

8003170005

SHORT PLAT NO: 2-80

DATE: 1-2-80 \$17.00

CERTIFICATE OF TITLE:

Recorded 19____, File No.____, Volume____, Page____, Records of Skagit County, Washington.

DEVELOPER:

KENNETH B. SCHORR
1120 Happy Valley Road
Anacortes, Washington 98221
Telephone (206) 293-4162

DECLARATION:

Know all men by these present that we, the undersigned owners, hereby declare this Short Subdivision of "SCHORR'S SHORT PLAT" made with our free consent and in accordance with our wishes.

Kenneth B. Schorr, Husband

Theo. Richey, Husband

FOR SAN JUAN COUNTY BANK
Alan F. Carter, President

Patricia A. Schorr, Wife

Frances Y. Richey, Wife

Brian H. Brown, Executive V.P.

REMARKS:

- 1. WATER SUPPLY: Water of sufficient quantity and/or quality for normal domestic purposes is not provided at the time of filing the plat. The buyers should inquire and investigate as to the availability of said water.
2. SEWAGE DISPOSAL: Percolation tests and soil log data for individual septic tanks & drain field disposal systems were submitted to the Skagit County Health Department by KEVIN BARRY, R.S. on SEPTEMBER 18 19 79.
3. EXISTING ZONING: Residential
4. All lot corners are monumented with 5/8" rebar.
5. The Survey of this property is based on the following sources:
A) Certificate of Title by Land Title Company.
B) Subdivision of Section 36
C) R/W Map of Skagit County, Washington.
6. The maintenance of roads are the responsibility of the lot owners and shall be in direct relationship to the usage of the roads.

TREASURER'S CERTIFICATE:

I hereby certify that all taxes heretofore levied and which have become a lien upon the lands herein described have been fully paid and discharged, according to the records of my office, up to and including the year 1979.

Treasurer of Skagit County

ACKNOWLEDGMENT:

State of Washington) ss
County of San Juan)

This is to certify that on this 31st day of December 1979, before me, the undersigned, a Notary Public, personally appeared: Alan F. Carter & Brian H. Brown, to me known to be the President & Executive Vice President, respectively, of the San Juan County Bank, A Washington State Corporation, which corporation has executed the foregoing instrument, and each of said named officers acknowledged the said instrument to be the free and voluntary act and deed of the Corporation of which they are officers, and on oath stated that they are authorized to execute the said instrument, and that the seal affixed is the Corporate Seal of the said Corporation, and further appeared before me Kenneth B. Schorr and Patricia A. Schorr, his wife, and Theo. Richey and Frances Y. Richey, his wife, to me known to be the individuals described in and who executed the within instrument and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned. Witness my hand and official seal the day and year first above written.

Paul W. Zwick, Notary Public in and for the State of Washington
Residing at: Friday Harbor

AUDITOR'S CERTIFICATE:

Filed for record this 17th day of March 1980, at 9:32 AM, in Book 4 of Short Plats at pages 47, 48 at the request of John J. Vadai.

Skagit County Auditor

Deputy Auditor

APPROVALS:

The within and foregoing Short Subdivision is approved in accordance with the provisions of the Skagit County Subdivision Ordinance No. 5544 this 7th day of March 1980.

Robert Schofield, Skagit County Planning Department

Skagit County Engineer

SCHORR'S SHORT PLAT
PART OF E 1/2 NW 1/4 NE 1/4 OF SEC. 36, TOWNSHIP 35N, RANGE 1E.W.M.
SKAGIT COUNTY, WASHINGTON.



Phone: (206) 293-9591

PREPARED FOR: KENNETH B. SCHORR
1120 Happy Valley Road
Anacortes, WA 98221 TEL (206) 293-4162

SCALE: 1" = 100' DRAWN BY: JJV JOB NO: 684-79
DATE: 12-18-79 APPROVED BY: DRAWING NO:

DESCRIPTION: SEE ABOVE

JOHN J. VADAI & ASSOCIATES 2916 Commercial Ave., Anacortes, Wn. MERIDIAN: ASSUMED LOCAL

Vol 4 SP P9 47

LEGAL DESCRIPTION

SHORT PLAT NO: 2-80
DATE: 1-2-80

TOTAL PROPERTY: (Per Land Title Company's Short Plat Certificate No. T-48032)
The East 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 36, Township 35 North, Range 1 East W.M., EXCEPT THE North 330 feet thereof; and EXCEPT any portion thereof lying within the boundaries of the East 264 feet of the North 495 feet of said East 1/2 of the Northwest 1/4 of the Northeast 1/4, and EXCEPT the South 330 feet thereof, and ALSO EXCEPT the following described Tract:

The North 5 feet of the property hereinafter described EXCEPTING therefrom the West 30 feet and the East 264 feet:

The East 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 36, Township 35 North, Range 1 East W.M., EXCEPT the North 330 feet thereof; AND EXCEPT any portion thereof lying within the boundaries of the East 264 feet of the North 495 feet of said East 1/2 of the Northwest 1/4 of the Northeast 1/4, AND EXCEPT the South 330 feet thereof.

