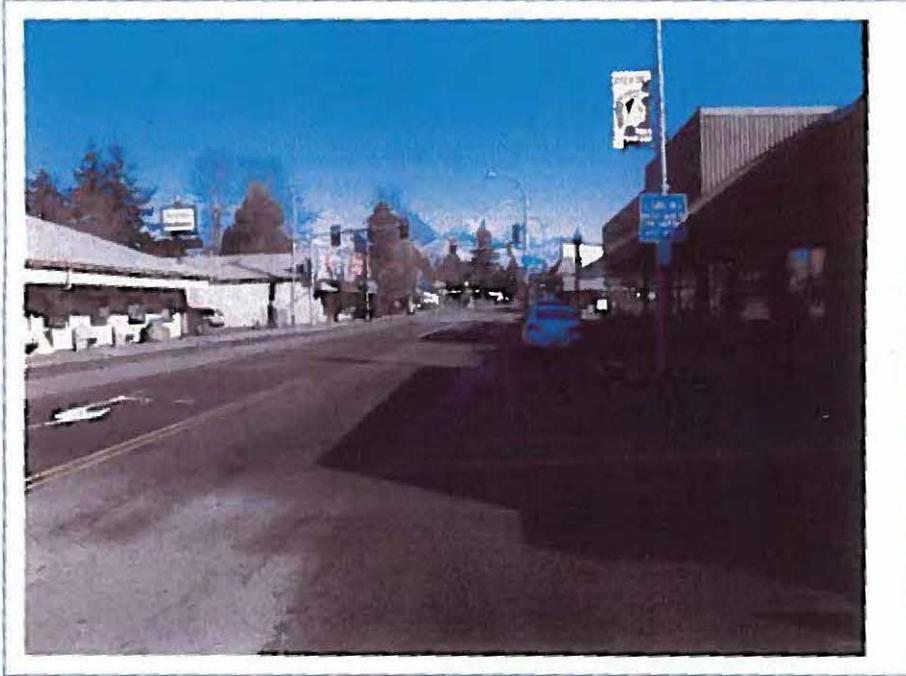


Subject Photographs

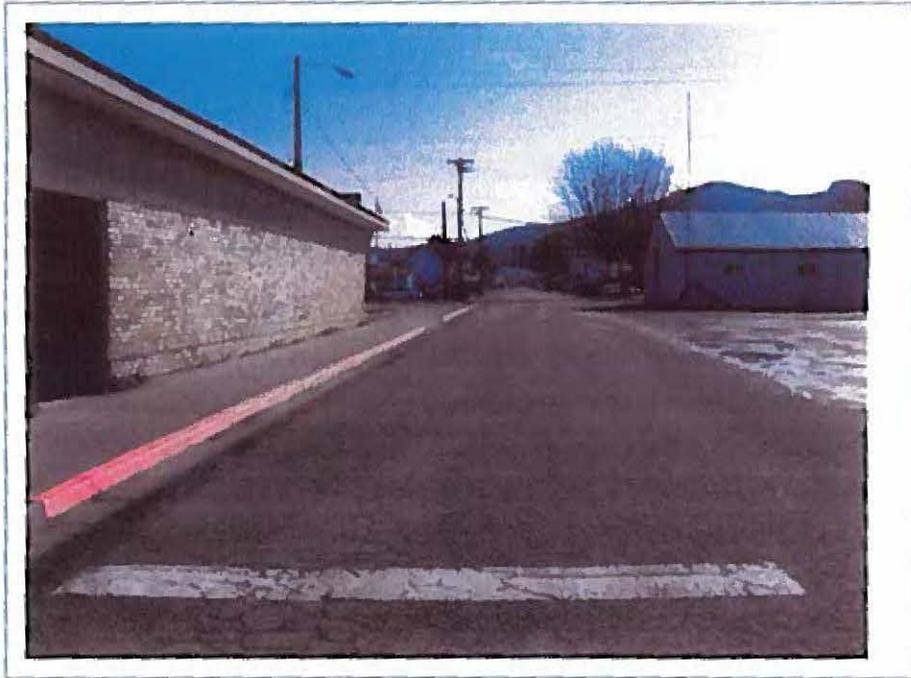


Looking North along South Forks Avenue

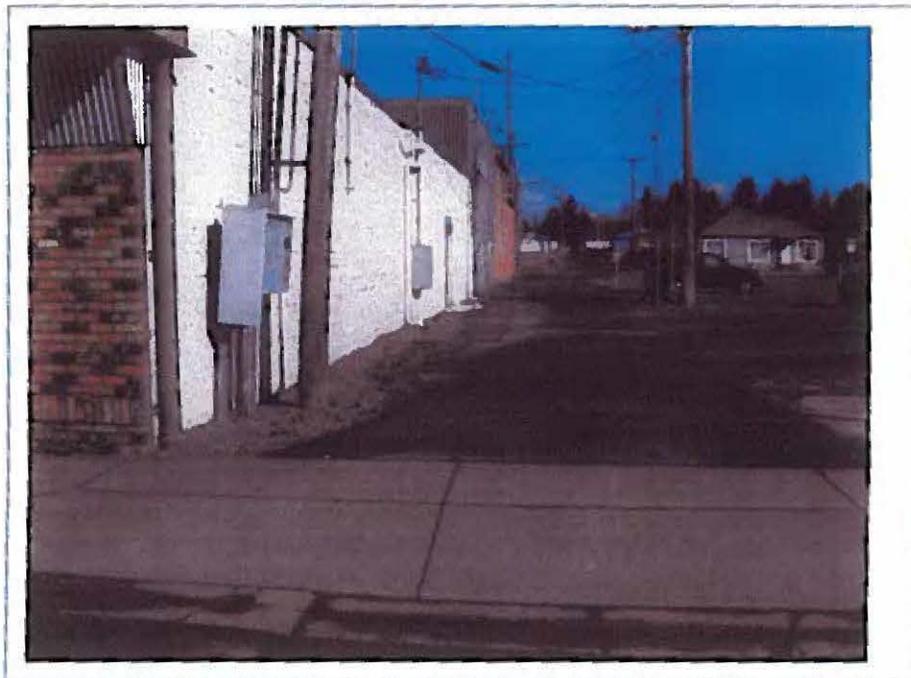


Looking South along South Forks Avenue

