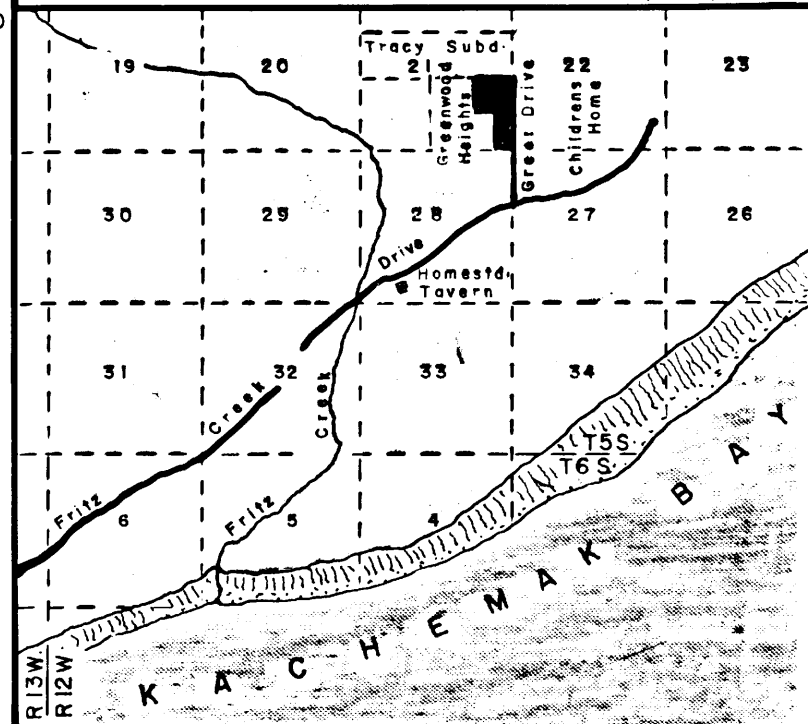


CONTAINING 20-446 AC. ADD TRS. "H", "J", "K"



VICINITY MAP

SCALE = 1" = 1.25 MILES

PLAT

SCALE = 1" = 200'

LEGEND

- ✠---INDICATES STANDARD G L O MONUMENT.

- ---- " STANDARD KENAI PENINSULA BOROUGH
BRASS CAP ON 3/4" X 3' G.I.P.

0. - - 5/8" X 2' REBAR, FOUND OR SET.

REDUCED AREAS OF TRACTS A,B,C,D,DUE TO
INCREASE IN GREER DRIVE R.O.W. BY STATE
OF ALASKA, ACCDG. TO EASEMENTS OF RECORD.

CERTIFICATE OF OWNERSHIP AND DEDICATION

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBE HEREON, AND THAT WE HEREBY ADOPT THIS PLAN OF SUBDIVISION AND DEDICATE ALL STREETS TO PUBLIC USE AND TO THE USE OF PUBLIC UTILITIES.

Clarence Fink
OWNER

OWNER

STATE OF ALASKA,
THIRD JUDICIAL DISTRICT

SUBSCRIBED AND SWORN BEFORE ME THIS
26th DAY OF June, 1974.

