

SURVEY IN SECTIONS 35 & 36, T. 36 N., R. 4 E., W.M.

SHORT PLAT NUMBER 137-29 DATE 5-7-79

LEGAL DESCRIPTION

SAMISH HEIGHTS DIV. NO. 3

PARCEL "A" THAT PORTION OF THE EAST HALF OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M. LYING SOUTHERLY OF THE SAMISH RIVER; EXCEPT THAT PORTION LYING WITHIN THE BURLINGTON-NORTHERN RAILROAD RIGHT OF WAY.

PARCEL "B" THAT PORTION OF THE WEST HALF OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M. LYING SOUTHERLY OF THE SAMISH RIVER AND NORTHERLY OF THE BURLINGTON-NORTHERN RAILROAD RIGHT OF WAY.

PARCEL "C" THAT PORTION OF THE EAST HALF OF THE EAST HALF OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M. LYING WITHIN THE FOLLOWING DESCRIBED TRACT: BEGINNING AT A STAKE WHICH IS 25 FEET SOUTHEAST OF THE CENTER OF SAID SECTION, WHICH STAKE IS LOCATED ON THE EASTERLY EDGE OF THE COUNTY ROAD, THENCE SOUTH ALONG THE EASTERLY EDGE OF THE COUNTY ROAD 22 FEET; THENCE NORTHEASTERLY ALONG AN EXISTING FENCE WHICH IS FROM 13 TO 22 FEET SOUTH OF THE CENTER OF THE OLD LOGGING GRADE 800 FEET; THENCE EASTERLY ALONG AN EXISTING FENCE TO THE SOUTHWEST CORNER OF THE EAST HALF OF THE EAST HALF OF THE NORTHEAST QUARTER OF SAID SECTION; THENCE NORTH TO THE SAMISH RIVER; THENCE NORTHWESTERLY ALONG SAID RIVER TO ITS INTERSECTION WITH THE NORTH-SOUTH CENTERLINE OF SAID SECTION; THENCE SOUTH ALONG SAID CENTERLINE TO THE CENTER OF SAID SECTION; THENCE SOUTHWESTERLY TO THE POINT OF BEGINNING, EXCEPT COUNTY ROAD.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS TRACT 10 OF THAT CERTAIN 5 ACRE PARCEL SUBDIVISION NO. 125-78, ENTITLED SAMISH HEIGHTS DIV. NO. 2, APPROVED JULY 26, 1978 AND RECORDED JULY 27, 1978 IN VOLUME 2 OF SHORT PLATS, PAGE 239, UNDER AUDITOR'S FILE NO. 884360, RECORDS OF SKAGIT COUNTY, BEING A PORTION OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M.

NOTE: ACCESS FOR RESIDENTIAL DRIVEWAYS IS RESTRICTED TO DIRECT ACCESS OFF NATURE VIEW DRIVE.

ALSO TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AND ROADWAY IN THE NORTHWEST QUARTER OF SECTION 35 TOWNSHIP 36 NORTH, RANGE 4 EAST W.M. AND TRACTS 8 AND 9 OF SHORT PLAT NO. 125-78 AS RECORDED IN BOOK 2 OF SHORT PLATS AT PAGE 239 UNDER AUDITOR'S FILE NO. 884360, ALSO KNOWN AS SAMISH HEIGHTS DIV. NO. 2, BEING 30 FEET IN WIDTH AND LYING 15 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE

COMMENCING AT THE EAST QUARTER CORNER OF SAID SECTION 35, THENCE NORTH 83° 39' 37" WEST ALONG THE EAST-WEST CENTERLINE OF SAID SECTION 35, A DISTANCE OF 712.54 FEET TO THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 35; THENCE NORTH 0° 27' 43" EAST ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 35, 201.98 FEET TO THE SOUTHEAST CORNER OF TRACT 3 OF SAID SHORT PLAT NO. 125-78; THENCE CONTINUE NORTH 0° 27' 43" EAST ALONG THE EAST LINE OF SAID SHORT PLAT A DISTANCE OF 425.00 FEET TO A POINT AT THE INTERSECTION OF THE CENTERLINE OF TRACT 10 OF SAID SHORT PLAT; THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS POINT BEARING NORTH 11° 36' 22" EAST A DISTANCE OF 3819.71 FEET; THENCE IN AN EASTERLY DIRECTION THROUGH A CENTRAL ANGLE OF 0° 05' 17" AN ARC DISTANCE OF 5.86 FEET TO A POINT OF REVERSED CURVATURE TO THE RIGHT; THENCE IN A SOUTHEASTERLY DIRECTION ALONG THE ARC OF SAID CURVE TO THE RIGHT HAVING A RADIUS OF 2729.82 FEET THROUGH A CENTRAL ANGLE OF 6° 02' 40" AN ARC DISTANCE OF 287.98 FEET; THENCE NORTH 0° 29' 56" EAST A DISTANCE OF 292.75 FEET; THENCE SOUTH 81° 55' 22" EAST A DISTANCE OF 66.21 FEET; THENCE NORTH 58° 58' 22" WEST A DISTANCE OF 202.36 FEET; THENCE NORTH 63° 28' 37" WEST A DISTANCE OF 116.68 FEET; THENCE NORTH 63° 43' 27" WEST A DISTANCE OF 106.15 FEET TO A POINT ON THE EAST LINE OF TRACT 9 OF SAID SHORT PLAT NO. 125-78, BEING THE TRUE POINT OF BEGINNING; THENCE CONTINUE NORTH 63° 43' 27" WEST A DISTANCE OF 48.45 FEET; THENCE NORTH 47° 49' 47" WEST A DISTANCE OF 145.13 FEET; THENCE NORTH 81° 38' 36" WEST A DISTANCE OF 95.33 FEET; THENCE NORTH 45° 44' 12" WEST A DISTANCE OF 1870.4 FEET; THENCE SOUTH 89° 21' 54" EAST A DISTANCE OF 44.00 FEET; THENCE SOUTH 01° 20' 13" EAST A DISTANCE OF 129.19 FEET; THENCE SOUTH 80° 35' 19" EAST A DISTANCE OF 126.70 FEET; THENCE SOUTH 70° 54' 39" EAST A DISTANCE OF 103.80 FEET TO A POINT ON THE EAST LINE TRACT 9 OF SAID SHORT PLAT NO. 125-78, SAID POINT BEING THE TERMINUS OF CENTER LINE.