Subject Photographs

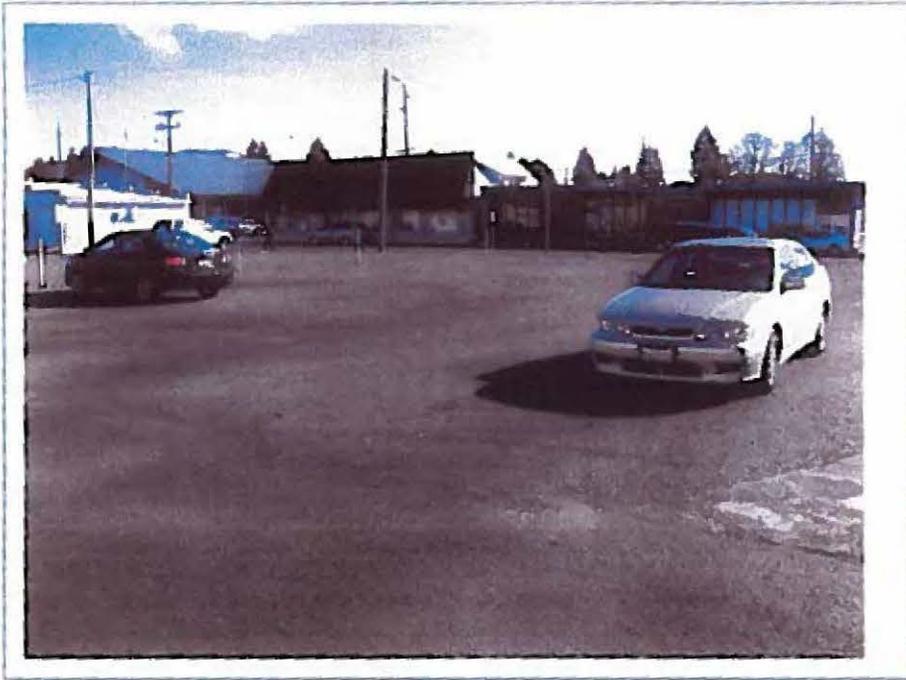


Looking East along East A Street

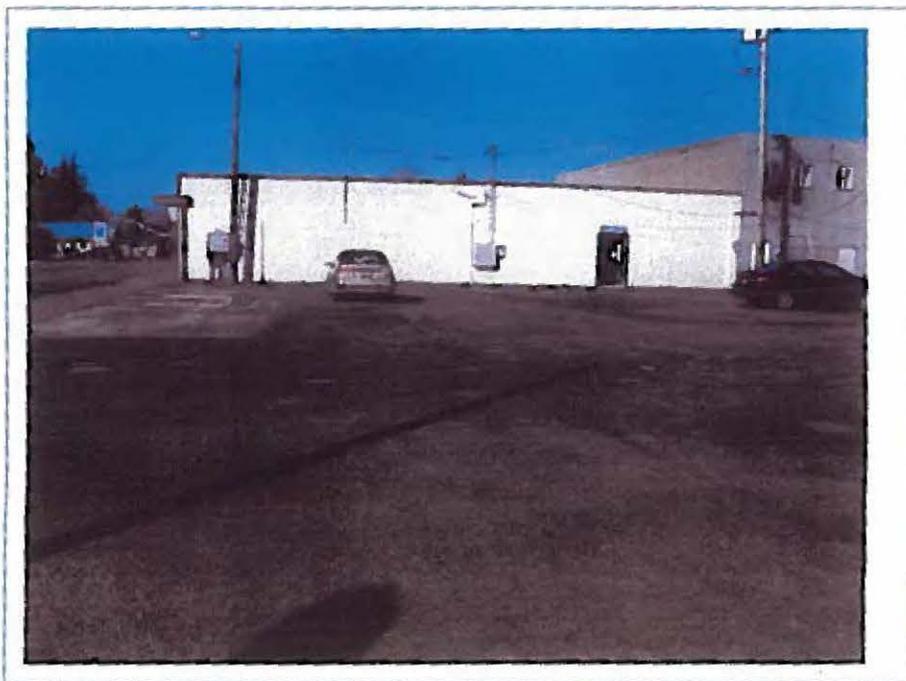


Looking North along the Alley at the East Side of the Building