Benj. O. Walters, Jr.
NOTARY PUBLIC FOR ALASKA

My Commission Expires 12 Nov. 1977

KENAI PENINSULA BOROUGH

APPROVED June 17 1974

BY: Stanley F. Thompson
Mayor



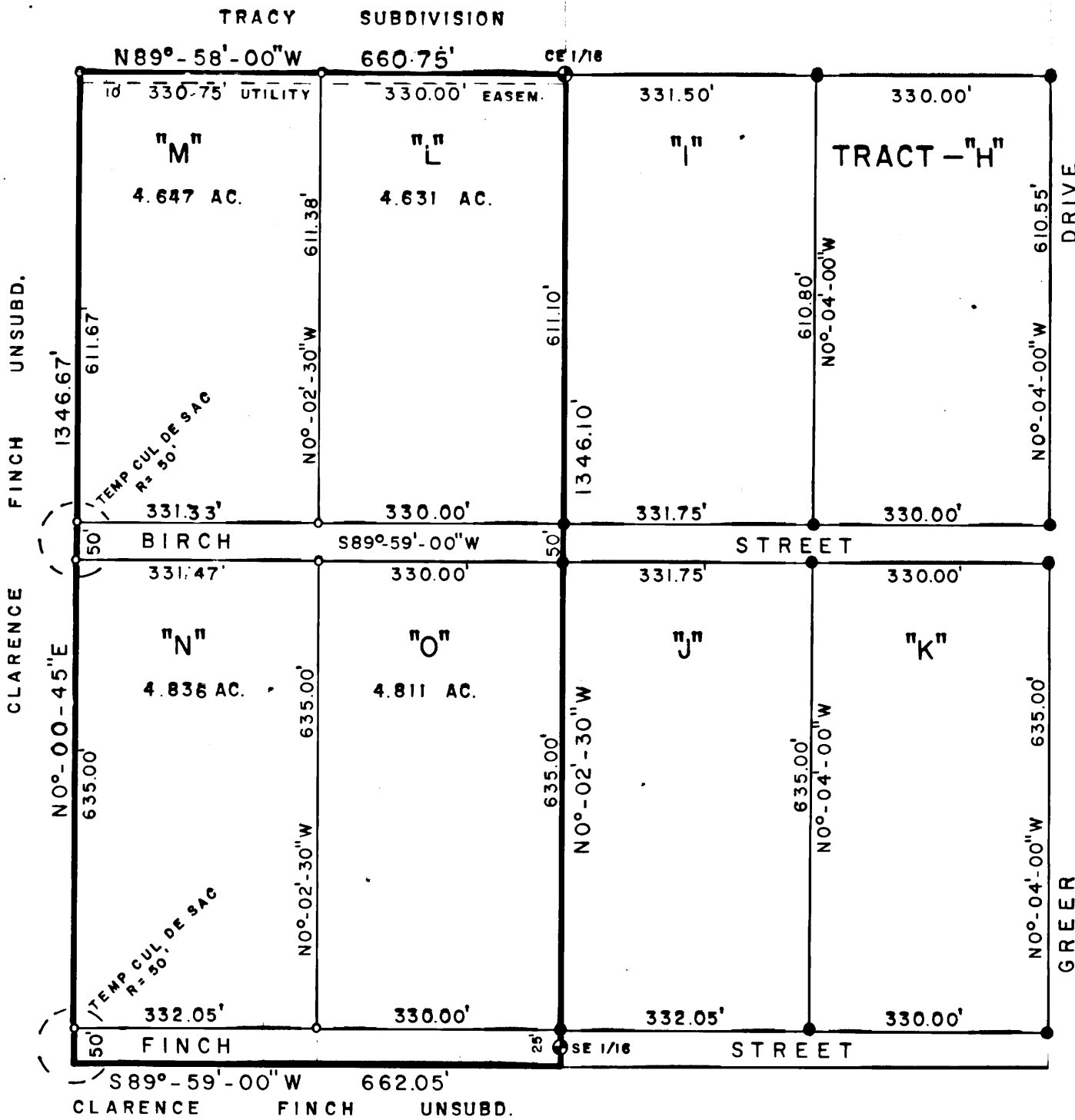
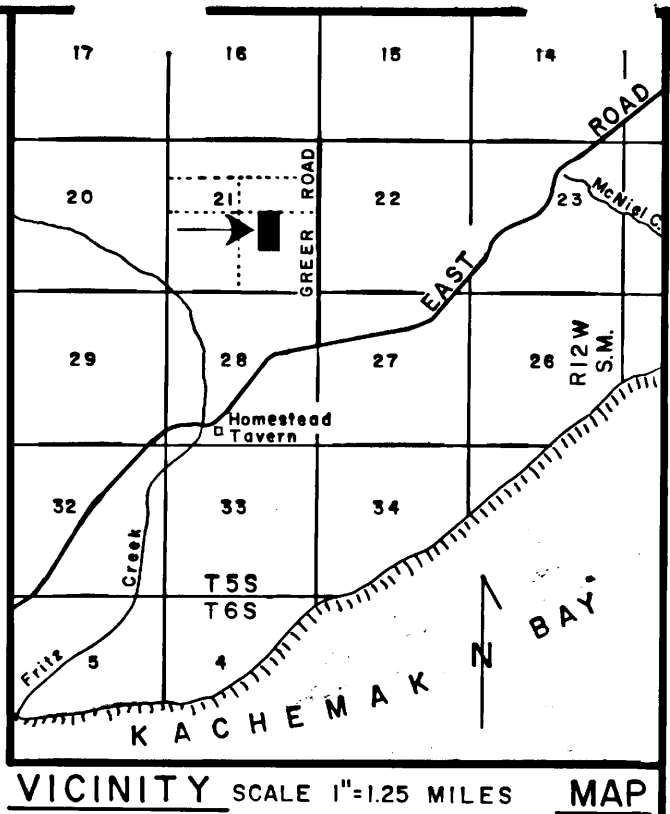
STAR ROUTE 2
KENAI, ALASKA
99611

HOMER
Serial No. 74-1289

~~RECORDED~~ - FILED 27
HOMER REC. DIST.
DATE 7-1-1974
TIME 3:35 P M
Requested by KPB
Address Salsatna

Greenwood Heights 1978 Addition

LOCATED IN E1/2NW1/4SE1/4 SEC. 21, T5S R12W S.M. ALASKA
 BY: CLARENCE M. FINCH, STAR ROUTE "A" HOMER, ALASKA
 SCALE 1"=200' AREA = 20.444 AC. JAN. 27, 1978



LEGEND

- - 1974 brass cap by 268-S found
- - 5/8" rebar found
- - 5/8" rebar set

NOTE: A 20' bldg. set-back line and 5' underground utility, or overhead clearing easement along all streets for Homer Electric Association.
 All waste water disposal systems shall comply with existing laws at time of construction.

PLAT APPROVAL

This plat having been approved by the Kenai Peninsula Borough Planning Commission as recorded in the official minutes of the meeting of March 06, 1978 is hereby acknowledged and accepted as the official plat, subject to all conditions and requirements of ordinances and law appertaining thereto.

KENAI PENINSULA BOROUGH

By: Philip Waring

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, and dedicate all streets to public use and to the use of public utilities.

