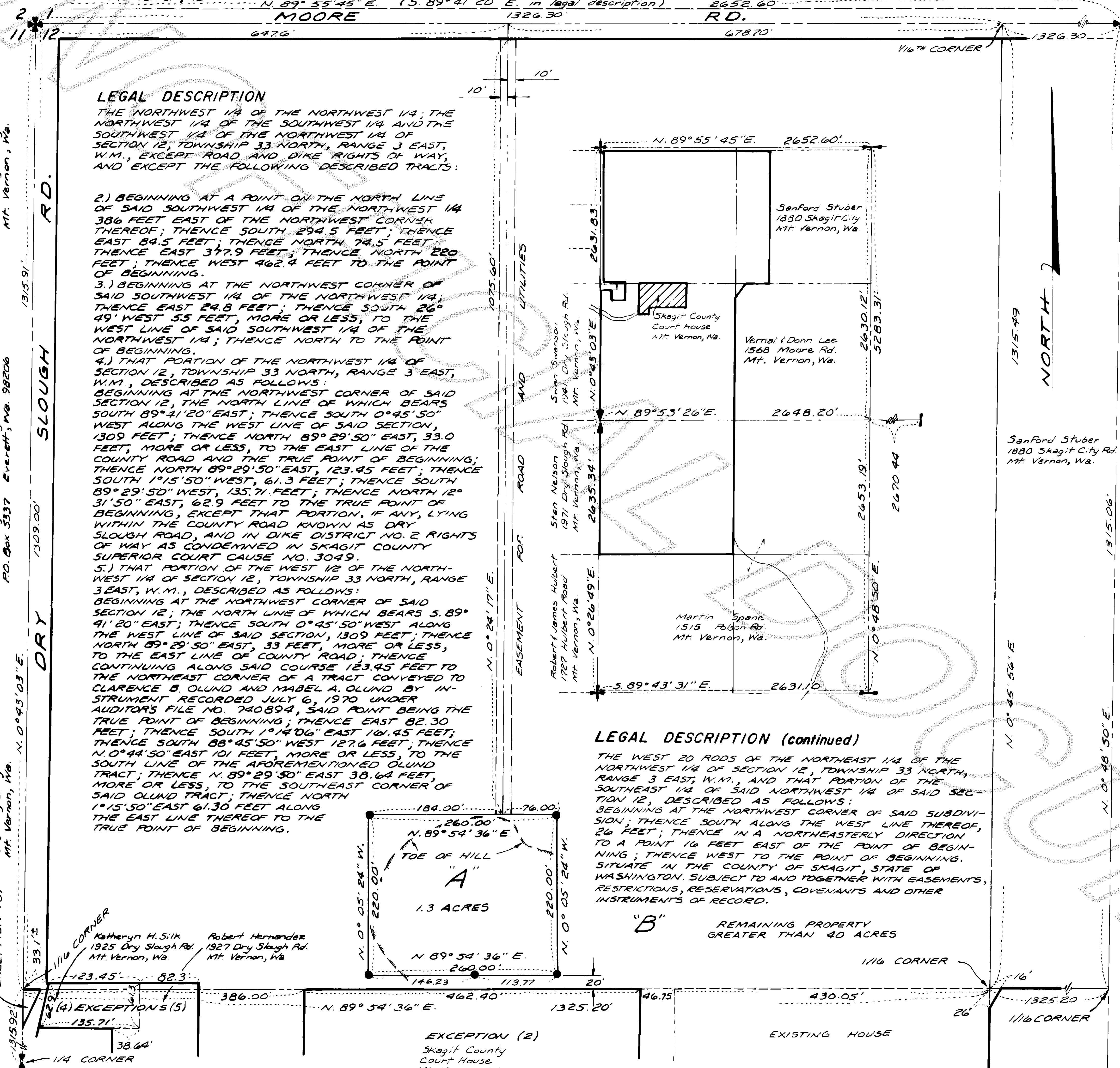


SURVEY IN SECTION 12, TWP. 33 N., R. 3 E., W.M.

