

CERTIFICATE OF OWNERSHIP AND DEDICATION

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREIN AND THAT WE HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH OUR FREE CONSENT AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED.

7/7/05 *Phyllis A. Horvath*
 DATE OWNER (SIGNATURE)
 7/7/05 *Hunter A. Horvath*
 DATE OWNER (SIGNATURE)

NOTARY'S ACKNOWLEDGMENT

US OF AMERICA
 STATE OF ALASKA
 CITY & BOROUGH OF SITKA

THIS IS TO CERTIFY THAT ON THIS 7th DAY OF July, 2005, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED *Phyllis A. Horvath and Hunter A. Horvath*

TO ME KNOWN TO BE THE IDENTICAL INDIVIDUAL(S) MENTIONED AND WHO EXECUTED THE WITHIN PLAT AND ~~they~~ ACKNOWLEDGED TO ME THAT ~~they~~ *they* WERE THE SAME FREELY AND VOLUNTARILY FOR THE USES AND PURPOSES THEREIN SPECIFIED.

WITNESS MY HAND AND NOTARY SEAL THE DAY AND YEAR IN THIS CERTIFICATE FIRST HEREIN WRITTEN.

MY COMMISSION EXPIRES 7-1-07



Phyllis A. Horvath
 NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA

**CERTIFICATE OF PAYMENT OF TAXES
 (STATE OF ALASKA)
 (FIRST JUDICIAL DISTRICT)**

I, THE UNDERSIGNED, BEING DULY APPOINTED AND QUALIFIED, AND ASSESSOR FOR THE CITY & BOROUGH OF SITKA, DO HEREBY CERTIFY THAT, ACCORDING TO THE RECORDS OF THE CITY AND BOROUGH OF SITKA, THE FOLLOWING DESCRIBED PROPERTY IS CARRIED ON THE TAX RECORDS IN THE NAME OF *Hunter + Phyllis Horvath*

AND THAT, ACCORDING TO THE RECORDS IN MY POSSESSION, ALL TAXES ASSESSED AGAINST SAID LANDS AND IN FAVOR OF THE CITY & BOROUGH OF SITKA ARE PAID IN FULL THAT CURRENT TAXES FOR THE YEAR 2005 WILL BE DUE ON OR BEFORE *Aug 31, 2005*.

DATED THIS 6th DAY OF July, 2005, AT SITKA, ALASKA.
Phyllis A. Horvath
 ASSESSOR, CITY AND BOROUGH OF SITKA

CERTIFICATE OF APPROVAL BY THE BOARD

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREIN HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE CITY & BOROUGH OF SITKA PLATTING BOARD AND THAT SAID PLAT HAS BEEN APPROVED BY THE BOARD BY PLAT RESOLUTION NO. *2005-1* DATED, 20, AND THAT THE PLAT SHOWN HEREIN HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE DISTRICT MAGISTRATE, EX-OFFICIO RECORDER, SITKA, ALASKA.

6/3/05 *Patricia K. O'Neill*
 DATE CHAIRMAN, PLATTING BOARD
 SECRETARY

CERTIFICATE OF APPROVAL BY THE ASSEMBLY

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREIN HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE CITY & BOROUGH OF SITKA ASSEMBLY AS RECORDED IN MINUTE BOOK PAGE 20 DATED, 20, AND THAT THE PLAT SHOWN HEREIN HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE DISTRICT COURT, EX-OFFICIO RECORDER, SITKA, ALASKA.