Clarence M. Finch

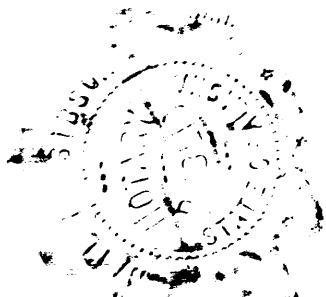
CLARENCE M. FINCH STAR ROUTE "A" HOMER, ALASKA 99603

STATE OF ALASKA, THIRD JUDICIAL DISTRICT

Subscribed and sworn to before me this 14 day of March 1978

Gail M. Gibson
 NOTARY PUBLIC FOR ALASKA

May 14, 1981
 My commission expires



78-53

RECORDED	FILED 3.
Gibson REC. DIST.	
DATE <u>5-24-</u> 19 <u>78</u>	
TIME <u>2:47</u> P.M.	
Requested by <u>KPB</u>	
Address _____	

PLAT APPROVAL

This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of MARCH 25, 1985.

KENAI PENINSULA BOROUGH

BY Richard P. Trough - 6-21-85
authorized official

NOTE

A building setback of 20' from all street r.o.w's is required unless a lesser standard is approved by a resolution of the appropriate planning commission.

Building setback line to be limit of utility easements along streets.

OWNER'S CERTIFICATE & 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, and dedicate all r.o.w.'s to public use, and grant all easements to the uses shown.

Clarence M Finch

Clarence M. Finch

Star Route "A" Homer, Ak. 99603

NOTARY CERTIFICATE

Subscribed and sworn to before me
this 26 day of June, 1985

Annex Jackson

NOTARY FOR ALASKA

for Clarence Finch

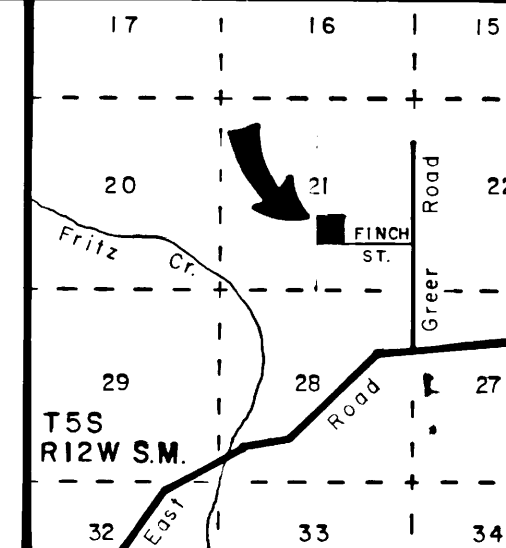
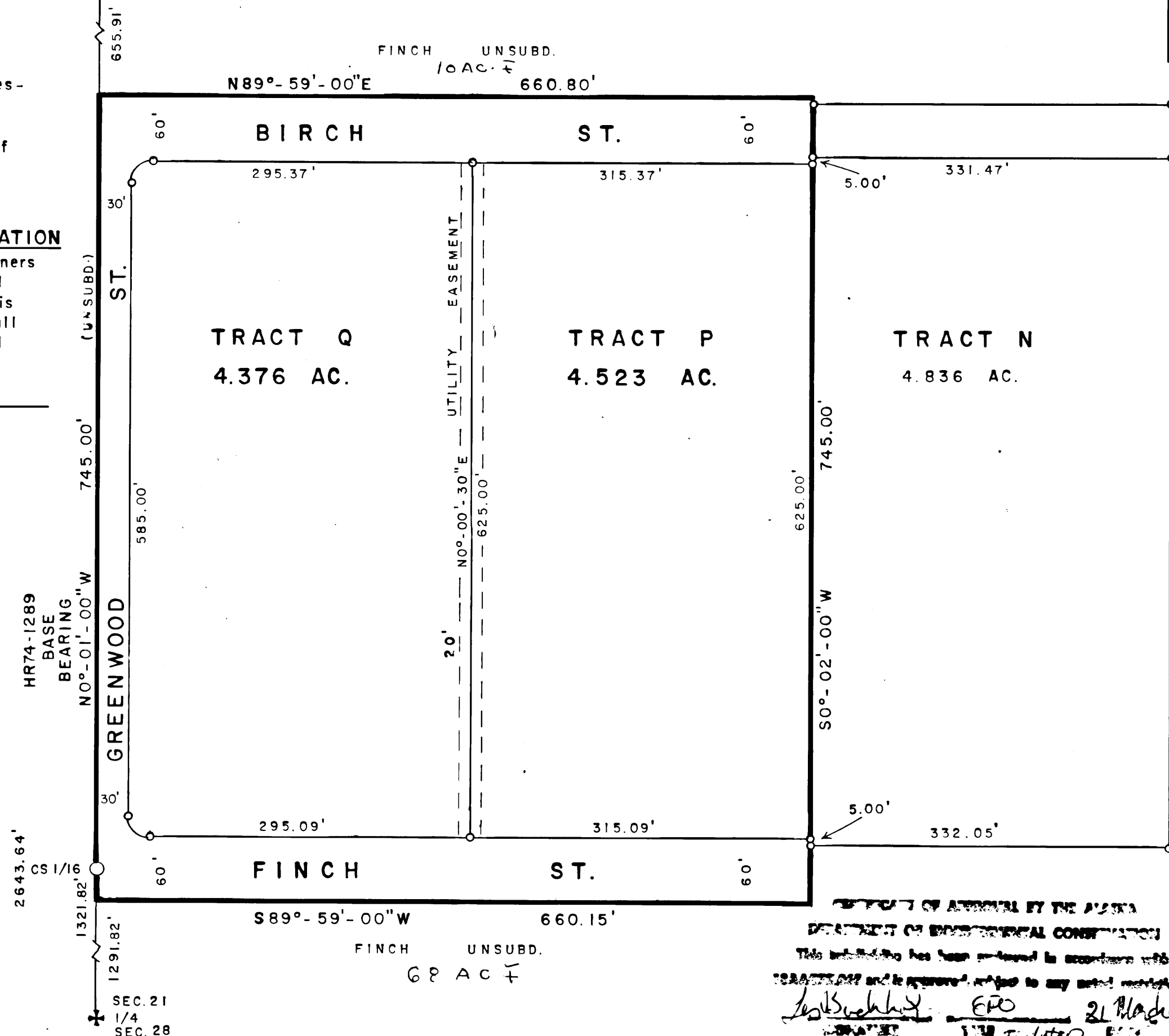
My commission expires 11/8/88

