

LEGEND

- (N) RECORD DATA DERIVED FROM KNIK KNOLES SUBDIVISION PLAT NO. 81-84
- (U) MEASURED DATA
- RECOVERED 5/8" REBAR
- RECOVERED 2" BRASS CAP MARKED AS SHOWN
- SET 3/8"x30" REBAR 9/16"-1/4" PLASTIC CAP MARKED L5 10086

CERTIFICATE OF PAYMENT OF TAXES

I HEREBY CERTIFY THAT ALL CURRENT TAXES AND SPECIAL ASSESSMENTS THROUGH December 31, 2014, AGAINST THE PROPERTY INCLUDED IN THIS SUBDIVISION OR RESUBDIVISION, HAVE BEEN PAID.

TAX COLLECTION OFFICE, JUN-30 THROUGH DATE 5/15/15

NOTES

- THERE MAY BE FEDERAL, STATE AND LOCAL REQUIREMENTS GOVERNING LAND USE. THE INDIVIDUAL PARCEL OWNER SHALL OBTAIN A DETERMINATION WHETHER THESE REQUIREMENTS APPLY TO THE DEVELOPMENT OF PARCELS SHOWN ON THE PLAT TO BE RECORDED.
- NO INDIVIDUAL WATER SUPPLY SYSTEM OR SEWAGE DISPOSAL SYSTEM SHALL BE PERMITTED ON ANY LOT UNLESS THE SYSTEM IS LOCATED, CONSTRUCTED AND EQUIPPED IN ACCORDANCE WITH THE REQUIREMENTS, STANDARDS AND RECOMMENDATIONS OF THE STATE OF ALASKA, DEPARTMENT OF ENVIRONMENTAL CONSERVATION, WHICH GOVERN THOSE SYSTEMS.
- NO PART OF A SUBSURFACE SEWAGE DISPOSAL SYSTEM SHALL BE CLOSER THAN 100' FROM ANY BODY OF WATER OR WATERCOURSE.
- MAVANUSA ELECTRIC ASSOCIATION, INC. RECORDED A BLANKET EASEMENT SEPTEMBER 6, 2002 AT SERIAL NO. 2002-018301-0.
- EASEMENT RECORDED JUNE 20, 1978 AT BOOK 107, PAGE 643 APPEARS TO HAVE ERRORS AS TO WHAT SIDE OF THE ALIQUOT PART LINE IT IS. THE INTENT OF THE EASEMENT WAS TO PROVIDE ACCESS TO PARCEL 2, MSB WATERS 78-41, RECORDED AS 78-108W.

PLANNING & LAND USE DIRECTOR'S CERTIFICATE

I CERTIFY THAT THIS SUBDIVISION PLAT HAS BEEN FOUND TO COMPLY WITH THE LAND SUBDIVISION REGULATIONS OF THE STATE OF ALASKA, AND THAT THE PLAT HAS BEEN APPROVED BY THE PLANNING AND LAND USE DIVISION OF THE STATE OF ALASKA. THIS PLAT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE RECORDER IN THE PALMER RECORDING DISTRICT, THIRD JUDICIAL DISTRICT, STATE OF ALASKA, IN WHICH THE PLAT IS LOCATED.

PLANNING AND LAND USE DIRECTOR DATE: May 22, 2015

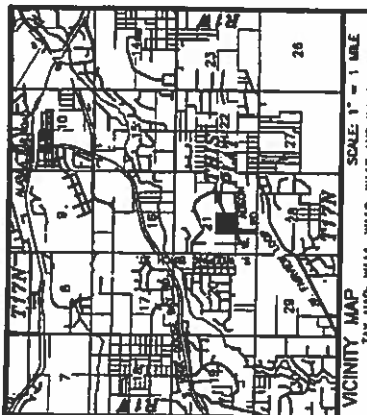
ATTEST: Planning Clerk



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT I AM A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF ALASKA AND THAT THIS DIRECT SURVEY AND A SURVEY MADE BY ME OR UNDER MY DIRECT SUPERVISION AND THAT THE MONUMENTS SHOWN ON THE PLAT ACTUALLY EXIST AS DESCRIBED, AND THAT ALL DIMENSIONAL AND OTHER DATA ARE TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

DATE 5/14/2015



VICINITY MAP
TAX MAP: WA11, WA12, WA13 AND WA14
SCALE: 1" = 1 MILE

CERTIFICATE OF OWNERSHIP

WE CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED IN THIS PLAT AND THAT WE ADOPT THIS PLAN OF SUBDIVISION BY OUR FREE CONSENT.

William D. Palmer by John Palmer, RA 524-15
WILLIAM D. PALMER
ESTHER A. PALMER HIS ATTORNEY IN FACT
P.O. BOX 873060
WASILLA, AK 99687

Barbara Pappas 5-21-15
CAROLINE PEPPER
P.O. BOX 873060
WASILLA, AK 99687

NOTARY'S ACKNOWLEDGEMENT

SUBSCRIBED AND SIGNED BY ME THIS 21st DAY OF May, 2015, FOR ESTHER A. PALMER and John Palmer
Notary for the State of Alaska
MY COMMISSION EXPIRES 2017-02-28/15



2015-63

Plat # Palmer
May 22, 2015
Time 2:48 P M

PEPPERS SUBDIVISION

PARCEL NO. 1, MSB WATERS RESOLUTION 78-72
RECORDED AS 78-177W AND THE NE1/4, NE1/4, NE1/4, NE1/4, SECTION 21, T17N, R17E, S4L, AK
LOCATED WITHIN THE SW1/4, SECTION 21, T17N, R17E, S4L, AK
PALMER RECORDING DISTRICT
CONTAINING SEVERAL ACRES

BATES ENGINEERING
PO BOX 877732
WASILLA, AK 99687
ENGINEERING 907-337-3077

DRAWN: JRD [CHECKED: HUB] SCALE: 1"=200' SHEET 01 OF 01

