

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

WE HEREBY CERTIFY THAT WE ARE THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREIN 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 \_\_\_\_\_ OWNER \_\_\_\_\_ (SIGNATURE) \_\_\_\_\_

DATE \_\_\_\_\_ OWNER \_\_\_\_\_ (SIGNATURE) \_\_\_\_\_

**NOTARY'S ACKNOWLEDGMENT**

US OF AMERICA  
STATE OF ALASKA  
CITY & BOROUGH OF SITKA

THIS IS TO CERTIFY THAT ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED \_\_\_\_\_

TO ME KNOWN TO BE THE IDENTICAL INDIVIDUAL(S) MENTIONED AND WHO EXECUTED THE WITHIN PLAT AND \_\_\_\_\_ ACKNOWLEDGED TO ME THAT \_\_\_\_\_ 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.

MY COMMISSION EXPIRES \_\_\_\_\_.

NOTARY PUBLIC IN AND FOR THE STATE OF ALASKA

**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 MUNICIPALITY OF SKAGWAY, AK AND THE PLANNING AND ZONING COMMISSION, DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022

AND THAT THE PLAT SHOWN HEREON HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE DISTRICT COURT, EX OFFICIO RECORDER, SKAGWAY, ALASKA.

DATE \_\_\_\_\_ CHAIRMAN, PLATTING AND ZONING COMMISSION \_\_\_\_\_

ATTEST: CLERK \_\_\_\_\_ 20\_\_\_\_

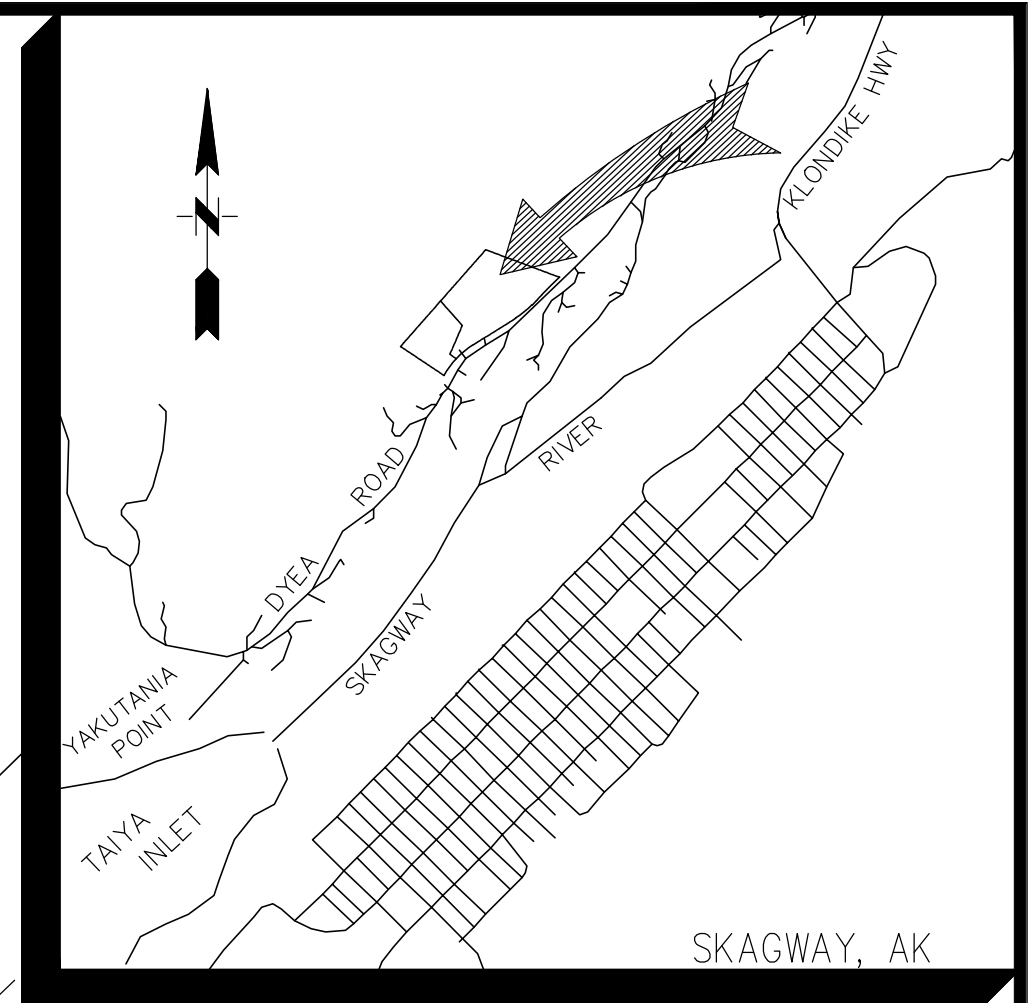
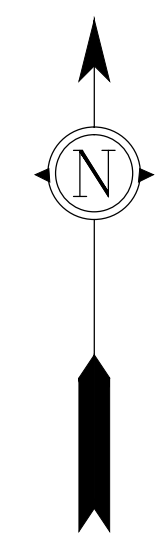
**TAX CERTIFICATE**