30' WIDE NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND ROADWAY FOR TRACTS 4 THROUGH 9, DIV. NO. 2, AND TRACTS 1 THROUGH 6 AND TRACT A, DIV. NO. 3

CENTERLINE OF RIVER IS NORTHERLY PROPERTY BOUNDARY

"A" NON-BUILDABLE TRACT 13.8 ACRES

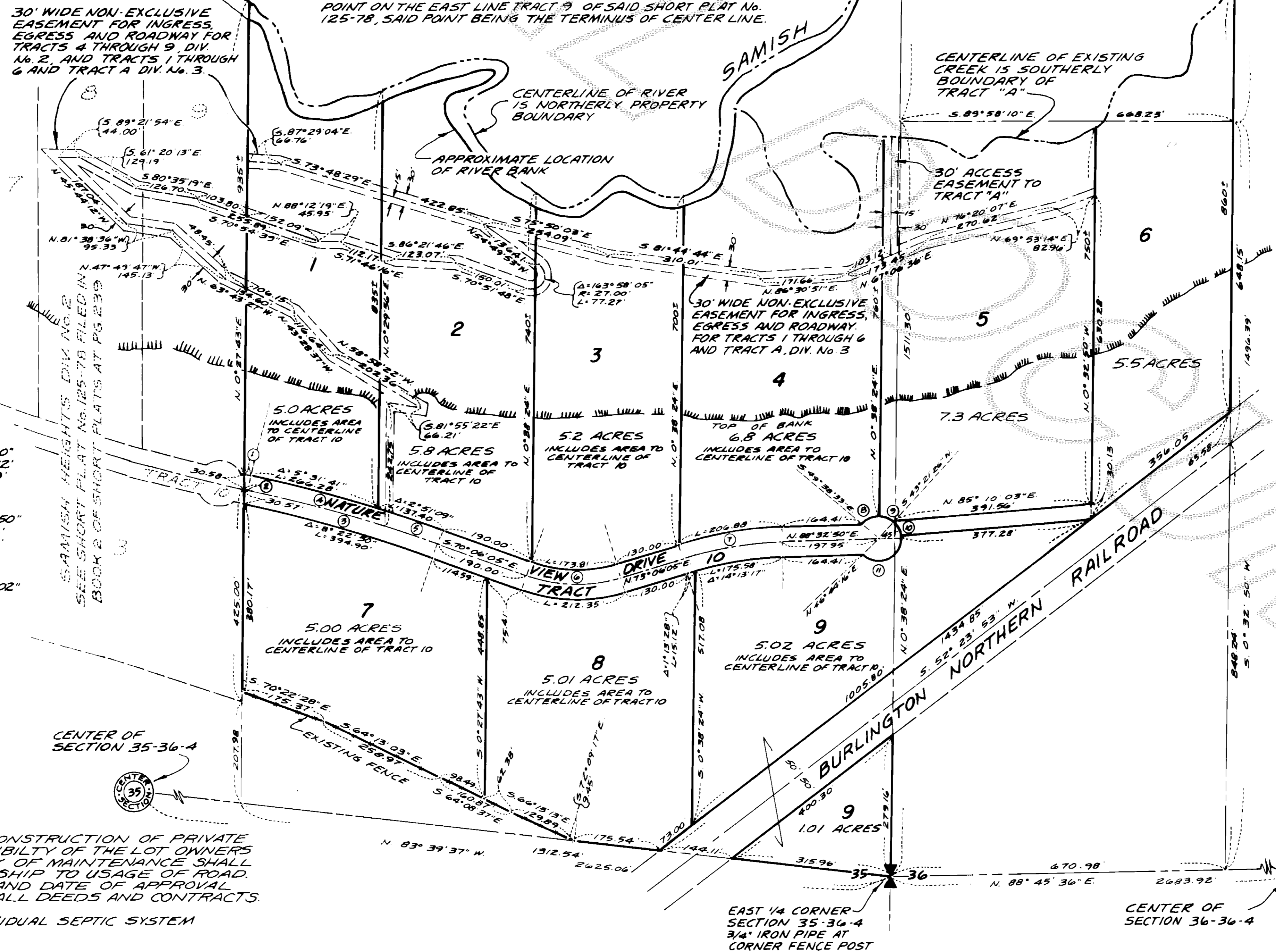
CENTERLINE OF EXISTING CREEK IS SOUTHERLY BOUNDARY OF TRACT "A"