Subject Photographs

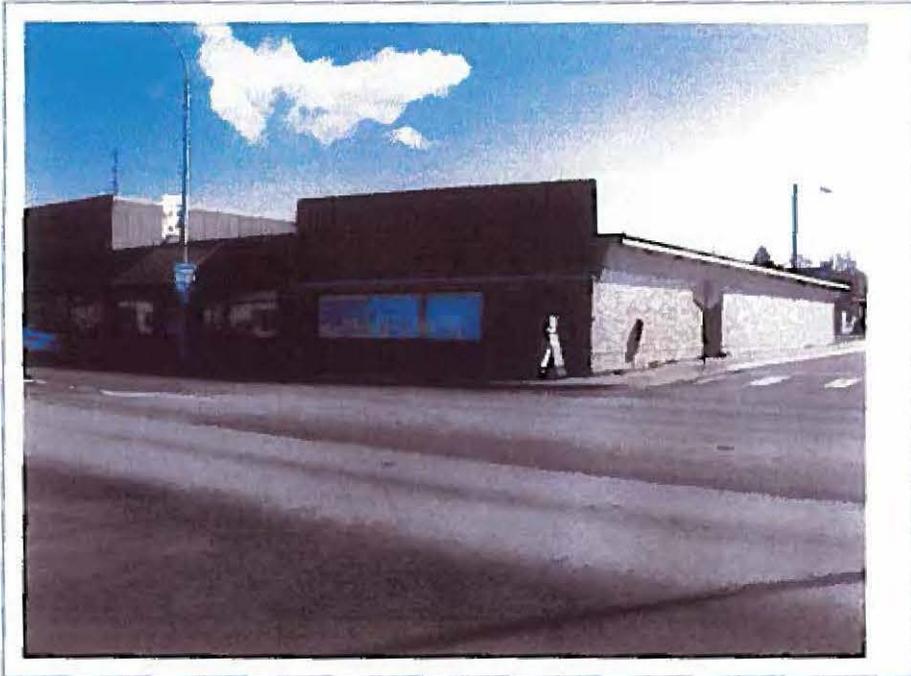


Looking Northeast across the Subject Parking Lot

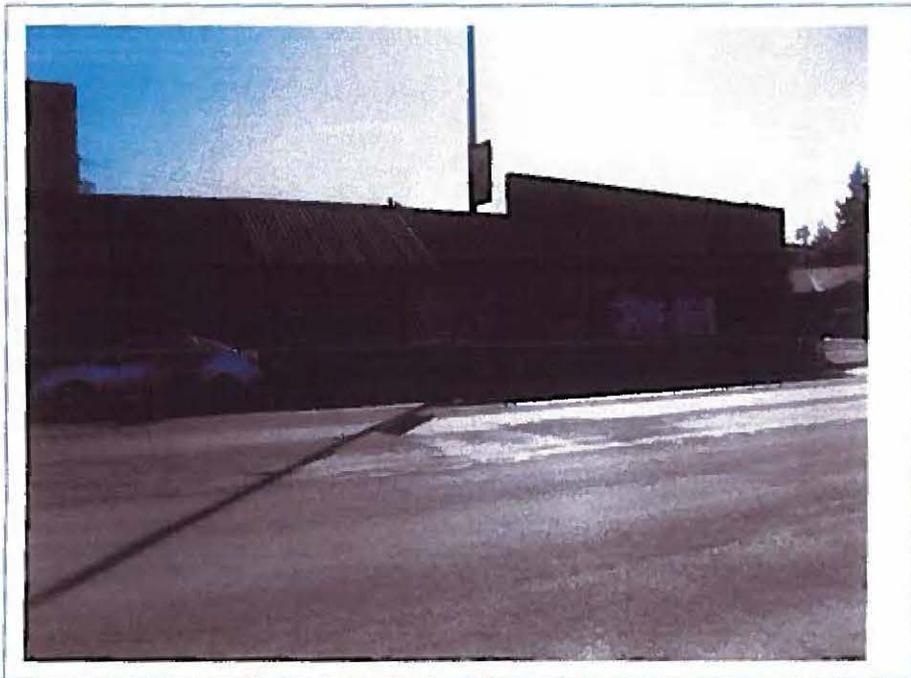


Looking West across the Subject Parking Lot toward the Back of the Subject Building