070605 *Valerie X. Nelson*
 DATE MAYOR, DEPUTY
Phyllis A. Horvath
 CITY AND BOROUGH CLERK, *Acting*



CERTIFICATE OF PAYMENT OF LOCAL IMPROVEMENT DISTRICT

I, THE UNDERSIGNED, BEING DULY APPOINTED AND QUALIFIED, AND FINANCE DIRECTOR FOR THE CITY & BOROUGH OF SITKA, DO HEREBY CERTIFY THAT, ACCORDING TO THE RECORDS OF THE CITY & BOROUGH OF SITKA, THE FOLLOWING DESCRIBED PROPERTY IS CARRIED ON THE RECORDS IN THE NAME OF *Hunter and Phyllis Horvath*

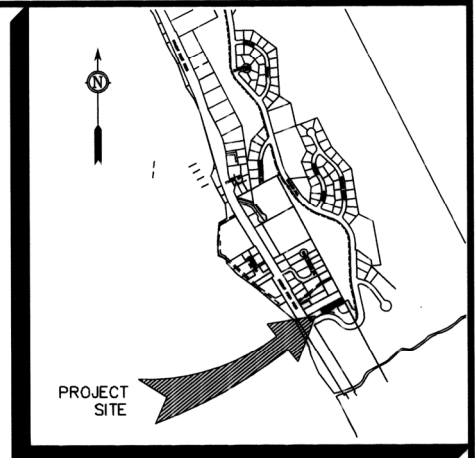
(ALL OWNERS OF RECORD), AND THAT, ACCORDING TO THE RECORDS IN MY POSSESSION, ALL L.I.D.'S ASSESSED AGAINST SAID LANDS AND IN FAVOR OF THE CITY & BOROUGH OF SITKA ARE PAID IN FULL.

DATED THIS 13th DAY OF July, 2005, AT SITKA, ALASKA.

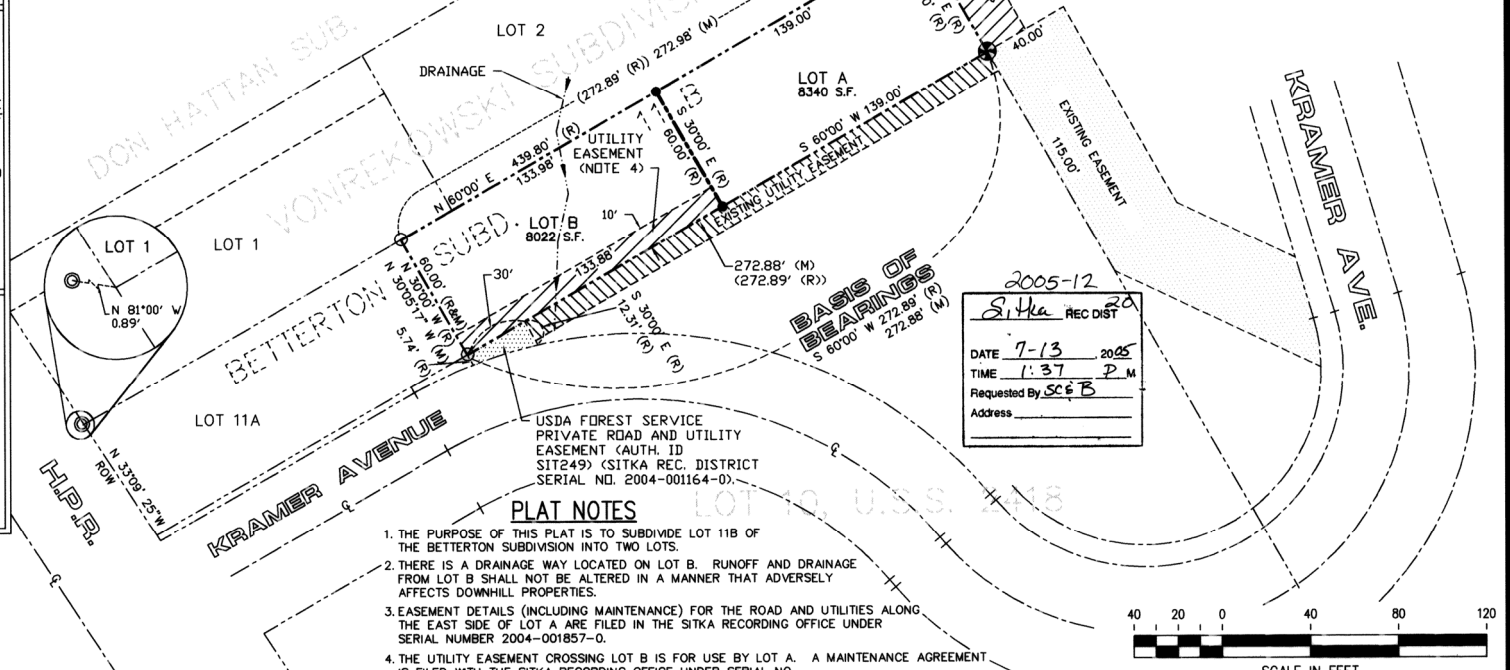
Phyllis A. Horvath
 FINANCE DIRECTOR
 CITY & BOROUGH OF SITKA