GREENWOOD HEIGHTS 1985 ADDITION

LOCATED IN NW1/4 SE1/4 SEC. 21, T5S, R12W, S.M., ALASKA
SCALE 1" = 100' AREA = 11.296 AC. 3-1-85

BY CLARENCE M. FINCH, S.R."A" HOMER, AK. 99603

CI/4 SEC. 21



VICINITY 1" = 1 mi. MAP

LEGEND

- ✝ - 1917 brass cap mon. by GLO, fnd.
- ⊕ - 1974 brass cap mon. by 268-S, fnd.
- - Aluminum mon. by 268-S, set.
- o - 5/8" rebar , found.
- - 1/2" x 2' rebar set.

CURVES

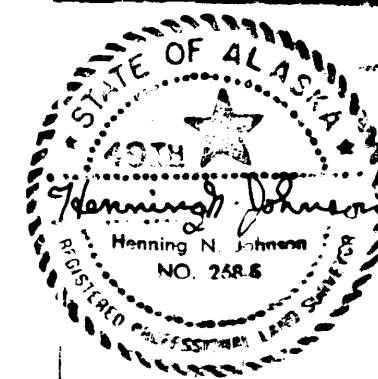
A - 90° T - 20'
R - 20' L - 31.42'
C - 28.28'

85-71

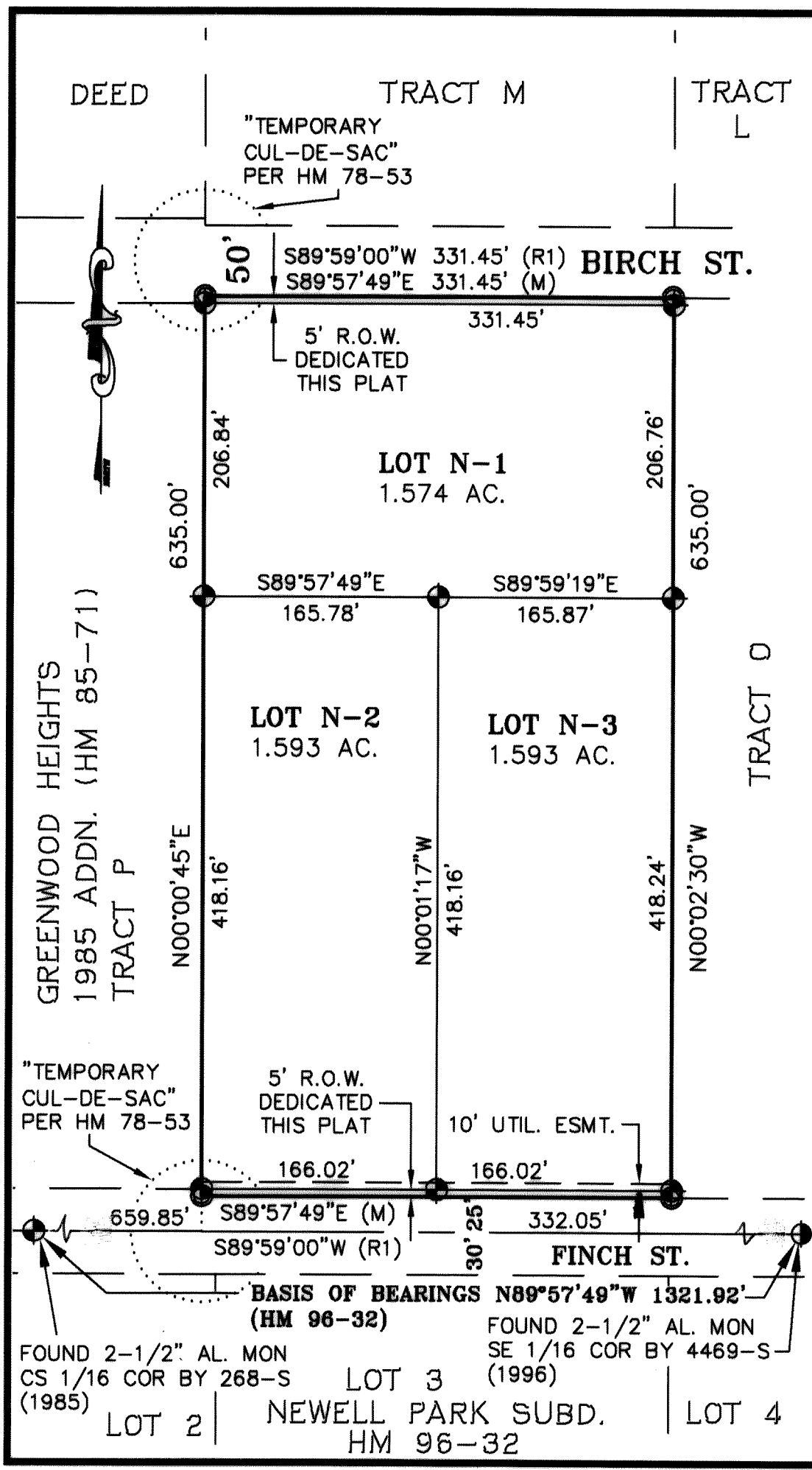
REC'D - FILED 10/14/85
HOMER REC. DIST.

