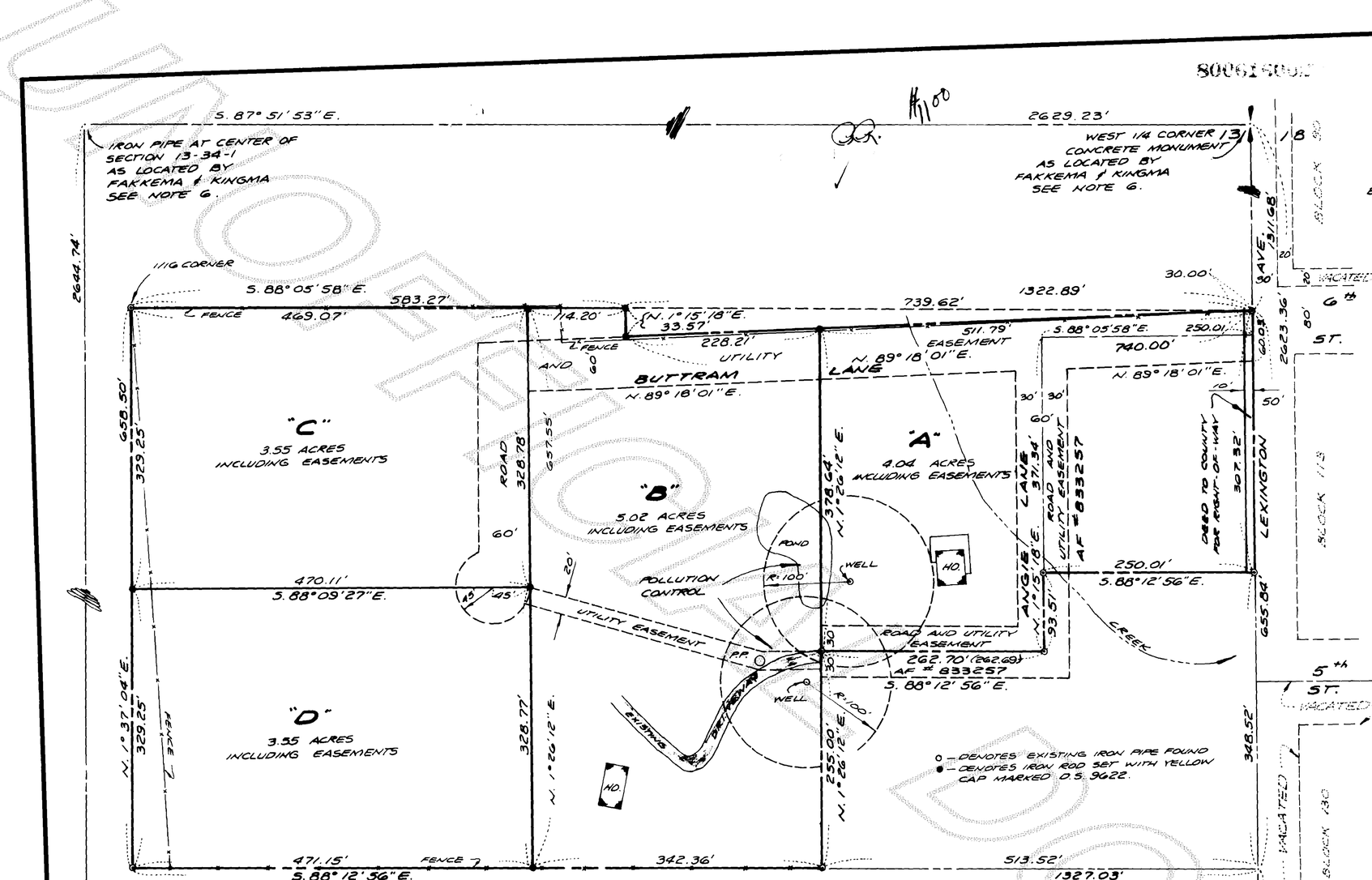
8006160027



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.

BILLIE JAY BUTTRAM, husband — JEANETTE K. BUTTRAM, wife

DOUG ROWELL, SENIOR V.P. — RAE PALMER, ASST. SECRETARY
WASHINGTON FEDERAL SAVINGS AND LOAN ASSOCIATION

ACKNOWLEDGMENTS

STATE OF WASHINGTON
COUNTY OF Skagit } ss

ON THIS 30 DAY OF January 1980, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Billie Jay Buttram and Jeanette K. Buttram, husband and wife,

TO ME KNOWN TO BE THE INDIVIDUAL 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.