30' ACCESS EASEMENT TO TRACT "A"

30' WIDE NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND ROADWAY FOR TRACTS 1 THROUGH 6 AND TRACT A, DIV. NO. 3

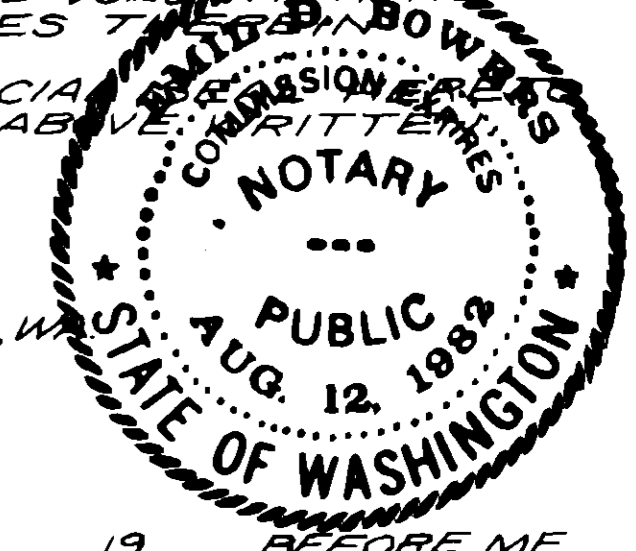
CURVE TABLE with columns for curve number, angle, radius, and length.

- NOTES: 1. ALL MAINTENANCE AND CONSTRUCTION OF PRIVATE ROADS ARE THE RESPONSIBILITY OF THE LOT OWNERS... 2. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS... 3. ZONING - RESIDENTIAL... 4. SEWAGE DISPOSAL - INDIVIDUAL SEPTIC SYSTEM... 5. WATER - PRIVATE WELL



CONSENT KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED SUBDIVIDERS HEREBY CERTIFY THAT THIS SHORT PLAT IS MADE AS THEIR FREE AND VOLUNTARY ACT AND DEED. Dorothy Beals, Errol A. Hanson, John Koetje, Mina Koetje

ACKNOWLEDGMENTS STATE OF WASHINGTON } SS COUNTY OF Skagit } ON THIS 12th DAY OF April, 1979, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED John Koetje (4-12-79) and Mina Koetje (4-12-79) husband and wife, Dorothy Beals (4-16-79) and Errol A. Hanson (4-16-79) TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED THAT THEY SIGNED AND SEALED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE PURPOSES THEREIN MENTIONED. WITNESS MY HAND AND OFFICIAL SEAL HEREON AFFIXED THE DAY AND YEAR ABOVE WRITTEN.



THE CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF SAID CORPORATION FOR THE USES AND PURPOSES THEREIN MENTIONED, AND ON OATH STATED THAT AUTHORIZED TO EXECUTE THE SAID INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL HEREON AFFIXED THE DAY AND YEAR ABOVE WRITTEN.

NOTARY PUBLIC RESIDING AT... WA

SURVEYOR'S CERTIFICATE I HEREBY CERTIFY THAT THE BOUNDARIES OF THIS SHORT PLAT AND THE ROADS WITHIN HAVE BEEN SURVEYED AND MONUMENTED AND THAT ALL DISTANCES AND BEARINGS ARE ACCURATE. John E. Leonard Jr., PE, LE, RADER AND LEONARD & ASSOC., INC. ENGINEERS AND LAND SURVEYORS 612 EAST FAIRHAVEN BURLINGTON, WASHINGTON 98233 CERTIFICATE NO. 8712 DATE 4/14/79



APPROVALS THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE THIS 12th DAY OF June, 1979. Robert Shultz, County Engineer

AUDITOR'S CERTIFICATE FILED FOR RECORD THIS 22 DAY OF JUN 1979 AT 3:15 P.M. IN BOOK 3 OF SHORT PLATS AT PAGE 137 AT THE REQUEST OF RADER AND LEONARD & ASSOC., INC. Shulla Hemen, Auditor

SCALE: 1" = 200' MERIDIAN: ASSUMED JOB No. 78227