

CERTIFICATE OF OWNERSHIP AND DEDICATION

I, THE UNDERSIGNED, HEREBY CERTIFY THAT I AM THE DIRECTOR, DIVISION OF MINING, LAND AND WATER AND THAT THE STATE OF ALASKA IS THE OWNER OF ASLS 2019-35, AS SHOWN HEREON. I HEREBY APPROVE THIS SURVEY AND PLAT FOR THE STATE OF ALASKA, AND DEDICATE FOR PUBLIC OR PRIVATE USE AS NOTED, ALL EASEMENTS, PUBLIC UTILITY AREAS, AND RIGHTS-OF-WAY AS SHOWN AND DESCRIBE HEREON.

DATED _____ DIRECTOR, DIVISION OF MINING, LAND AND WATER

NOTARY'S ACKNOWLEDGMENT

SUBSCRIBED AND SWORN BEFORE ME THIS ____ DAY OF _____, 20____ FOR _____.

NOTARY PUBLIC FOR ALASKA
MY COMMISSION EXPIRES _____

CERTIFICATE OF APPROVAL BY THE BOARD

I HEREBY CERTIFY THAT THE SURVEY PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE REGULATIONS OF THE CITY & BOROUGH OF SITKA PLATTING BOARD, AND SAID PLAT HAS BEEN APPROVED BY THE BOARD FOR RECORDING IN THE OFFICE OF THE SITKA RECORDER, SITKA, ALASKA.

DATE _____ CHAIRMAN, PLATTING BOARD

SECRETARY

DATE _____

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 & BOROUGH OF SITKA, THE FOLLOWING DESCRIBED PROPERTY IS CARRIED ON THE TAX RECORDS IN THE NAME OF: _____

AND THAT, ACCORDING TO THE RECORDS IN MY POSSESSION, ALL TAXES ASSESSED AGAINST SAID LANDS AND IN FAVOR OF THE CITY & BOROUGH ARE PAID IN FULL, THAT CURRENT TAXES FOR THE YEAR 20____ WILL BE DUE ON OR BEFORE _____

DATED THIS ____ DAY OF _____, 20____, AT SITKA, ALASKA.

ASSESSOR, CITY AND BOROUGH OF SITKA

CERTIFICATE OF APPROVAL BY THE ASSEMBLY

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

DATE _____ MAYOR

CITY AND BOROUGH CLERK

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: _____

(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 ____ DAY OF _____, 20____, AT SITKA, ALASKA.

FINANCE DIRECTOR
CITY & BOROUGH OF SITKA

NOTES

- THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE LOT 14 OF US SURVEY 3557 INTO TWO LOTS INCLUDING THE DEDICATION OF A PORTION TO RIGHT OF WAY.
- THIS SURVEY WAS ACCOMPLISHED IN ACCORDANCE WITH AS 38.04.045, AS 38.05.102, GSC 839, AND ASLS 2019-35.
- THE ERROR OF CLOSURE OF THIS SURVEY DOES NOT EXCEED 1:5000.
- ALL BEARINGS SHOWN ARE TRUE BEARINGS AS ORIENTED TO THE BASIS OF BEARINGS AND THE DISTANCES SHOWN ARE REDUCED TO HORIZONTAL FIELD DISTANCES.
- RECORD BEARINGS AND DISTANCES ARE SHOWN ENCLOSED IN PARENTHESIS. MEASURED BEARINGS AND/OR DISTANCES ARE SHOWN WITHOUT PARENTHESIS.
- THE NATURAL MEANDERS OF THE MEAN HIGH WATER LINE FORMS THE TRUE BOUNDS OF LOT 1. THE APPROXIMATE LINE OF MEAN HIGH WATER, AS SHOWN, IS FOR AREA COMPUTATIONS ONLY.
- MEAN HIGH WATER LINE WAS DETERMINED BY MEASUREMENTS MADE FROM TIDAL OBSERVATION.
- THE CITY AND BOROUGH OF SITKA IS PARTY TO ALL EASEMENTS.
- LOT 1 OF THIS SUBDIVISION IS PURPOSELY SUBSTANDARD IN SIZE PER CITY AND BOROUGH OF SITKA ZONING REGULATIONS AND IS INTENDED ONLY TO BE TRANSFERRED AND INCORPORATED INTO AN ADJACENT, UPLAND LOT.