NOTARY PUBLIC

RESIDING AT Mount Vernon, WA.

STATE OF WASHINGTON
COUNTY OF Skagit } ss

ON THIS 25th DAY OF February 1980, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED Doug Rowell Senior Vice President & Rae Palmer, Assistant Secretary of Washington Federal Savings & Loan

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 they AUTHORIZED TO EXECUTE THE SAID INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR ABOVE WRITTEN.

NOTARY PUBLIC

RESIDING AT Anacortes, WA.

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 CONTRACTS AND DEEDS.
3. ZONING — RESIDENTIAL.
4. SEWAGE DISPOSAL - INDIVIDUAL SEPTIC SYSTEM.
5. WATER - INDIVIDUAL WELL —
6. THIS PROPERTY WAS SURVEYED FOR BILL BUTTRAM BY FAKKEMA AND KINGMA, OAK HARBOR, IN FEBRUARY OF 1973. THIS MAP IS BASED ON THAT SURVEY 27, 1973 AND SIGNED ON DRAWING NO. 985 DATED FEBRUARY BY ROBERT P. FAKKEMA, LAND SURVEYOR.
7. WATER OF SUFFICIENT QUANTITY AND/OR QUALITY FOR NORMAL OR DOMESTIC PURPOSES IS NOT PROVIDED AT THE TIME OF FILING THE PLAT. THE BUYER SHOULD INQUIRE AND INVESTIGATE AS TO THE AVAILABILITY OF SAID WATER. LOTS A-D WILL BE SERVED BY INDIVIDUAL WELLS. SKAGIT COUNTY REQUIRES A 100 FOOT RADIUS WELL CONTROL ZONE SURROUNDING EACH WELL. THE BUYER OF EACH LOT SHOULD INQUIRE AND INVESTIGATE AS TO THE LOCATION AND EXISTENCE OF ADJOINING SYSTEMS. BEFORE CONSTRUCTING ANY BUILDINGS OR DRILLING ANY WELLS AND THE BUYER SHOULD COOPERATE IN THE LOCATIONS OF WELLS TO PREVENT PROBLEMS WITH THESE OVERLAPPING CONTROL ZONES.

APPROVALS

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE THIS 16TH DAY OF JUNE 1980.