LEGEND

- ⊙ PRIMARY CONTROL MONUMENT RECOVERED (BRASS CAP)
- ⊕ BLM/GLD PRIMARY BRASS CAP (RECOVERED)
- SECONDARY MONUMENT (SET)
- SECONDARY MONUMENT (RECOVERED)
- IRON PIPE MONUMENT (RECOVERED)
- (R) RECORDED DATA
- (C) COMPUTED DATA
- (M) MEASURED DATA



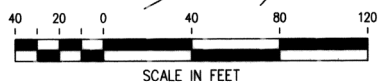
VICINITY MAP
 SCALE 1"=1,000'



2005-12
Sitka REC DIST
 DATE 7-13-2005
 TIME 1:37 P.M.
 Requested By *SCB*
 Address

PLAT NOTES

1. THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE LOT 11B OF THE BETTERTON SUBDIVISION INTO TWO LOTS.
2. THERE IS A DRAINAGE WAY LOCATED ON LOT B. RUNOFF AND DRAINAGE FROM LOT B SHALL NOT BE ALTERED IN A MANNER THAT ADVERSELY AFFECTS DOWNHILL PROPERTIES.
3. EASEMENT DETAILS (INCLUDING MAINTENANCE) FOR THE ROAD AND UTILITIES ALONG THE EAST SIDE OF LOT A ARE FILED IN THE SITKA RECORDING OFFICE UNDER SERIAL NUMBER 2004-001857-0.
4. THE UTILITY EASEMENT CROSSING LOT B IS FOR USE BY LOT A. A MAINTENANCE AGREEMENT IS FILED WITH THE SITKA RECORDING OFFICE UNDER SERIAL NO.



O'NEILL
 SURVEYING AND ENGINEERING
 BOX 1849 SITKA, ALASKA 99835
 PHONE: (907) 747-6700
 FAX: (907) 747-7590
 EMAIL: sitkasurvey@oest.net

BY	DATE	REV.	DESCRIPTION OF CHANGE



DESIGNED *P. O'NEILL*
 DRAWN *KD/CACAD*
 CHECKED *PKD*
 DATE OF PLAT: JUN 20, 2005, 14:53:21
 SCALE: 1" = 40'
 DRAWING NAME: 030507-01
 PROJECT NO. 30507-01-00
 DATE *6/20/05* *Patricia K. O'Neill*
 PATRICK K. O'NEILL, L.S. 9304

SURVEYOR'S CERTIFICATE
 I HEREBY CERTIFY THAT I AM A REGISTERED SURVEYOR, LICENSED IN THE STATE OF ALASKA, AND THAT IN June, 2005 A SURVEY OF THE HEREIN DESCRIBED LANDS WAS CONDUCTED UNDER MY DIRECT SUPERVISION AND THAT THIS PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE FIELD NOTES OF SAID SURVEY, AND THAT ALL DIMENSIONS AND OTHER DETAILS ARE CORRECT ACCORDING TO SAID FIELD NOTES.

HORVATH SUBDIVISION
 LOT 11B,
 BETTERTON SUBDIVISION
 CLIENT: HUNTER HORVATH, P.O. BOX 6445, SITKA, AK 99835