DATE 6-26-85
TIME 3:30 P.M.

Requested by KPB
Address Soldotna, Alaska



BOX 27 CLAM GULCH, AK. 99568



NOTES

1. NO PERMANENT STRUCTURE SHALL BE CONSTRUCTED OR PLACED WITHIN AN EASEMENT WHICH WOULD INTERFERE WITH THE ABILITY OF A UTILITY TO USE THE EASEMENT.
2. THERE EXISTS A 5' UNDERGROUND UTILITY, OR OVERHEAD CLEARING EASEMENT ALONG ALL STREETS FOR HOMER ELECTRIC ASSOCIATION PER HM 78-53.
2. A BUILDING 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.
3. 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 (KPB 14.06).
4. LOT ACREAGE SHOWN INCLUDES "TEMPORARY CUL-DE-SAC" PORTIONS WITHIN THE LOT SHOWN.

WASTEWATER:

SOIL CONDITIONS IN THIS SUBDIVISION HAVE BEEN FOUND UNSUITABLE FOR CONVENTIONAL ONSITE WASTEWATER TREATMENT AND DISPOSAL SYSTEMS. PLANS FOR A TYPICAL ALTERNATE WASTEWATER DISPOSAL 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.

M. J. J. J. *3380-E* *26 Apr 05*
ENGINEER LICENSE # DATE

CERTIFICATE OF OWNERSHIP

We, hereby certify that we are the owners of the real property shown and described hereon, each as to an undivided 1/3 interest, as tenants in common, and that we hereby adopt this plan of subdivision, and by our free consent grant all easements to the use shown.

Brent L. Greer *Eugene D. Greer*
Daniel L. Greer
Brent L. Greer Eugene D. Greer
P.O. Box 993 P.O. Box 993
Homer, AK 99603 Homer, AK 99603
Daniel L. Greer
Daniel L. Greer
P.O. Box 993
Homer, AK 99603

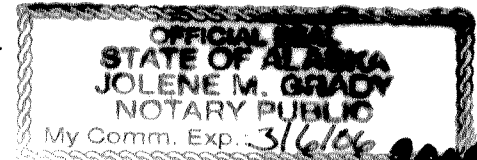
NOTARY'S ACKNOWLEDGEMENT

For Brent L. Greer, Daniel L. Greer and Eugene D. Greer

subscribed and sworn to before me this

28th day of *February* 2004.

Jolene M. Grady *3/6/06*
Notary public for Alaska My Commission Expires



PLAT APPROVAL

This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of 12-13-2004

KENAI PENINSULA BOROUGH

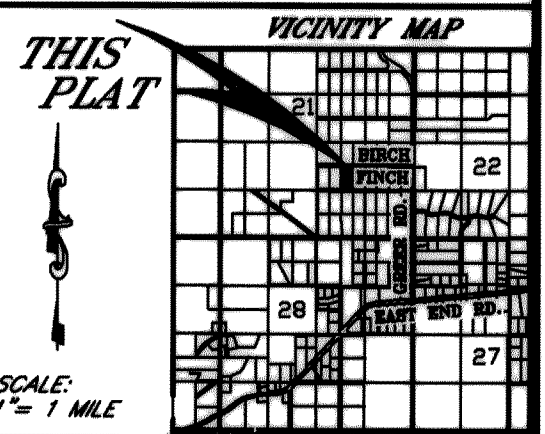
BY *Mary Jell*
Authorized Official

HOMER REC DIST
Date *5/25* 20*05*
Time *1:28* P.M.
Requested By *Ability*
Address _____

KPB FILE No. 2004-311

LEGEND

- SET 2" AL CAP ON 5/8" x 32" REBAR
- FOUND 1/2" REBAR PER R1
- (R1) RECORD DATA PER HM78-53
- (R2) RECORD DATA PER HM96-32



DATE	2-15-05
SCALE	1"=100'
JOB No.	3875
DRAWING:	3875

**GREENWOOD HEIGHTS
SUBD. 1978 ADDN.
GREER REPLAT**

A SUBDIVISION OF LOT N, GREENWOOD HEIGHTS SUBD. 1978 ADDN., (HM78-53), LOCATED WITHIN THE SE1/4 SEC 21, T5S, R12W, S. M., KENAI PENINSULA BOROUGH, THIRD JUDICIAL DISTRICT, STATE OF ALASKA, HOMER RECORDING DISTRICT, CONTAINING 4.760 ACRES

ABILITY SURVEYS

GARY D. NELSON, P.L.S.
(907)235-8440
152 DEHEL AVE., HOMER, ALASKA

NOTES

1. **BUILDING SETBACK:** 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.