Subject Photographs



Looking Northeast at the Subject from across South Forks Avenue



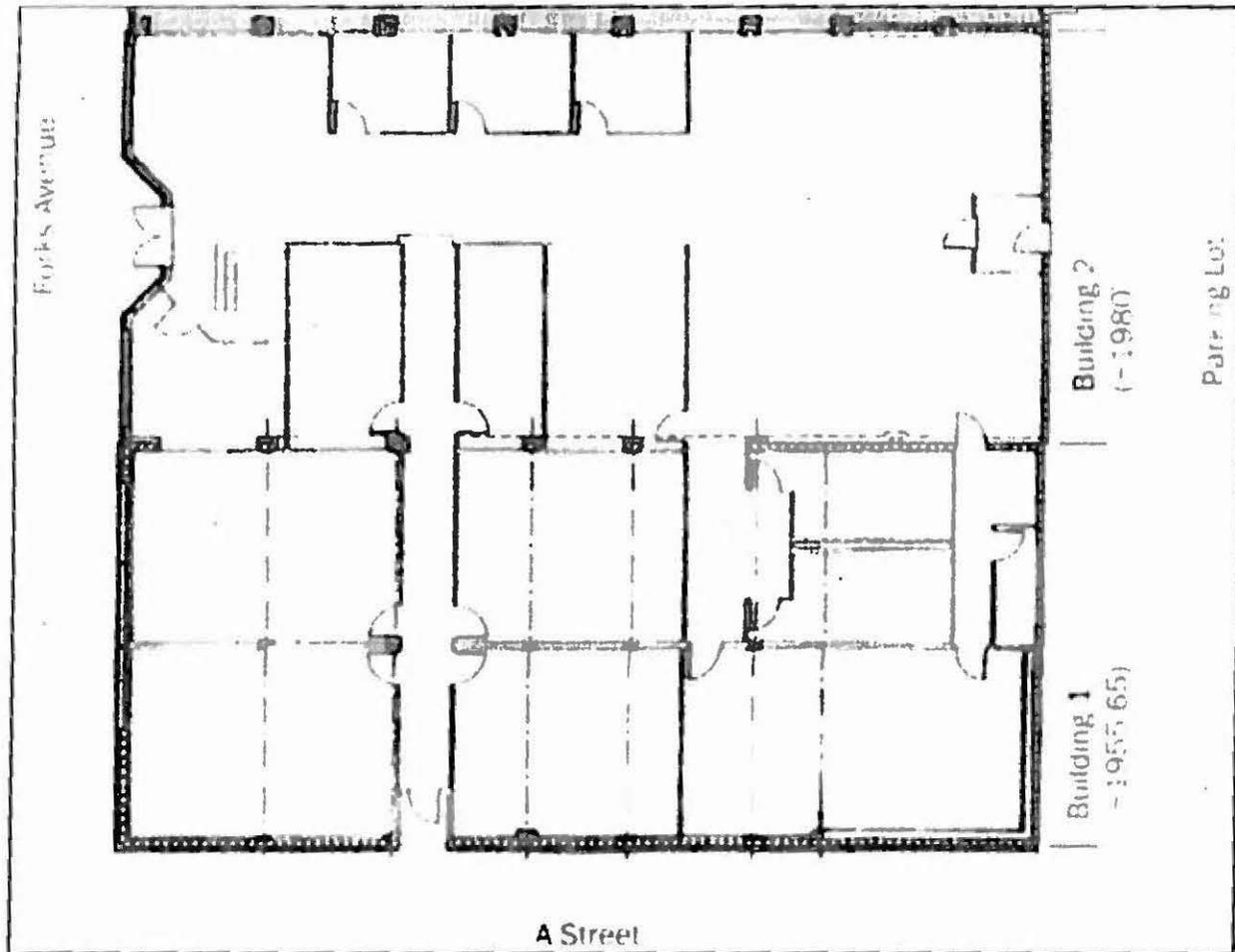
Looking Southeast at the Subject from across South Forks Avenue

