

CERTIFICATE STATE OF ALASKA (FIRST JUDICIAL DISTRICT)

I, THE UNDERSIGNED, BEING DULY APPOINTED AND QUALIFIED, AND ASSESSOR FOR THE CITY & BOROUGH OF SITKA, HEREBY CERTIFY THAT ACCORDING TO THE RECORDS IN MY POSSESSION, THE FOLLOWING DESCRIBED PROPERTY IS CARRIED ON THE TAX RECORDS OF THE CITY & BOROUGH OF SITKA, IN THE NAME OF St. Gregory Catholic Church and Charles C. & Edith S. Bower and Corp of Catholic Bishop of Sitka 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 1997 WILL BE DUE ON OR BEFORE AUGUST 31, 1997 DATED THIS 30th DAY OF September, 1997.

R.H. O'Neill
ASSESSOR, CITY AND BOROUGH OF SITKA

CERTIFICATE OF APPROVAL BY THE BOARD

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON 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. 97-14 DATED July 21st 1997, AND THAT THE PLAT SHOWN HEREON HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE DISTRICT MAGISTRATE, EX-OFFICIO RECORDER, SITKA, ALASKA.

DATE 7/15/97 Jim Scott
CHAIRMAN, PLATTING BOARD
Shirley Barnett Simmons
SECRETARY

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 NA PAGE NA DATED NA 1997, AND THAT THE PLAT SHOWN HEREON HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE DISTRICT COURT, EX-OFFICIO RECORDER, SITKA, ALASKA.

DATE 9/3/97 Bob Hillman
MAYOR
Edith S. Bower
CITY AND BOROUGH CLERK



CERTIFICATE OF PAYMENT OF LOCAL IMPROVEMENT DISTRICT

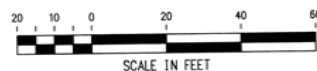
I, THE UNDERSIGNED, BEING DULY APPOINTED AND QUALIFIED, AND FINANCE DIRECTOR FOR THE CITY & BOROUGH OF SITKA, DO HEREBY CERTIFY THAT, ACCORDING TO THE RECORDS OF THE CITY & BOROUGH OF SITKA, THE FOLLOWING DESCRIBED PROPERTY IS CARRIED ON THE RECORDS IN THE NAME OF St. Gregory Catholic Church and Charles C. & Edith S. Bower and Corp of Catholic Bishop of Sitka (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 7th DAY OF October 1997, AT SITKA, ALASKA.

Edith S. Bower Acting Finance Director
FINANCE DIRECTOR
CITY & BOROUGH OF SITKA

LEGEND

- BRASS CAP MONUMENT (RECOVERED)
- SECONDARY MONUMENT (SET)
- SECONDARY MONUMENT (RECOVERED)
- (R) RECORDED DATA
- (C) COMPUTED DATA
- (M) MEASURED DATA



BASIS OF BEARINGS

- ① ORIGIN OF RECORD COORDINATES
- ② INTERSECTION SAWMILL CREEK ROAD & BARANOF STREET
- ③ INTERSECTION SAWMILL CREEK ROAD & LAKE STREET

POR. LOTS 3 & 5, USS 1474

TRACT H, USS 404

LOT 2

LOT 1
AREA = 52,698 S.F.

LOT C109

LOT 1

USS 1474
ORIGINAL PROPERTY LINES (TYPICAL)

PORTION C108

LOT 2
AREA = 7,941 S.F.

LOT C108

LOT C107

LOT 3
AREA = 8,420 S.F.