TIDAL INFORMATION

HEIGHT REFERED TO DATUM OF SOUNDINGS (MLLW)				
MEAN HIGHER HIGH WATER	MEAN HIGH WATER	MEAN TIDE LEVEL	MEAN LOWER LOW WATER	EXTREME LOW WATER
FEET 9.9	FEET 9.1	FEET 5.3	FEET 0.0	FEET -4.0

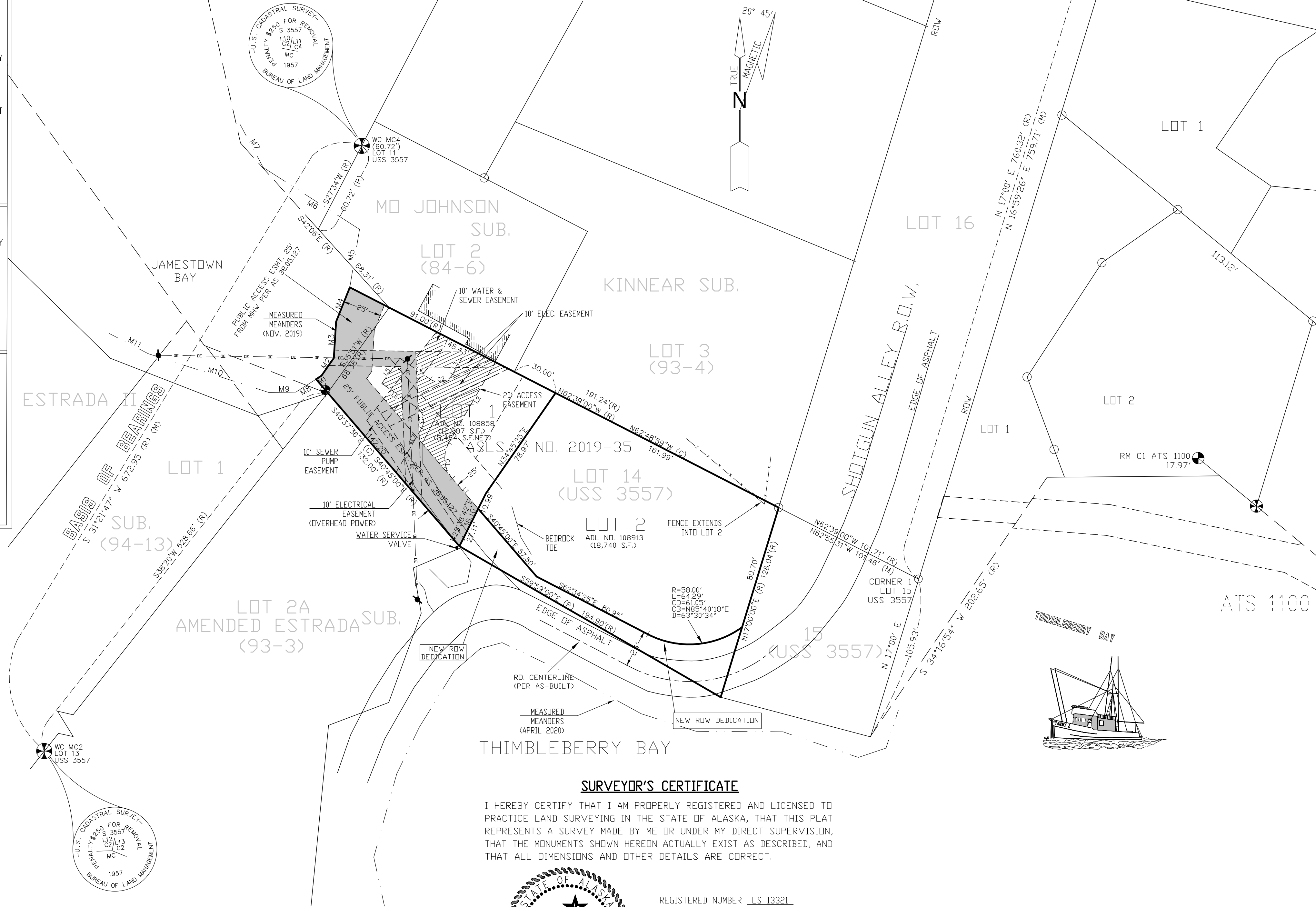
SOURCE N.D.A.A. DATUMS FOR 9451600, SITKA, AK
(TIDAL EPOCH 1983-2001)