Subject Photographs



Aerial View

Improvements



Building Description:

The subject is a single story former retail building that has been remodeled into a Peninsula College branch campus. Part of the building was originally constructed in the 1950's or 1960's and was then expanded in the 1980's. In 2000, the building was purchased by the current owner and the interior was remodeled. The interior consists of (4) enclosed offices, (6) classrooms, (2) restrooms, and some open work areas.

Dimensions/Area:

7,392± SF.

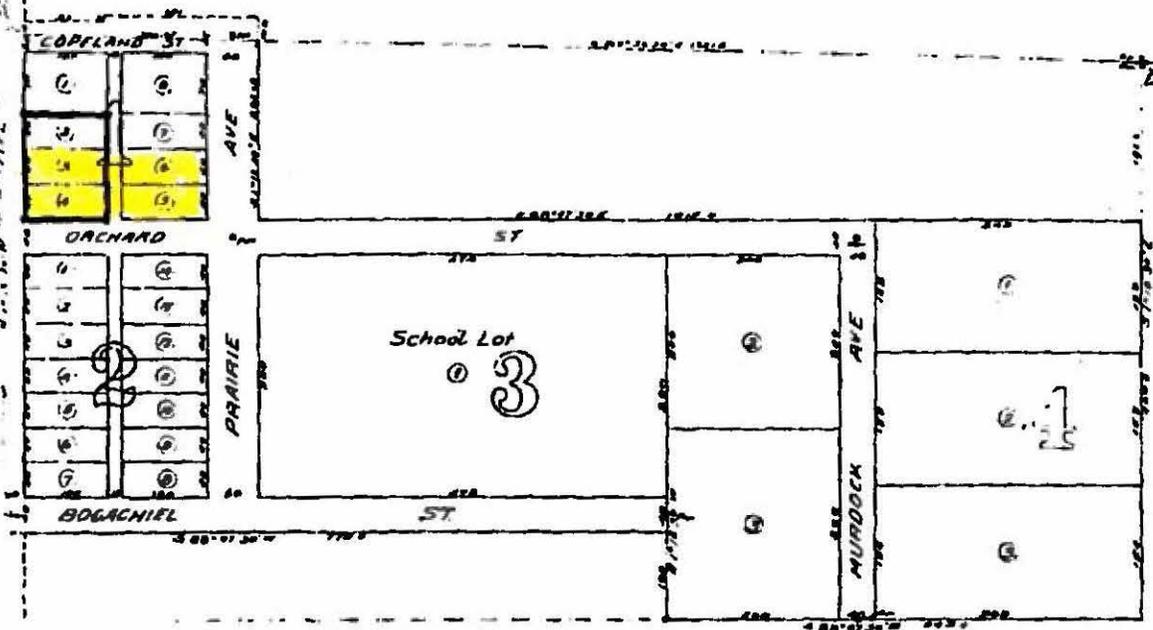
Please note: the area used is based upon the appraiser's measurements. Should a set of "as built" floor plans or an engineering report be provided that shows a difference

COPELAND'S FIRST ADDITION
 To the
TOWNSITE OF
FORKS
CLALLAM COUNTY
WASHINGTON

SCALE
1/4" = 100 FT

1919

E. Miller & Son
South Fork



I hereby certify that this Plat is based upon an actual Survey and the Subdivision of the Section, that the Distances and Courses are shown thereon Correctly The Monuments have been Set as Shown and Trust Markers Set on the ground

Alfred D. Tolson
Engineer

B1

Filed for Record at the Request of _____ on _____ Minutes per U.S. Census and recorded in vol. _____ of plat. Page _____ Records of Clallam County
By _____ Deputy
County Auditor