USS 443
TRACT A

BARANOF STREET

PLAT NOTES

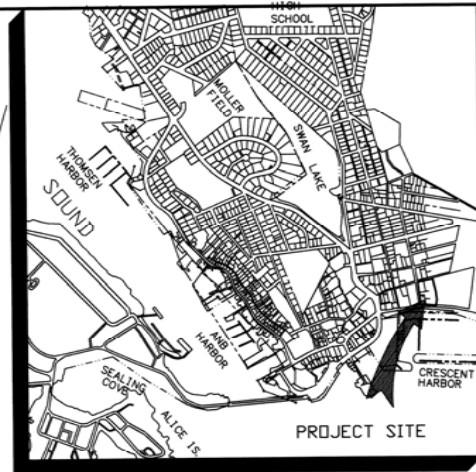
1. THE PURPOSE OF THIS PLAT IS TO COMBINE INTO ONE LOT THE FIVE INDIVIDUAL LOTS OWNED BY THE CATHOLIC CHURCH, AND TO CLEARLY DEFINE PROPERTY LINES BETWEEN REMAINING LOTS (MADE NECESSARY BY CONFLICTING DEED DESCRIPTIONS AND OVERLAPS). REFERENCE WARRANTY DEED IN BOOK 35, PAGE 595 AND WARRANTY DEED IN BOOK 30, PAGE 213 AND 214 FOR LOT 3 AND LOT 2 DESCRIPTIONS. BOUNDARIES HAVE BEEN REVISED ONLY SLIGHTLY TO CONFORM TO MEASURED SURVEY DATA.
2. AN EASEMENT FOR UNDERGROUND WATER AND SEWER LINES EXISTS AS SHOWN AND AS DESCRIBED IN BOOK 34, PAGE 885, SITKA RECORDING DISTRICT.

CLIENT: ST. GREGORY CATHOLIC CHURCH
P.O. BOX 495
SITKA, ALASKA 99835

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A REGISTERED SURVEYOR, LICENSED IN THE STATE OF ALASKA, AND THAT IN June 1997, 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.

DESIGNED: P. O'NEILL
DRAWN: GDS/ACAD
CHECKED: PNO
DATE OF PLAT: JUL 23, 1997 • 16:12:49
SCALE: 1"=20'



VICINITY MAP

SCALE 1"=1,000'

CERTIFICATE OF OWNERSHIP AND DEDICATION

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON 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.

DATE 9-30-97 R. McChesney (SIGNATURE)
DATE 9-30-97 Edith S. Bower (SIGNATURE)
DATE 9-30-97 Edith S. Bower (SIGNATURE)
DATE 9-30-97 Edith S. Bower (SIGNATURE)

NOTARY'S ACKNOWLEDGMENT

US OF AMERICA
STATE OF ALASKA
CITY & BOROUGH OF SITKA
THIS IS TO CERTIFY THAT ON THIS 30th DAY OF September, 1997, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED St. Gregory Catholic Church and Charles C. & Edith S. Bower TO ME KNOWN TO BE THE IDENTICAL INDIVIDUAL(S) MENTIONED AND WHO EXECUTED THE WITHIN PLAT AND they ACKNOWLEDGED TO ME THAT they SIGNED 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.
Shirley Barnett Simmons
NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA
MY COMMISSION EXPIRES 11-18-97

CERTIFICATE OF OWNERSHIP AND DEDICATION

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON 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.

DATE 9/3/97 Michael W. Waples (SIGNATURE)
DATE 9/3/97 Michael W. Waples (SIGNATURE)

NOTARY'S ACKNOWLEDGMENT

US OF AMERICA
STATE OF ALASKA
CITY & BOROUGH OF SITKA
THIS IS TO CERTIFY THAT ON THIS 3rd DAY OF September, 1997, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED St. Gregory Catholic Church and Charles C. & Edith S. Bower TO ME KNOWN TO BE THE IDENTICAL INDIVIDUAL(S) MENTIONED AND WHO EXECUTED THE WITHIN PLAT AND they ACKNOWLEDGED TO ME THAT they SIGNED 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.
Roberta D. Dorman
NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA
MY COMMISSION EXPIRES 10/10/99

GREGORY SUBDIVISION

A RE-SUBDIVISION OF LOTS 1, 2, C107, THE 2 PORTIONS
OF LOT C108, C109 AND TRACT 'A' USS 443

O'NEILL
LAND SURVEYING AND ENGINEERING

BOX 1849 SITKA, ALASKA 99835
(907) 747-6700

1 OF 1
SHEET