2. **BASIS OF BEARING:** The Basis of Bearing was determined by high precision GPS methods. A local grid oriented to True Geodetic North at the SE corner of the subdivision was used for this survey.

3. The purpose of this plat is to subdivide Tract J into 4 tracts.

4. Acceptance of this plat by the Borough does not indicate acceptance of any encroachments by the Borough.

5. Any person developing these lots is responsible for obtaining all required local, state, and federal permits, including a U.S. Army Corps of Engineers wetlands determination, if applicable.

6. 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 an easement which would interfere with the ability of the utility to use the easement.

7. 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.

8. **WASTEWATER DISPOSAL:** Soil conditions, water table levels and soil slopes 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 the State of Alaska, and the design must be approved by the Alaska Department of Environmental Conservation.

SRP
Engineer

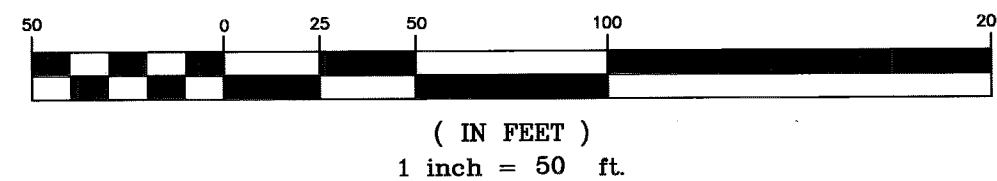
STEVEN R. PANNONE, P.E.

CE 8149 12/16/12
License # Date

MULLIKIN SURVEYS
P.O. BOX 790
HOMER, ALASKA 99603-0790
(907) 235-8975

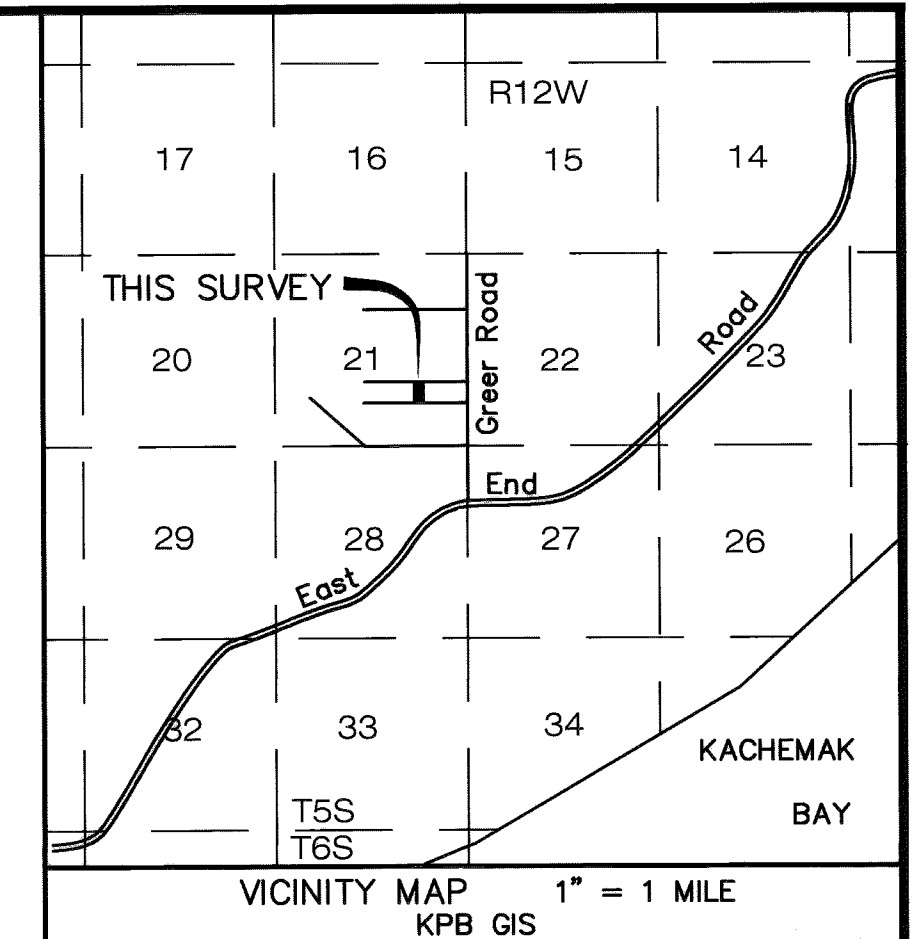
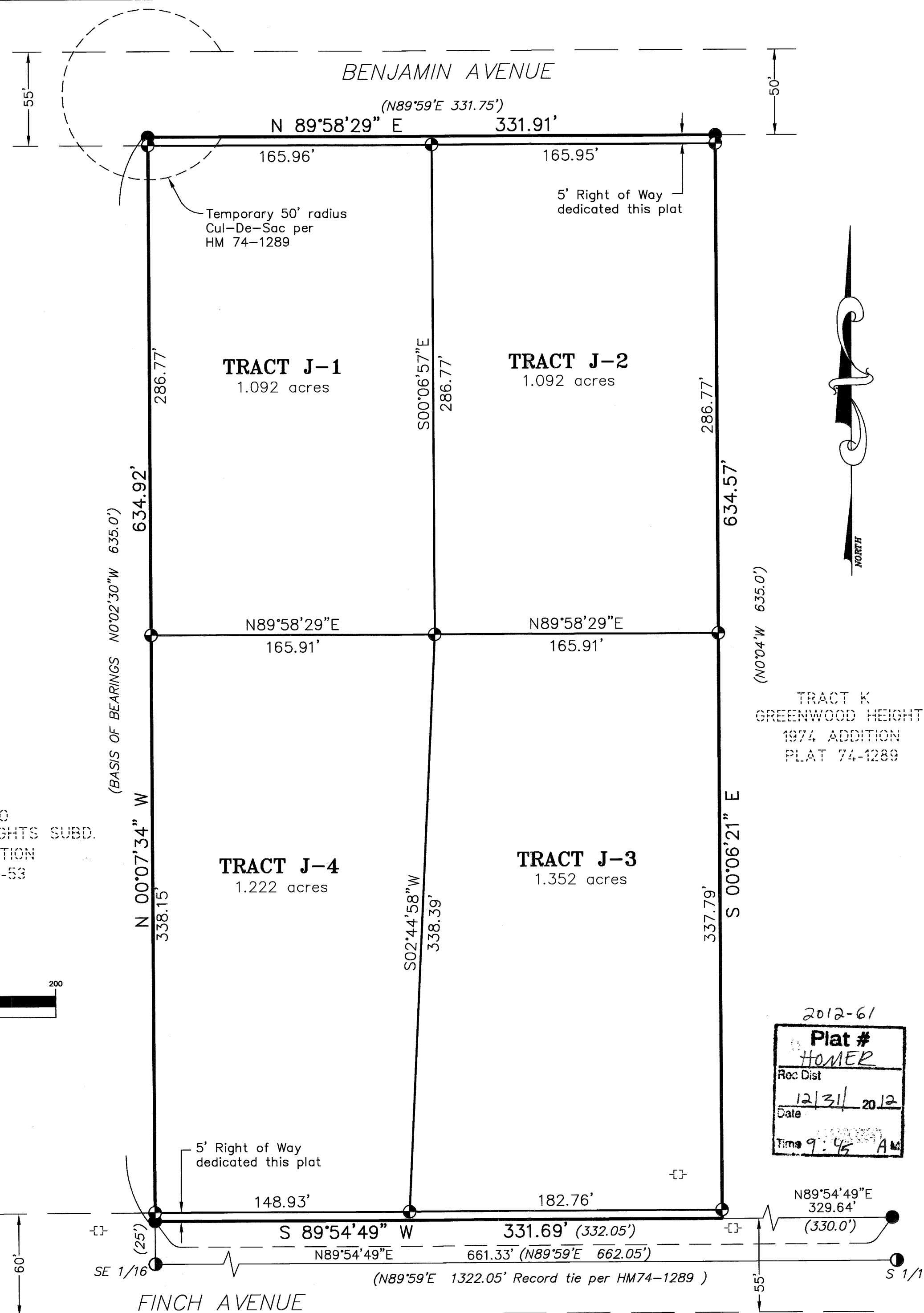
TRACT O
GREENWOOD HEIGHTS SUBD.
1978 ADDITION
PLAT 78-53