This _____ day of _____ 1919
Examined and Approved: _____
County Engineer
This _____ day of _____ 1919
_____ Chairman Board County Comm

DESCRIBE

This Plat of the Copeland's Forks Clallam County, Washington, tract of land in the north 2 of Township 20 N Range 13 W and 2 Beginning at a point known as south of the north 24 corner of said tract: S17°2'30" E 203.68 ft. Thence N 67°12'30" W 543.0 ft. Thence S 17°2'30" W 570.0 ft. to place 6

DEDICATE

Know all men by these presents that the Copeland's Forks Clallam County, Washington, Directors of School District No. 3 C. Clark and Forks Athletic Club, J. L. The Citizens National Bank, etc., etc., in fee simple of the property shown and dedicated to the use of the public shown hereon

In witness whereof we have signed this _____ day of _____

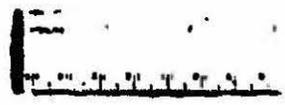
School D.

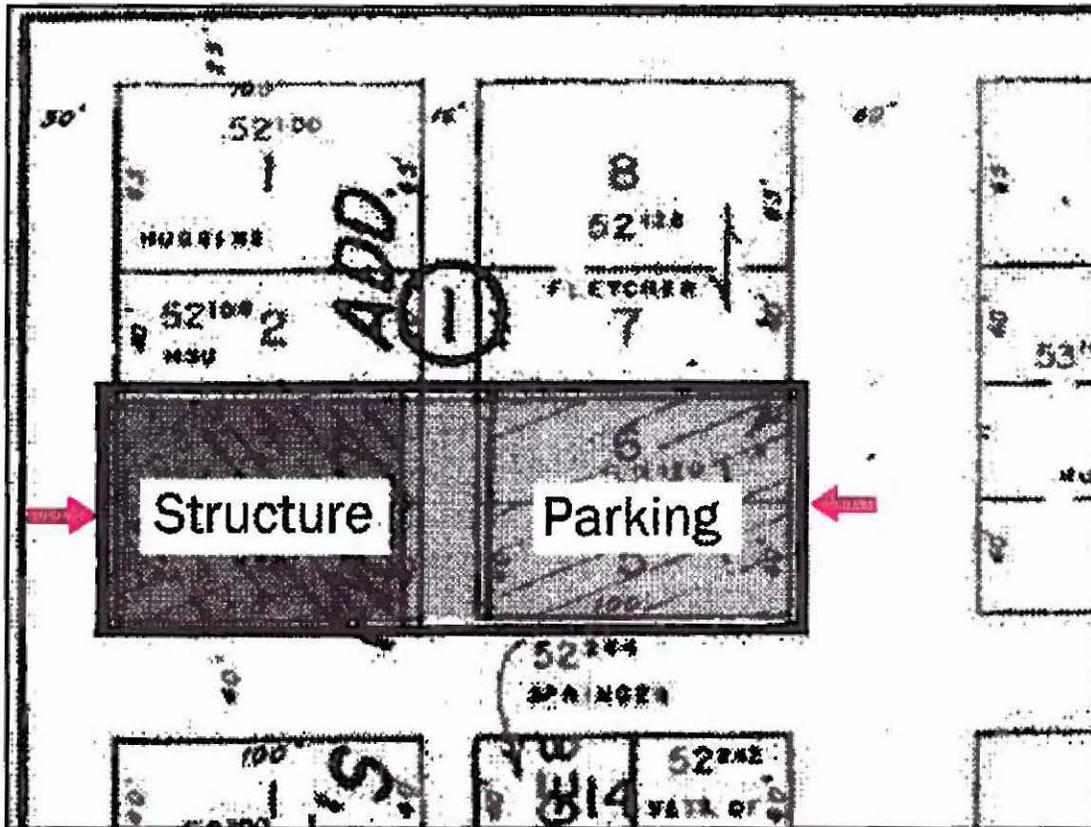
Forks Ath.

The Citizens Nat.

ACKNOWLEDGE

State of Washington }
County of Clallam } 55 This is to certify that on _____ A.D. 1919 before me in and for the State of Washington appeared Adam B. Copeland and Martha E. Mayberry Clark of School District No. 3 of Forks Athletic Club, JP Clark, known to me to be the individuals to the foregoing Plat and in due they signed and sealed the same and read, for the uses and purposes both State that they were with Witness my hand and seal in this Certificate above me.





Northwest corner of the intersection of E. A Street and S