SHORT PLAT NUMBER S-86
DATE REVISED 4-1-80

Sanford Stuber
1880 Skagit City Rd.
Mt. Vernon, Wa.



LEGAL DESCRIPTION

THE NORTHWEST 1/4 OF THE NORTHWEST 1/4; THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 33 NORTH, RANGE 3 EAST, W.M., EXCEPT ROAD AND DIKE RIGHTS OF WAY, AND EXCEPT THE FOLLOWING DESCRIBED TRACTS:

2) BEGINNING AT A POINT ON THE NORTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 386 FEET EAST OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH 294.5 FEET; THENCE EAST 84.5 FEET; THENCE NORTH 74.5 FEET; THENCE EAST 377.9 FEET; THENCE NORTH 220 FEET; THENCE WEST 462.4 FEET TO THE POINT OF BEGINNING.

3) BEGINNING AT THE NORTHWEST CORNER OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE EAST 24.8 FEET; THENCE SOUTH 26° 49' WEST 55 FEET, MORE OR LESS, TO THE WEST LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE NORTH TO THE POINT OF BEGINNING.

4) THAT PORTION OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 33 NORTH, RANGE 3 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 12, THE NORTH LINE OF WHICH BEARS SOUTH 89° 41' 20" EAST; THENCE SOUTH 0° 45' 50" WEST ALONG THE WEST LINE OF SAID SECTION, 1309 FEET; THENCE NORTH 89° 29' 50" EAST, 33.0 FEET, MORE OR LESS, TO THE EAST LINE OF THE COUNTY ROAD AND THE TRUE POINT OF BEGINNING; THENCE NORTH 89° 29' 50" EAST, 123.45 FEET; THENCE SOUTH 1° 15' 50" WEST, 61.3 FEET; THENCE SOUTH 89° 29' 50" WEST, 135.71 FEET; THENCE NORTH 12° 31' 50" EAST, 62.9 FEET TO THE TRUE POINT OF BEGINNING, EXCEPT THAT PORTION, IF ANY, LYING WITHIN THE COUNTY ROAD KNOWN AS DRY SLOUGH ROAD, AND IN DIKE DISTRICT NO. 2 RIGHTS OF WAY AS CONDEMNED IN SKAGIT COUNTY SUPERIOR COURT CAUSE NO. 3049.

5) THAT PORTION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 33 NORTH, RANGE 3 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 12, THE NORTH LINE OF WHICH BEARS S. 89° 41' 20" EAST; THENCE SOUTH 0° 45' 50" WEST ALONG THE WEST LINE OF SAID SECTION, 1309 FEET; THENCE NORTH 89° 29' 50" EAST, 33 FEET, MORE OR LESS, TO THE EAST LINE OF COUNTY ROAD; THENCE CONTINUING ALONG SAID COURSE 123.45 FEET TO THE NORTHEAST CORNER OF A TRACT CONVEYED TO CLARENCE B. OLUND AND MABEL A. OLUND BY INSTRUMENT RECORDED JULY 6, 1970 UNDER AUDITOR'S FILE NO. 740894, SAID POINT BEING THE TRUE POINT OF BEGINNING; THENCE EAST 82.30 FEET; THENCE SOUTH 1° 14' 06" EAST 161.95 FEET; THENCE SOUTH 88° 45' 50" WEST 127.6 FEET; THENCE N. 0° 44' 50" EAST 101 FEET, MORE OR LESS, TO THE SOUTH LINE OF THE FOREMENTIONED OLUND TRACT; THENCE N. 89° 29' 50" EAST 38.64 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF SAID OLUND TRACT; THENCE NORTH 1° 15' 50" EAST 61.30 FEET ALONG THE EAST LINE THEREOF TO THE TRUE POINT OF BEGINNING.