GRAPHIC SCALE



LEGEND

- 5/8" Rebar found
- ⊙ Set 2" Alum. cap on 5/8" x 30" rebar
- ⊠ Utility Pole
- () Record data per HM74-1289
- ⦿ Monument of Record, Brass Cap per HM74-1289



CERTIFICATE OF OWNERSHIP AND DEDICATION
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 my free consent dedicate all rights-of-way to public use and grant all easements to the use shown.
Donald M. DeArmoun 12/10/2012
Donald M. DeArmoun
P.O. Box 111667
Anchorage, AK 99511

NOTARY'S ACKNOWLEDGMENT
For: Donald M. DeArmoun and
Subscribed and sworn before me
this 10 day of Dec, 2012.

Sarah Behrens
Notary Public for the State of Alaska
My commission expires May 18, 2015

PLAT APPROVAL
This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of September 10, 2012

KENAI PENINSULA BOROUGH
By: *Paul B. Joella*
Authorized Official

GREENWOOD HEIGHTS 2012 ADDITION

A REPLAT OF TRACT 'J',
GREENWOOD HEIGHTS 1974 ADDITION, HM 74-1289
WITHIN THE NE1/4 SE1/4 SEC. 21,
T.5S., R.12W., SEWARD MERIDIAN,
KENAI PENINSULA BOROUGH,
HOMER RECORDING DISTRICT,
THIRD JUDICIAL DISTRICT,

CONTAINING 4.835 Ac.

SURVEYOR	CLIENT
Mullikin Surveys P.O. Box 790 Homer, AK 99603	Donald M. DeArmoun P.O. Box 111667 Homer, AK 99603
Drawn By: TAL	Scale: 1" = 50'
Date: December 1, 2012	File:
Checked By: DEM, JVM	Greenwoodheights 2012
Book No. 322	K.P.B. File 2012-124

KPB FILE No. 2014-093

NOTES:

1. A building setback of 20' is required from all street rights-of-way unless a lesser standard is approved by the appropriate Planning Commission.
2. The front 15' and the entire setback within 5 ft. of 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.
3. Roads must meet design and construction standards established by the Borough in order to be certified for inclusion in the Borough road maintenance program.
4. Any person developing this property is responsible for obtaining all required local, state and federal permits, including a U.S. Army Corps. of Engineers wetland determination if applicable.
5. The Kenai Watershed Forum 2013 Wetlands Mapping classifies this entire subdivision as Wetland/Upland complex.

