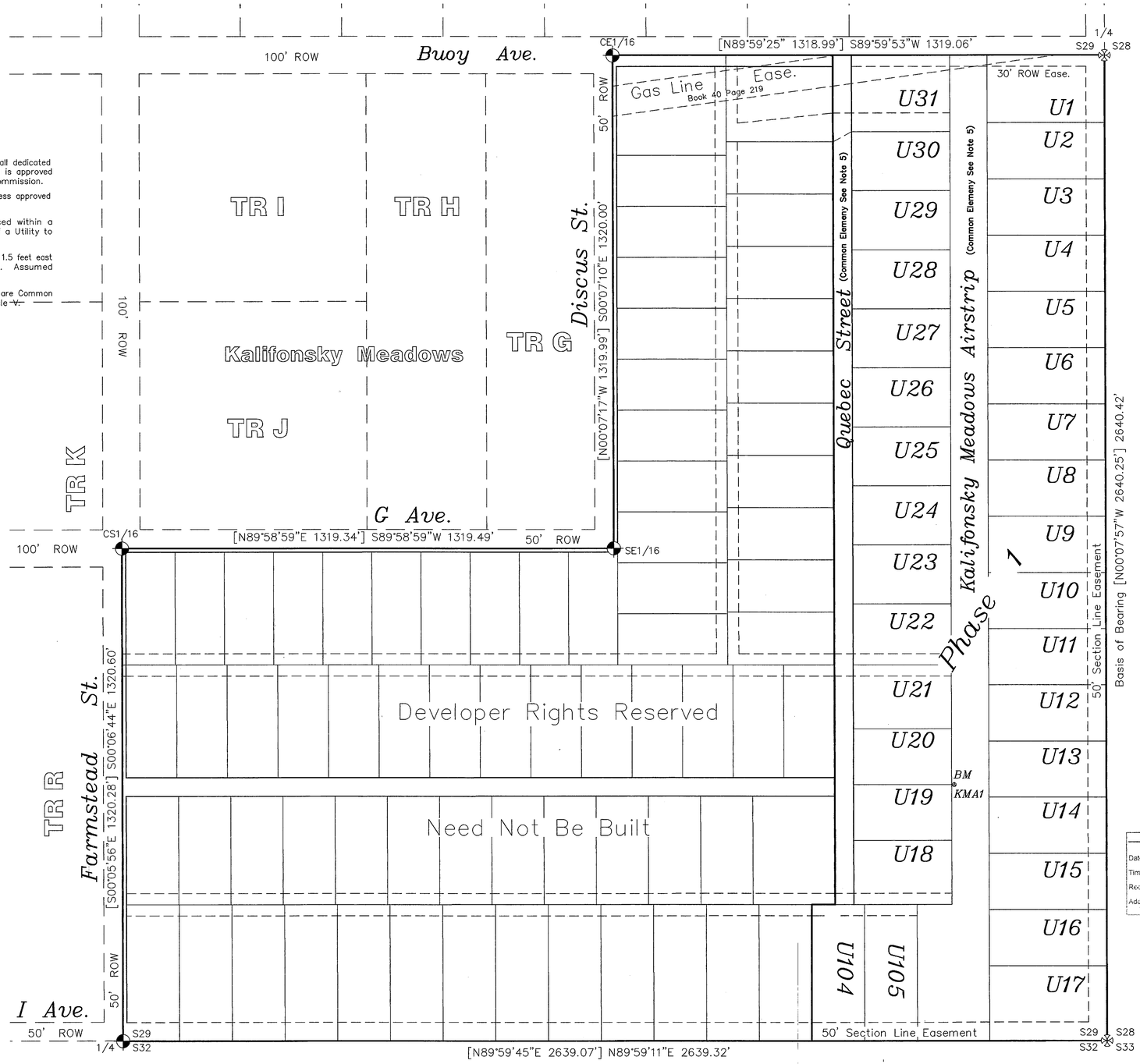
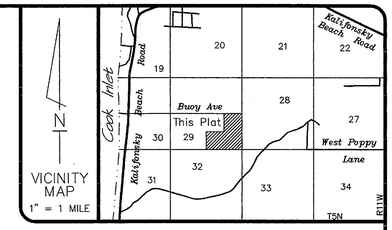
NOTES:

1) Building Setback – A setback of 20 feet is required from all dedicated street rights-of-way unless a lesser standard is approved by resolution of the appropriate Planning Commission.
2) No private access to State maintained ROW's permitted unless approved by the State of Alaska Department of Transportation.
3) 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.
4) Assumed elevations are based on Bench Mark KMA 1, located 1.5 feet east Northeast corner Unit 19 / Southeast corner unit 20. Assumed elevation is 129.2 feet.
5) Kalifonsky Meadows Airstrip, Quebec St. & Taxiway Ease. are Common Elements as defined by Article 1 and described in Article ~~V.~~







LEGEND:

- Monument (found)
- 2-1/2" Brass Cap BLM Monument (found)
- 5/8" Rebar (set)
- *BM* Bench Mark
- [ ] Record Datum – Kalifonsky Meadow Subdivision Plat # 2005-43 KRD

OWNERSHIP'S CERTIFICATE

We do hereby certify that we are the owners of NE1/4 & S1/2 of Section 29, North, Range 11 West, Seward Meridian, Alaska. WE do hereby consent to the preparation and recording of this condominium plan pursuant to the Uniform Common Interest Ownership Act, AS. 34.08

David N. Yragui — Mary Jeanne Yragui

P. O. Box 1290
Kenai, Alaska 99611

NOTARY'S ACKNOWLEDGMENT

Subscribed and sworn before me this 13th day of January 2009 for David + Mary Jeanne Yragui.

Notary Public for Alaska
My Commission Expires March 29, 2012

SURVEYOR'S CERTIFICATE

Section 34.08.170 of the Uniform Common Interest Ownership Act requires that a certification be made which states the plat and plan contains the information as set forth in Section 34.08.170.

I do hereby certify that this plan is a true and correct layout of the units accurately surveyed to depict an As-Built survey, and that the information as required by Alaska Statute 34.08.170 is provided for on these plans.

Clifford E. Baker, PLS No. 5152

STATE OF ALASKA — CLIFFORD E. BAKER — No. LS-5152 — REGISTERED PROFESSIONAL LAND SURVEYOR

CERTIFICATE OF COMPLETION

Section 34.08.090 of the Uniform Common Interest Ownership Act provides that a declaration for a condominium may not be recorded and a plat or or plan that is a part of the declaration for a condominium may not be filed unless a certificate of completion is recorded with the declaration as evidence that the structural components and mechanical systems of each building containing or comprising a unit of the condominium are completed substantially in accordance with the plans.

This is to certify that in The Kalifonsky Meadows Airpark Condominiums Phase 1, there are no buildings containing or comprising a unit.