6) DENOTES IRON ROD SET

LEGAL DESCRIPTION (continued)

THE WEST 20 RODS OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 33 NORTH, RANGE 3 EAST, W.M., AND THAT PORTION OF THE SOUTHEAST 1/4 OF SAID NORTHWEST 1/4 OF SAID SECTION 12, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE SOUTH ALONG THE WEST LINE THEREOF, 26 FEET; THENCE IN A NORTHEASTERLY DIRECTION TO A POINT 16 FEET EAST OF THE POINT OF BEGINNING; THENCE WEST TO THE POINT OF BEGINNING, SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON. SUBJECT TO AND TOGETHER WITH EASEMENTS, RESTRICTIONS, RESERVATIONS, COVENANTS AND OTHER INSTRUMENTS OF RECORD.

REMAINING PROPERTY GREATER THAN 40 ACRES

- NOTES:
- 1. ALL MAINTENANCE AND CONSTRUCTION OF PRIVATE ROADS ARE THE RESPONSIBILITY OF THE LOT OWNERS AND THE RESPONSIBILITY OF MAINTENANCE SHALL BE IN DIRECT RELATIONSHIP TO USAGE OF ROAD.
 - 2. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
 - 3. ZONING - AGRICULTURE
 - 4. SEWAGE DISPOSAL - INDIVIDUAL SEPTIC SYSTEM.
 - 5. WATER - P.U.D. NO. 1.
 - 6. DENOTES IRON ROD SET

CONSENT OF MORTGAGE

KNOW ALL MEN BY THESE PRESENTS, THAT THE FEDERAL LAND BANK OF SPOKANE, A CORPORATION, AS HOLDER OF A MORTGAGE OF THE WITHIN DESCRIBED PROPERTY, DOES HEREBY CONSENT TO THE SHORT PLAT SHOWN HEREON.

THE FEDERAL LAND BANK OF SPOKANE
Donna Cinner
Authorizing Agent

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.
Hubert Johnson
HUBERT JOHNSON
Genevieve L. Johnson
GENEVIEVE L. JOHNSON

ACKNOWLEDGMENTS

STATE OF WASHINGTON } ss
COUNTY OF SPOKANE }
ON THIS 28th DAY OF February 1980, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED
Hubert Johnson
HUBERT JOHNSON, HUSBAND AND WIFE,
Genevieve L. Johnson
GENEVIEVE L. JOHNSON

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 HERETO AFFIXED THE DAY AND YEAR ABOVE WRITTEN.
Michael J. Semrau
NOTARY PUBLIC
RESIDING AT Spokane, WA.

STATE OF WASHINGTON } ss
COUNTY OF SPOKANE }
ON THIS 31st DAY OF March 1980, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED
Donna Cinner
DONNA CINNER, AUTHORIZING AGENT, THE FEDERAL LAND BANK OF SPOKANE

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 she WOULD AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR ABOVE WRITTEN.
Mary E. Harrison
NOTARY PUBLIC
RESIDING AT Spokane, 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.

Donald R. Semrau
DONALD R. SEMRAU, L.S.
RADER AND LEONARD & ASSOC., INC.
ENGINEERS AND SURVEYORS
612 EAST FAIRHAVEN
BURLINGTON, WASHINGTON 98233
CERTIFICATE NO. 9422
DATE 4-7-79

APPROVALS

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE THIS 1st DAY OF May 1980.

Robert C. Schafeldt
SHORT PLAT ADMINISTRATOR
W. Schafeldt
COUNTY ENGINEER

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 2nd DAY OF May 1980, AT 1:54 P.M. IN BOOK 11 OF SHORT PLATS 4th PAGE 15 AT THE REQUEST OF RADER AND LEONARD & ASSOC., INC.

William Henry
SKAGIT COUNTY AUDITOR
BY: Joan Buchanan
DEPUTY

SCALE: 1" = 100'
MERIDIAN: ASSUMED
JOB No. 78052
79-080