TOGETHER WITH, non-exclusive right of way easement for travel upon, over and across the South 60 feet of the North 360 feet of the West 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 36, Township 35 North, Range 1 East W.M.
ALSO, TOGETHER WITH, non-exclusive right of way easement for travel upon, over and across the North 60 feet of the South 360 feet of the portion of the Southwest 1/4 of the Northeast 1/4 of the Northeast 1/4, and also over and across the North 60 feet of the South 360 feet of the portion of the Southeast 1/4 of the Northeast 1/4 of the Northwest 1/4, lying East of the Hart Lake Road in Section 36, Township 35 North, Range 1 East W.M..
ALSO, TOGETHER WITH, non-exclusive easement for road and utility purposes over, under and across the South 30 feet of the West 30 feet of the following described property:

The North 330 feet of the East 1/2 of the Northwest 1/4 of the Northeast 1/4 of Section 36, Township 35 North, Range 1 East W.M., EXCEPT road, AND EXCEPT the East 264 feet thereof.

Situated in the County of Skagit, State of Washington, more particularly described as follows:
Commencing at the NE corner of said NW1/4NE1/4;
Thence: S 0°02'02"E - along the East line of said NW1/4NE1/4 - 495.01 feet - to the true point of beginning;
Thence: Continuing S 0°02'02"E - 510.79 feet - to the North line of said South 330.00 feet;
Thence: S89°51'41"W - along said North line - 662.14 feet - to the West line of said E1/2NW1/4NE1/4;
Thence: N 0°12'22"W - along said West line - 681.74 feet to the South line of said North 330.00 feet;
Thence: S89°37'31"E - along said South line - 30.00 feet;
Thence: S 0°12'22"E - 5.00 feet;
Thence: S89°37'31"E - 370.18 feet;
Thence: S 0°02'02"E - 160.00 feet;
Thence: S89°37'31"E - 264.01 feet to the true point of beginning, containing 9.291 Acres, more or less.
Situated in Skagit County, Washington. Subject to easements, restrictions, reservations, (if any) of records.

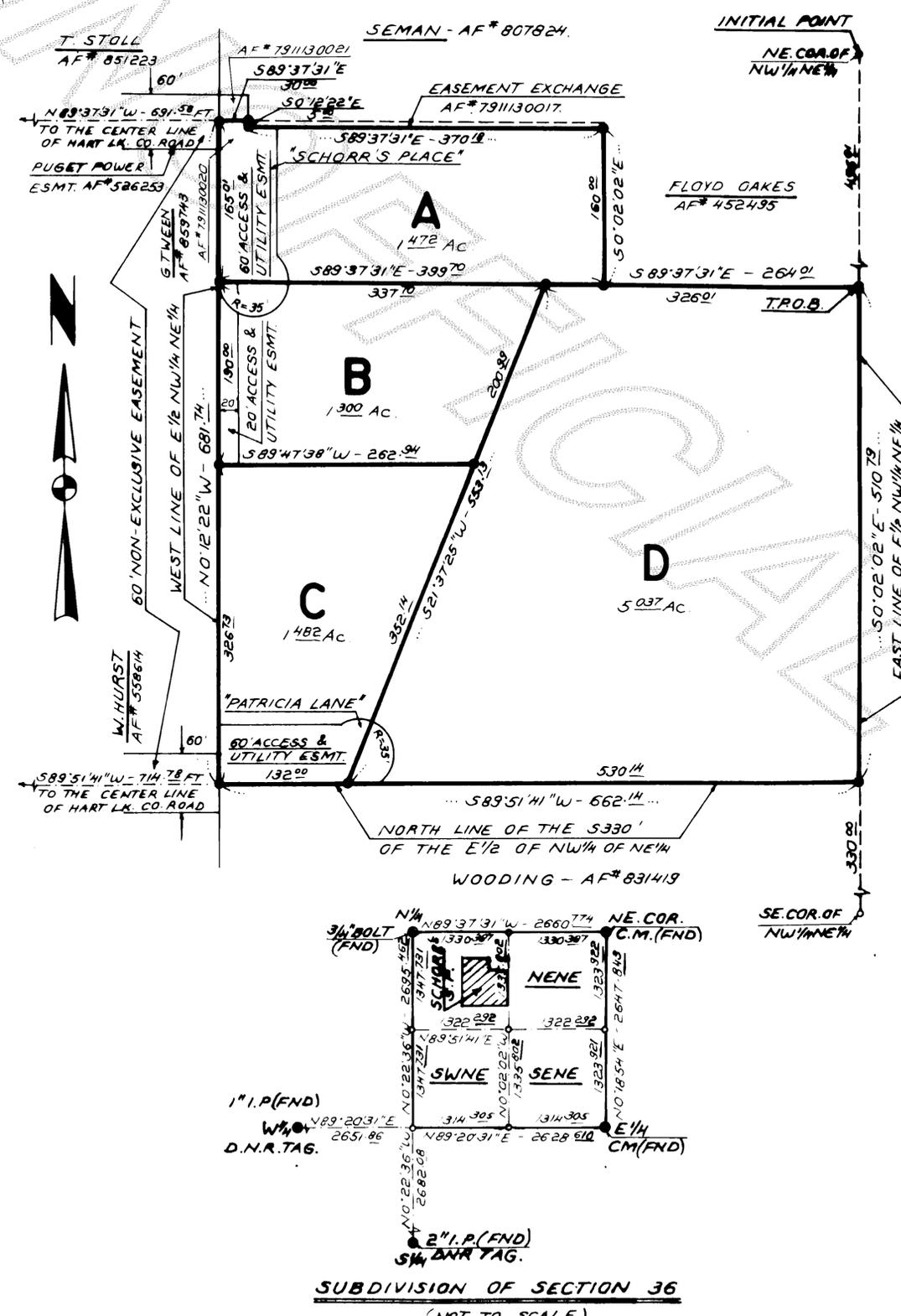
PARCEL "A"
Commencing at the NE corner of said NW1/4NE1/4;
Thence: S 0°02'02"E - along the East line of said NW1/4NE1/4 - 495.01 feet;
Thence: N89°37'31"W - 264.01 feet to the true point of beginning;
Thence: Continuing N89°37'31"W - 399.70 feet to the West line of said E1/2NW1/4NE1/4;
Thence: N 0°12'22"W - along said West line - 165.01 feet;
Thence: S89°37'31"E - 30.00 feet;
Thence: S 0°12'22"E - 5.00 feet;
Thence: S89°37'31"E - 370.18 feet;
Thence: S 0°02'02"E - 160.00 feet to the true point of beginning, containing: 1.472 Acres, more or less.

