levels, and soil 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 Alaska Department of Environmental Conservation. Any other type of wastewater treatment or disposal system must be approved by the Alaska Department of Environmental Conservation.

WASTEWATER DISPOSAL LOTS 6-30 inclusive, and LOT 32:
Soil conditions in this subdivision have been found unsuitable for conventional onsite wastewater treatment and disposal systems. Plans for a typical alternate wastewater system for use on lots in this subdivision are included in the Engineer's Subdivision and Soils Report and are available from The Kenai Peninsula Borough. All alternate onsite wastewater treatment and disposal systems 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 prior to construction.

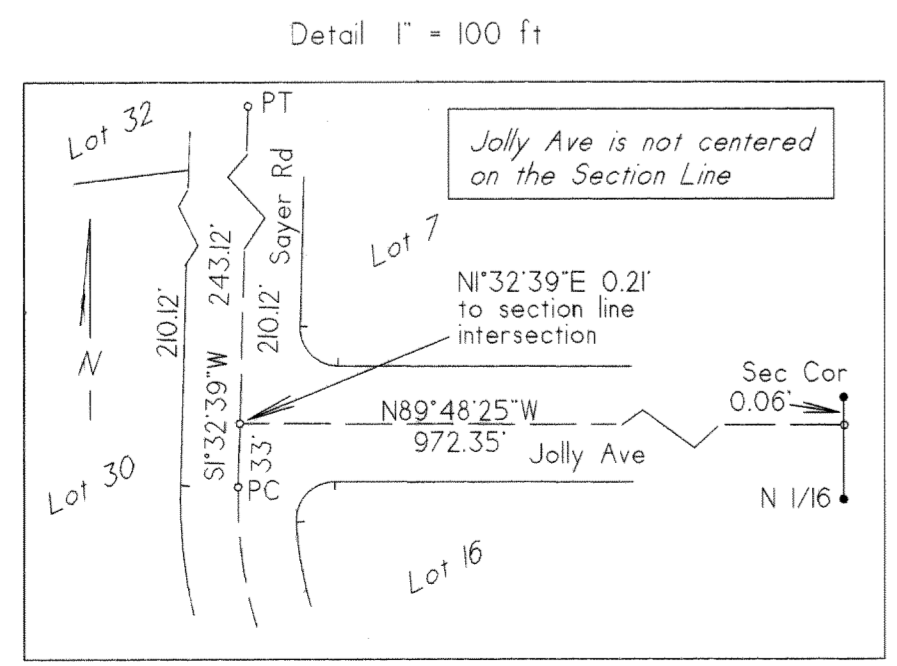
2006-19
Homer REC DIST
Date 4/25/06
Time 8:59
Requested By Imhoff
Address

M.T. Burdick 3380-E 3Apr06
Engineer License No. Date



- Line and Curve Chart External Boundary**
- C1 L=39.27' R=25'
 - C2 L=91.53' R=230'
 - C3 L=262.46' R=170'
 - L1 S47°14'17"W 152.80'
 - C4 L=83.42' R=230'
 - L2 S88°27'21"E 60.00'
 - C5 L=135.58' R=170'
 - L3 N47°14'17"E 152.80'
 - C6 L=226.50' R=230'
 - C7 L=94.50' R=50'
- Curve Chart (ROW)**
- C8 L=60.80' R=170'
 - C9 L=74.78' R=170'
 - C10 L=318.9' R=20'
 - C11 L=31.39' R=20'
 - C12 L=32.70' R=20'
 - C13 L=10.26' R=200'
 - C14 L=30.42' R=170'
 - C15 L=30.81' R=20'
 - C16 L=32.03' R=20'
 - C17 L=37.88' R=230'
 - C18 L=60.57' R=230'
 - C19 L=45.51' R=230'
 - C20 L=70.00' R=230'
 - C21 L=2.98' R=230'
 - C22 L=62.40' R=50'
 - C23 L=34.14' R=20'
 - C24 L=34.92' R=20'
 - C25 L=80.96' R=200'
- Curve Chart Centerline Sayer Rd**
- C26 L=147.03' R=230'
 - C27 L=197.34' R=200'
- Curve & Line Chart Centerline Mother Lode Circle**
- C28 L=93.10' R=230'
 - C29 L=173.32' R=200'
 - L4 S25°37'27"W 85.00'

- Legend**
- Found Alum Cap on 5/8" rebar 5780-S
 - Found 1/2" rebar 268-S per Parent Plat Plat No. 86-6BS HRD
 - Found Primary Monument of Record described as shown
- Location of Ruby Creek is from Aerial Photography



Hughes Tool Co. Sayer Addition No. 3
Being a subdivision of Tract "B-1" Hughes Tool Co Sayer Addition No. 2 as per Plat No. 2005-38 HRD
located in the SE 1/4 Section 29 and the NE 1/4 Section 32. T5S, R14W, S4M
Homer Recording District, Third Judicial District, Alaska
Containing 96.125 Acres, more or less

Date 12-05	Drawn RWI	Scale 1" = 200 Ft
FB 05-1, 2, 3, 7 06-1, 2	File Sayer2006.vcd	KPB File No. 2006-014