SHORT PLAT ADMINISTRATOR — COUNTY ENGINEER

LEGAL DESCRIPTION

THAT PORTION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 34 NORTH, RANGE 1 EAST, W.M. DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID SUBDIVISION; THENCE SOUTH 89°18'01" WEST 740 FEET; THENCE NORTH 1°15'18" EAST PARALLEL WITH THE EAST LINE OF SAID SECTION 13 A DISTANCE OF 33.57 FEET, MORE OR LESS, TO THE NORTH LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE NORTH 88°05'58" EAST ALONG SAID NORTH LINE A DISTANCE OF 583.27 FEET; THENCE SOUTH 1°37'04" WEST ALONG THE WEST LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, TO THE SOUTH LINE OF SAID NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE SOUTH 88°12'56" EAST ALONG THE SOUTH LINE OF SAID NORTH 1/2 A DISTANCE OF 658.50 FEET, MORE OR LESS, TO THE SOUTHWEST CORNER OF A TRACT OF LAND CONVEYED TO BILL J. BUTTRAM, ET UX, BY DEED RECORDED UNDER AUDITOR'S FILE NO. 833257, RECORDS OF SKAGIT COUNTY; THENCE NORTH 1°26'12" EAST ALONG THE WEST LINE OF SAID TRACT A DISTANCE OF 255.00 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH 88°12'56" EAST ALONG THE NORTH LINE OF SAID TRACT A DISTANCE OF 262.69 FEET, MORE OR LESS, TO THE WEST LINE OF SAID TRACT A DISTANCE OF 93.51 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF SAID TRACT; THENCE SOUTH 88°12'56" EAST ALONG THE NORTH LINE OF SAID TRACT A DISTANCE OF 250.01 FEET, MORE OR LESS, TO THE EAST LINE OF SAID TRACT; THENCE NORTH 1°15'18" EAST ALONG THE WEST LINE OF A TRACT OF LAND CONVEYED TO RICHARD A. IRONS, ET UX, BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 863359, RECORDS OF SKAGIT COUNTY; THENCE NORTH 1°15'18" EAST ALONG THE WEST LINE OF SAID IRONS TRACT; THENCE SOUTH 88°12' 56" EAST ALONG THE NORTH LINE OF SAID IRONS TRACT A DISTANCE OF 250.01 FEET, MORE OR LESS, TO THE EAST LINE OF SAID IRONS TRACT; THENCE NORTH 1°15'18" EAST ALONG THE EAST LINE A DISTANCE OF 93.51 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF SAID IRONS TRACT; THENCE SOUTH 88°12' 56" EAST ALONG THE NORTH LINE OF SAID IRONS TRACT A DISTANCE OF 250.01 FEET, MORE OR LESS, TO THE EAST LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE NORTH 1°15'18" EAST ALONG THE EAST LINE OF SAID SECTION 13 A DISTANCE OF 33.57 FEET TO THE NORTHEAST CORNER OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE SOUTH 88°05'58" WEST ALONG THE NORTH LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, TO THE POINT OF BEGINNING; EXCEPT MINERAL RIGHTS AS RESERVED BY DEED RECORDED UNDER AUDITOR'S FILE NO. 453605, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER, ALONG, UNDER AND ACROSS A 60 FOOT STRIP OF LAND LYING WITHIN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 34 NORTH, RANGE 1 EAST, W.M. THE CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS: THE CENTERLINE OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE COMMENCING AT THE NORTHEAST CORNER OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, THENCE SOUTH 1°15'18" WEST ALONG THE EAST LINE OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 A DISTANCE OF 30.00 FEET TO THE TRUE POINT OF BEGINNING AND THE EASTERLY TERMINUS OF THE AFORESAID CENTERLINE; THENCE NORTH 88°05'58" WEST PARALLEL WITH THE NORTH LINE OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 250.01 FEET; THENCE SOUTH 1°15'18" WEST, PARALLEL WITH THE EAST LINE OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 371.34 FEET; THENCE NORTH 88°12'56" WEST, PARALLEL WITH THE SOUTH LINE OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 150.00 FEET; THENCE NORTH 1°15'18" EAST, PARALLEL WITH THE EAST LINE OF THE WEST 150.00 FEET OF THE AFORESAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, A DISTANCE OF 262.69 FEET TO THE EAST LINE OF THE WESTERLY TERMINUS OF THE AFORESAID CENTERLINE, EXCEPT THAT PORTION THEREOF LYING WITHIN THE BOUNDARIES OF THE ABOVE DESCRIBED LANE; THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4; SAID POINT BEING THE WESTERLY TERMINUS OF THE AFORESAID LINE.

AND EXCEPT ANY PORTION OF SAID EASEMENT LYING WITHIN THE BOUNDARIES OF THE FOLLOWING DESCRIBED LANE: THAT PORTION THEREOF LYING NORTHERLY OF THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 34 NORTH, RANGE 1 EAST, W.M.; WHICH CORNER IS A DISTANCE OF 1311.68 FEET NORTH 1°15'18" EAST, FROM THE SOUTHEAST CORNER OF SECTION 13, TOWNSHIP 34 NORTH, RANGE 1 EAST, W.M.; THENCE SOUTH 89°18'01" WEST 740.00 FEET; THENCE NORTH 1°15'18" EAST, PARALLEL WITH THE EAST LINE OF SAID SECTION 13, A DISTANCE OF 33.57 FEET TO THE NORTH LINE OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4; THENCE NORTH 88°05'58" WEST 583.27 FEET TO THE NORTHWEST CORNER OF SAID SOUTHEAST 1/4 OF THE SOUTHEAST 1/4, SAID POINT BEING THE WESTERLY TERMINUS OF THE AFORESAID LINE.

SUBJECT TO EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS AND OTHER INSTRUMENTS OF RECORD.

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 16TH DAY OF June 1980, AT 3:34 P.M., IN BOOK 4 OF SHORT PLATS AT PAGE 113, AT THE REQUEST OF DON SEMRAU AND ASSOCIATES.

SKAGIT COUNTY AUDITOR — DEPUTY

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.

DON SEMRAU AND ASSOCIATES
2001-C RIVERSIDE DRIVE
MOUNT VERNON, WA. 98273

DATE: 3-4-80
REV. 6-9-80
CERTIFICATE NO. 9622

DONALD R. SEMRAU — REGISTERED PROFESSIONAL LAND SURVEYOR

SHORT PLAT NO. 27-80 — DATE 6-10-80 REVISED

SURVEY OF A PORTION OF THE S.E. 1/4 OF THE S.E. 1/4 OF

SECTION 13, T. 34 N., R. 1 E., W.M.

for BILLIE JAY BUTTRAM

F.B. 8 P. 19		SCALE 1" = 100'
MERIDIAN PREVIOUS SURVEY		JOB NO. 79-113

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