BEARING	DISTANCE
L1 N 40°37'36" W	25.80'
L2 N 29°56'38" E	60.12'
L3 S 29°56'38" W	19.60'
L4 N 55°22'12" W	23.94'
L5 S 35°51'00" W	20.00'
L6 S 55°22'12" E	27.64'
L7 S 29°56'38" W	33.03'

CURVE TABLE

	RAD.	LENGTH	CHD	CHD. BRG.	DELTA
C1	20.00'	24.63'	23.10'	N 05°20'29" W	70°34'14"
C2	10'	16.53'	14.71'	S 77°17'13" W	94°41'10"
C3	10	14.89	13.55'	S 12°42'47" E	85°18'50"

BEARING	DISTANCE
M1 N 57°19'19" E	4.22'
M2 N 34°55'49" E	13.83'
M3 N 03°27'39" E	23.54'
M4 N 21°47'42" E	23.88'
M5 N 9°34'02" E	38.03'
M6 N 57°17'08" W	74.00'
M7 N 28°12'59" W	31.60'
M8 S 57°19'19" W	15.50'
M9 S 89°27'12" W	17.58'
M10 N 72°11'11" W	81.78'
M11 N 62°34'22" W	28.56'



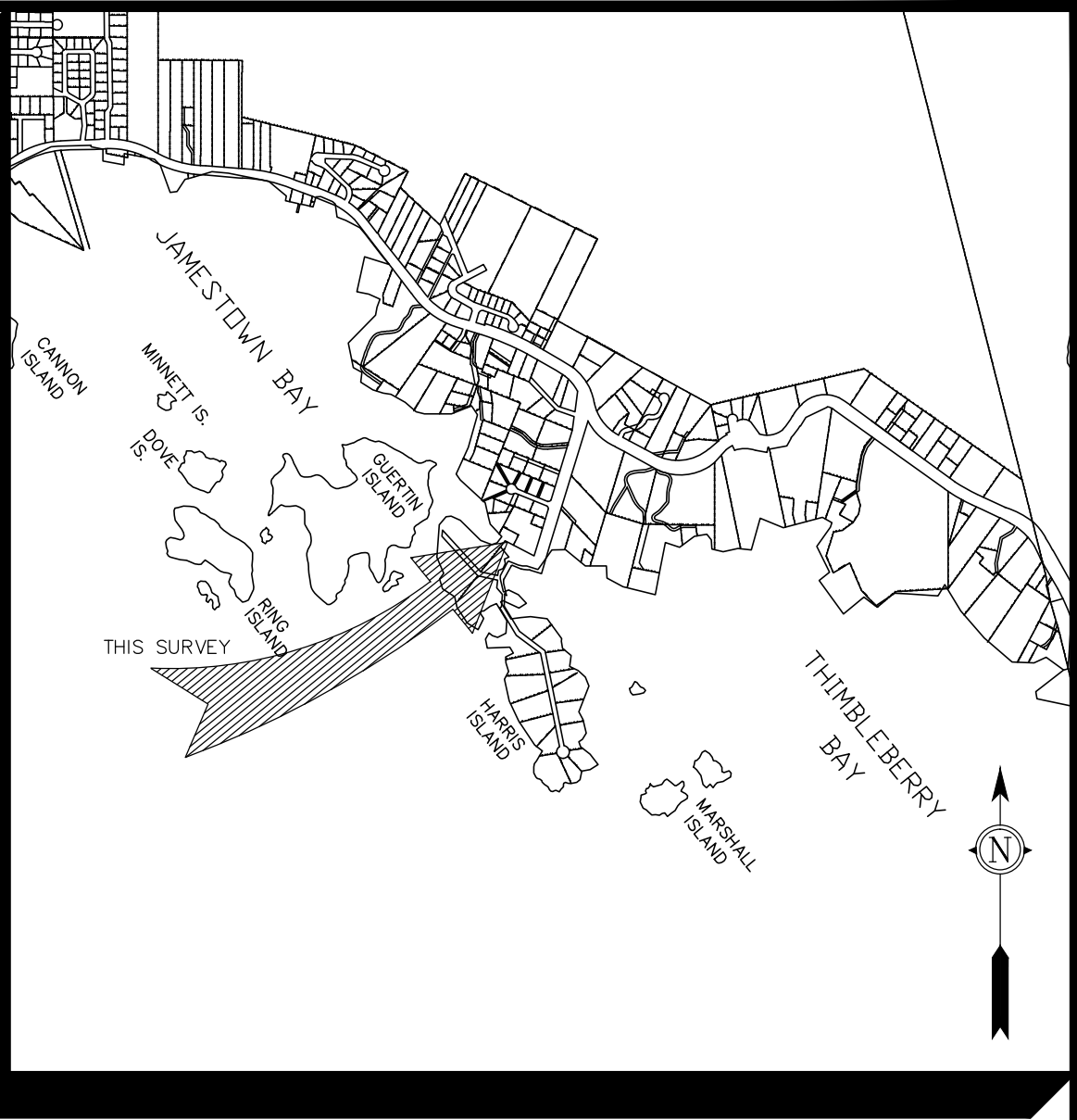
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM PROPERLY REGISTERED AND LICENSED TO PRACTICE LAND SURVEYING IN THE STATE OF ALASKA, THAT THIS PLAT REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION, THAT THE MONUMENTS SHOWN HEREON ACTUALLY EXIST AS DESCRIBED, AND THAT ALL DIMENSIONS AND OTHER DETAILS ARE CORRECT.