PARCEL "B"
Commencing at the NE corner of said NW1/4NE1/4;
Thence: S 0°02'02"E - along the East line of said NW1/4NE1/4 - 495.01 feet;
Thence: N89°37'31"W - 326.01 feet - to the true point of beginning;
Thence: Continuing N89°37'31"W - 337.70 feet to the West line of said E1/2NW1/4NE1/4;
Thence: S 0°12'22"E - along said West line - 190.00 feet;
Thence: N89°47'38"E - 262.94 feet;
Thence: N21°37'25"E - 200.99 feet to the true point of beginning, containing: 1.300 Acres, more or less.

PARCEL "C"
Commencing at the NE corner of said NW1/4NE1/4;
Thence: S 0°02'02"E - along the East line of said NW1/4NE1/4 - 1005.80 feet;
Thence: S89°51'41"W - 530.14 feet to the true point of beginning;
Thence: Continuing S89°51'41"W - 132.00 feet to the West line of said E1/2NW1/4NE1/4;
Thence: N 0°12'22"W - along said West line - 326.73 feet;
Thence: N89°47'38"E - 262.94 feet;
Thence: S21°37'25"W - 352.14 feet to the true point of beginning, containing: 1.482 Acres, more or less.

PARCEL "D"
Commencing at the NE corner of said NW1/4NE1/4;
Thence: S 0°02'02"E - along the East line of said NW1/4NE1/4 - 495.01 feet to the true point of beginning;
Thence: Continuing S 0°02'02"E - 510.79 feet;
Thence: S89°51'41"W - 530.14 feet;
Thence: N21°37'25"E - 553.13 feet;
Thence: S89°37'31"E - 326.01 feet to the true point of beginning, containing: 5.037 Acres, more or less.

SURVEYOR'S CERTIFICATE:
I, John J. Vadai, Professional Land Surveyor, hereby certify that this Short Subdivision is based upon an actual survey made by me or under my direction in conformance with the requirements of Skagit County Short Subdivision Ordinance No. 5544, and that the courses and distances are shown correctly thereon.
Dated in Anacortes DECEMBER 28TH, 1979.
John J. Vadai
John J. Vadai (Certificate No. 9636)



SCHORR'S SHORT PLAT

PART OF E 1/2 NW 1/4 NE 1/4 OF SECTION 36, TWSP. 35N, RANGE 1EWM.
SKAGIT COUNTY, WASHINGTON



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|--|-------------------|----------------------------|
| PREPARED FOR: KENNETH B. SCHORR 1120 Happy Valley Road Anacortes, Washington 98221 TEL. (206) 293-4162 | | |
| SCALE: 1" = 100' | DRAWN BY: JJV | JOB NO: 684 79 |
| DATE: 12-18-79 | APPROVED BY: ---- | DRAWING NO: - " - |
| DESCRIPTION: SEE ABOVE | | |
| JOHN J. VADAI & ASSOCIATES 2916 Commercial Ave., Anacortes, Wn. | | MERIDIAN: Assumed local |