Plat Approval:

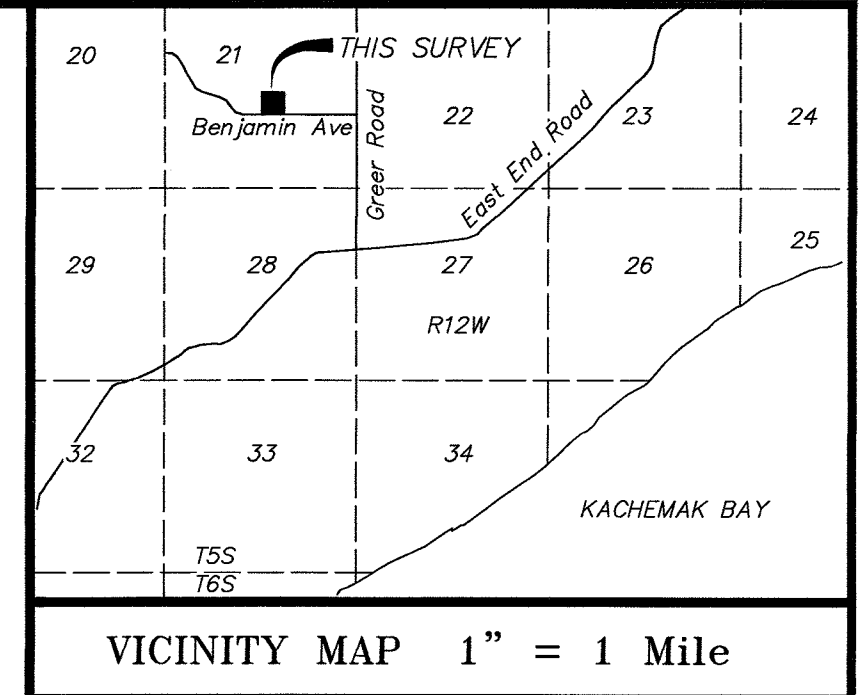
This plat was approved by the Kenai Peninsula Borough Planning Commission at the meeting of June 26, 2017

Kenai Peninsula Borough

By: *[Signature]* 12-19-2017
Authorized Official

LEGEND

- Found Monument as noted
- Found 2" Alcap as noted
- Found 5/8" Rebar
- Set 2" Aluminum Cap on 5/8" x 30" Rebar
- Utility Pole with anchor



Ownership Certificate:

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.

[Signature]
Henry B. Drechnowicz
PO Box 102
Hope, AK 99605

Notary's Acknowledgement:

For *[Signature]* Henry B. Drechnowicz
Acknowledged before me this 19 day of December, 2017.

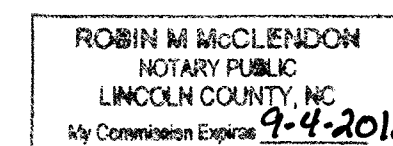
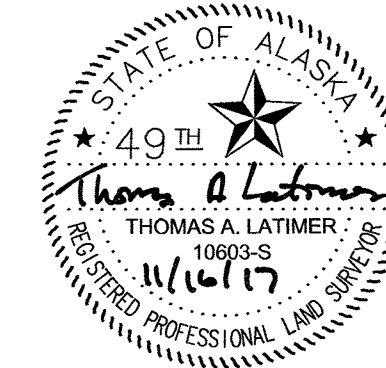
[Signature] Lori J. De France
Notary Public for Alaska
My Commission expires: AK, ASM 112.2

[Signature] Catherine A. Loughlin
Catherine A. Loughlin as Trustee of
Catherine A. Loughlin Declaration of Trust
117 Lauren Lane
Lincolntown, NC 28092-6436

Notary's Acknowledgement:

For *[Signature]* Catherine A. Loughlin
Acknowledged before me this 13 day of Dec, 2017.

[Signature] Robin M. McClenda
Notary Public for NC
My Commission expires: 9-4-2018



FRITZ CREEK ESTATES

A subdivision of NW1/4 NW1/4 SE1/4 Sec. 21
T5S, R12W, SM, Alaska,
Excepting therefrom that portion lying within Greenwood
Heights 1985 Addition according to Plat No. 85-71
Kenai Peninsula Borough, Homer Recording District,
Third Judicial District, Alaska
Containing 9.212 Acres

Prepared for:
Henry Drechnowicz
PO Box 102
Hope AK 99605
Catherine Loughlin
117 Lauren Lane,
Lincolntown, NC 28092

Prepared by:
Orion Surveys
PO Box 15025,
36570 Maria Road,
Fritz Creek, AK 99603
(907) 399-7028
tom@orionsurveys.com

Scale: 1"=80'

Date: 10/5/2017

FB: 7

Job# 567

KPB File No. 2017-075

2017-56

Plat #
Homer
Rec Dist
12-21-2017
Date
Time 2:30 P.M.

LINE	BEARING	DISTANCE
L1	N89°58'00"W	30.00'
L2	S89°58'25"W	30.00'
L3	S00°02'29"W	60.00'