REGISTERED NUMBER LS 13321

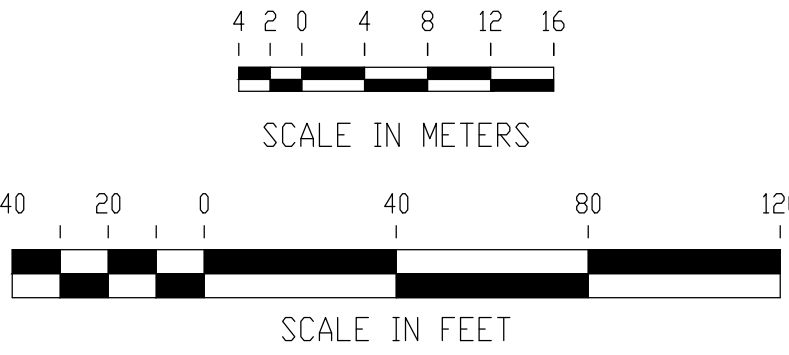
REGISTERED LAND SURVEYOR



VICINITY MAP
SCALE: 1" = 1/2 MILE

LEGEND

- GLD./BLM PRIMARY MONUMENT (RECOVERED)
- PRIMARY MONUMENT (RECOVERED)
- SECONDARY MONUMENT (RECOVERED)
- PRIMARY TIDELANDS SURVEY MONUMENT (RECOVERED)
- ORIGINAL 4x4 POST MONUMENT (RECOVERED)
- UPLANDS STRUCTURE
- STATE AND CITY AND BOROUGH OF SITKA EASEMENTS
- NEW EASEMENTS SERVING LOT 2, MD JOHNSON SUB.



CONCEPTUAL
PLAN OF SURVEY

DATE OF SURVEY BEGIN: NOV. 2019 ENDING: ///	NAME OF SURVEYOR NORTH 57 LAND SURVEYING LLC 2007 CASCADE CREEK RD SITKA, ALASKA 99835
STATE OF ALASKA DEPARTMENT OF NATURAL RESOURCES DIVISION OF MINING LAND & WATER ANCHORAGE, ALASKA	
ALASKA STATE LAND SURVEY NO. 2019-35	
THIMBLEBERRY BAYVIEW SUBDIVISION THE SUBDIVISION OF LOT 14, US SURVEY NO. 3557 CREATING LOTS 1 & 2 LOCATED WITHIN UNSURVEYED SECTION 5, T. 36 S., R. 64 E. COPPER RIVER MERIDIAN, ALASKA CONTAINING 0.76 ACRES MORE OR LESS CITY AND BOROUGH OF SITKA SITKA RECORDING DISTRICT	
DRAWN BY: SD/JCH/MV	APPROVAL RECOMMENDED:
DATE: ///	STATEWIDE PLATTING OFFICER DATE
SCALE: 1" = 40'	CHECKED BY: KO SHEET: 1 OF 1 FILE No. 40207-01B(1)