Clifford E. Baker, PLS No. 5152

REC DIST
Date 20
Time M
Requested By
Address

Kenai 2009-3



# Kalifonsky Meadows Airpark Condominiums Units 1 - 31, 104 & 105

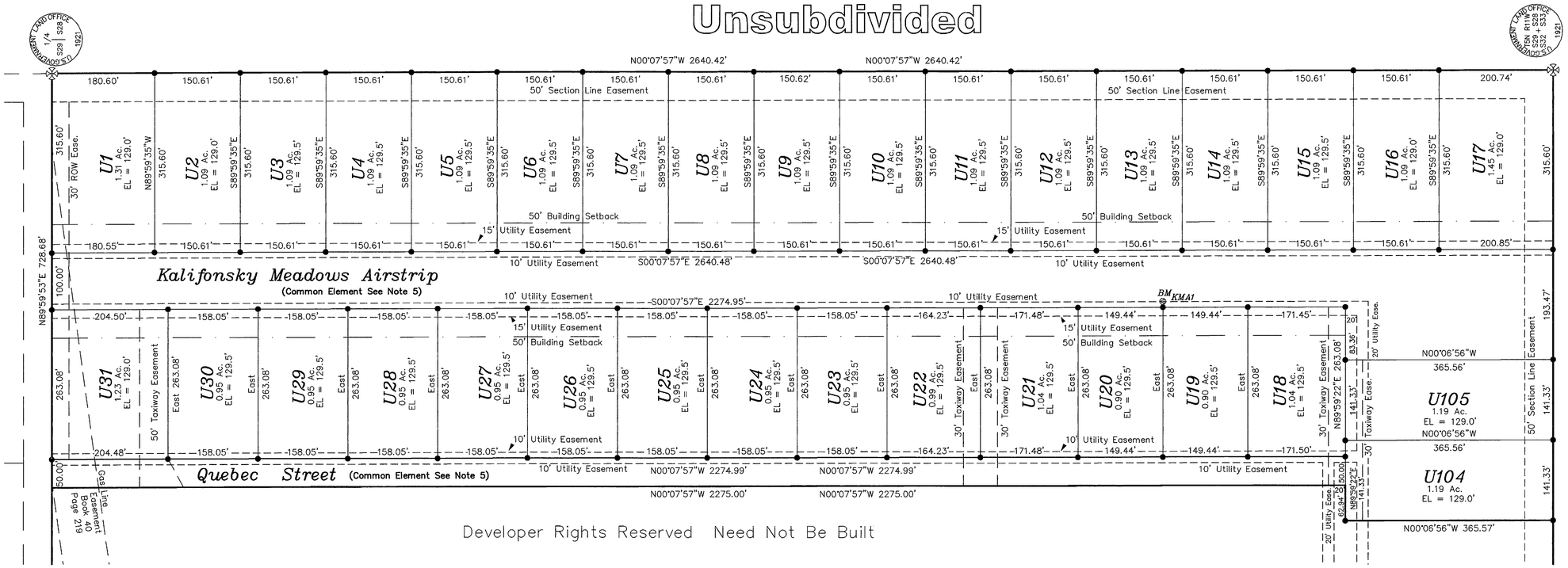
Located within the SE1/4 of Section 29, T5N, R11W, S.M., Kenai Recording District, Kenai Peninsula Borough, Alaska.


Integrity Surveys, Inc.
8195 Kenai Spur Hwy Kenai, Alaska 99611-8902
SURVEYORS PHONE – (907) 283-9047 FAX --- (907) 283-9071 PLANNERS


| | | | |
|---|---|---|---|
| JOB NO: | 28013 | DRAWN: | 06 January, 2009 CB |
| SURVEYED: | April, 2008 | SCALE: | Not to Scale |
| FIELD BK: | 2007-5 | DISK: | Kalifonsky Meadows |




# Unsubdivided




Developer Rights Reserved Need Not Be Built

2009-3
Kenai REC DIST
Date 1/13 2009
Time 10:37 A M
Requested By Vragui
Address



# Kalifonsky Meadows Airpark Condominiums - Ph. 1 Units 1 - 31, 104 & 105

Located within the SE1/4 of Section 29, T5N, R11W, S.M., Kenai Recording District, Kenai Peninsula Borough, Alaska.


**Integrity Surveys, Inc.**

8195 Kenai Spur Hwy Kenai, Alaska 99611-8902

SURVEYORS PHONE – (907) 283-9047 FAX --- (907) 283-9071 PLANNERS


| | | | |
|---|---|---|---|
| JOB NO: | 28013 | DRAWN: | 06 January, 2009 CB |
| SURVEYED: | April, 2008 | SCALE: | 1" = 100' |
| FIELD BK: | 2007-5 | DISK: | Kalifonsky Meadows |