I HEREBY CERTIFY THAT ALL TAXES ARE PAID AND ASSESSMENTS FOR THE PROPERTY ARE CURRENT.

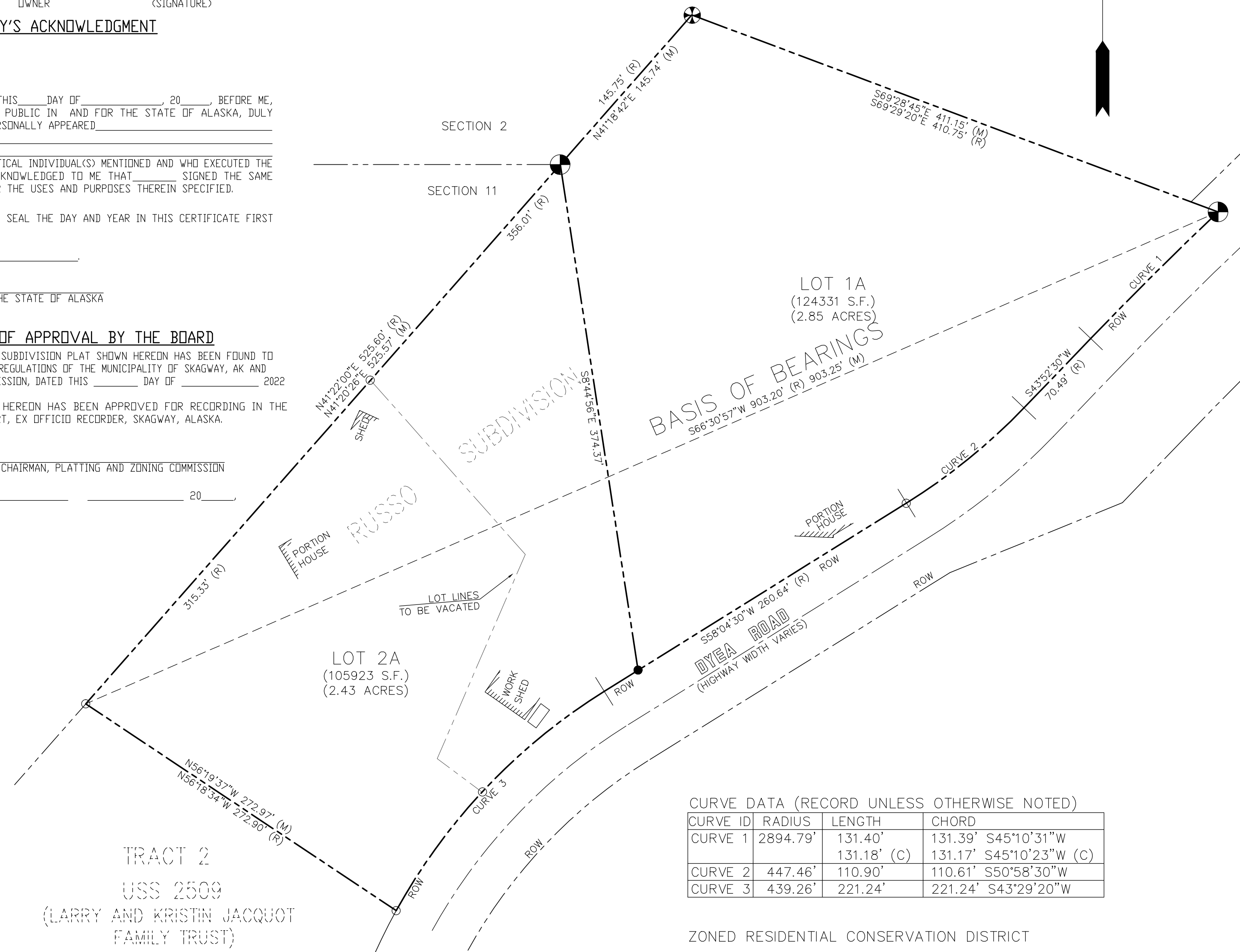
DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_\_\_

SKAGWAY MUNICIPAL ASSESSOR \_\_\_\_\_

USS 5110  
(CITY OF SKAGWAY)



VICINITY MAP  
SCALE 1"=1,000'



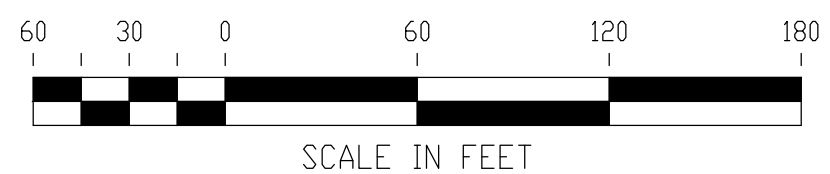
**BASIS OF BEARINGS**  
S66°30'57" W 903.20' (R) 903.25' (M)

CURVE DATA (RECORD UNLESS OTHERWISE NOTED)

CURVE ID	RADIUS	LENGTH	CHORD
CURVE 1	2894.79'	131.40'	131.39' S45°10'31"W 131.18' (C) 131.17' S45°10'23"W (C)
CURVE 2	447.46'	110.90'	110.61' S50°58'30"W
CURVE 3	439.26'	221.24'	221.24' S43°29'20"W

- LEGEND**
- G.L.O. MONUMENT (RECOVERED)
  - PRIMARY CONTROL MONUMENT RECOVERED (BRASS CAP)
  - SECONDARY MONUMENT (RECOVERED)
  - SECONDARY MONUMENT (SET)
  - (R) RECORDED DATA (PER PLAT# 2005-3)
  - (C) COMPUTED DATA
  - (M) MEASURED DATA

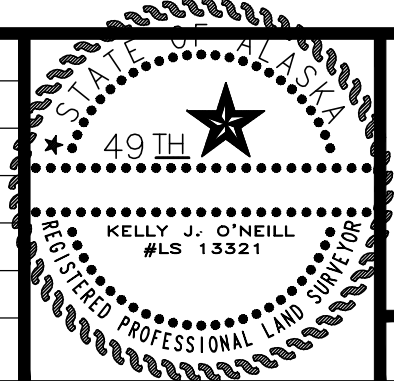
- NOTES**
- 1) THE PURPOSE OF THIS PLAT IS TO ADJUST THE LOT LINE BETWEEN LOTS 1 AND 2 OF THE RUSSO SUBDIVISION AS SHOWN CREATING A STRAIGHT LINE.
  - 2) ALL REQUIRED STATE AND FEDERAL PERMITS FOR THIS PROPERTY HAVE PREVIOUSLY BEEN OBTAINED.



**NORTH 57\***  
**LAND SURVEYING LLC**  
(907) 747-6700 215-F SMITH STREET, SITKA, AK  
8800 GLACIER HWY., STE. 224 1/2, JUNEAU, AK  
MAILING ADDRESS - 2007 CASCADE CREEK ROAD, SITKA, AK 99835  
EMAIL: north57landsurveying@yahoo.com

BY	DATE	REV.	DESCRIPTION OF CHANGE

RECORD OF REVISIONS



DRAWN: JCH/ACAD  
CHECKED: KO  
DATE OF PLAT: OCT. 17, 2022 \* 08:37:55  
SCALE: 1" = 60'  
DRAWING NAME: 40407-01  
PROJECT NO. 40407-01

**SURVEYOR'S CERTIFICATE**  
I HEREBY CERTIFY THAT I AM A REGISTERED SURVEYOR, LICENSED IN THE STATE OF ALASKA, AND THAT IN SEPT. 2022 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.

DATE \_\_\_\_\_ KELLY O'NEILL LS 13321

PLAT OF  
**RUSSO LOT LINE ADJUSTMENT**  
A LOT LINE ADJUSTMENT OF  
**LOT 1 AND LOT 2, RUSSO SUBDIVISION**  
**(PLAT# 2005-3)**

CLIENT: MICHAEL B. KLENSCH

PRELIMINARY - FOR REVIEW (NOV. 1, 2022)