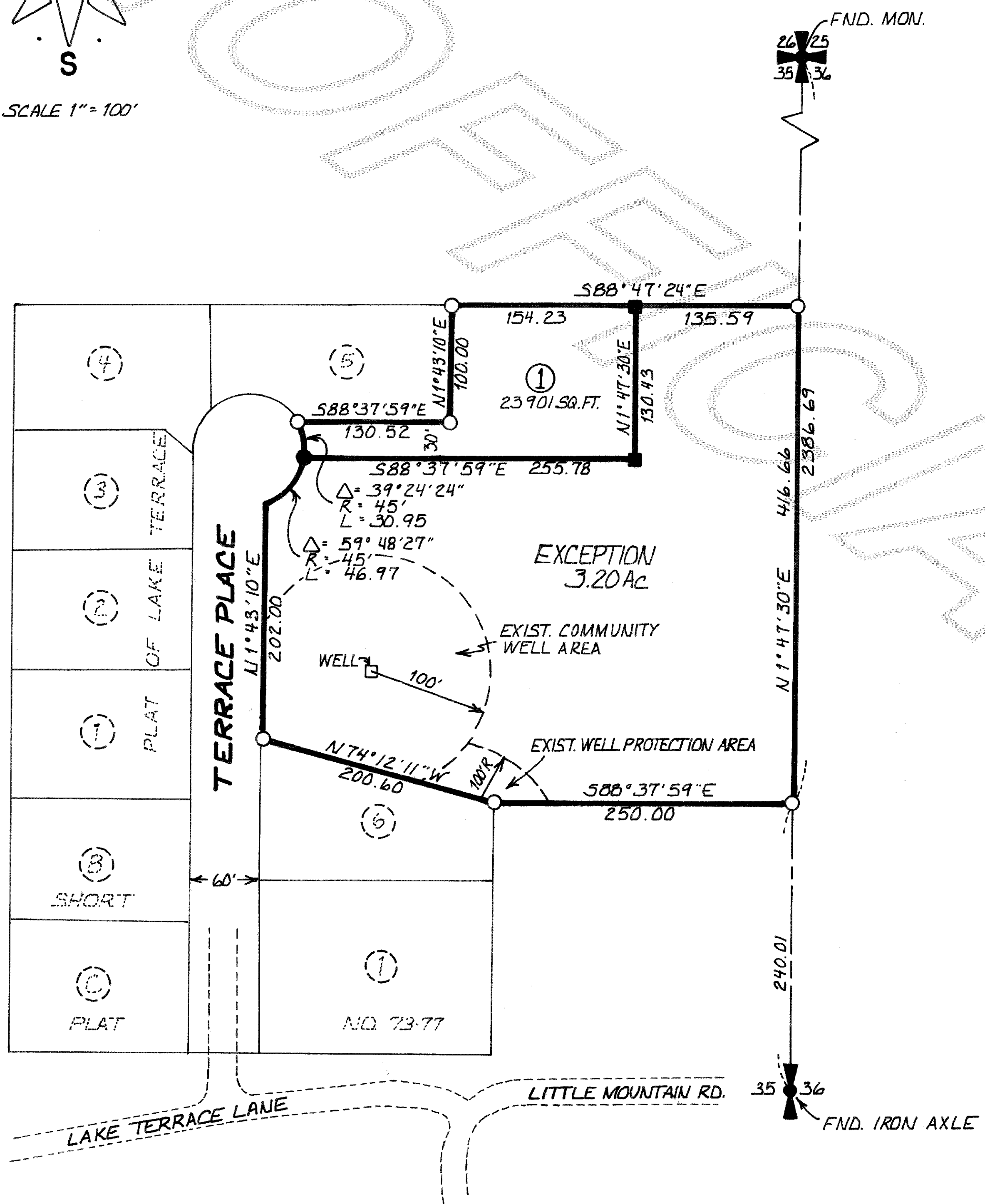
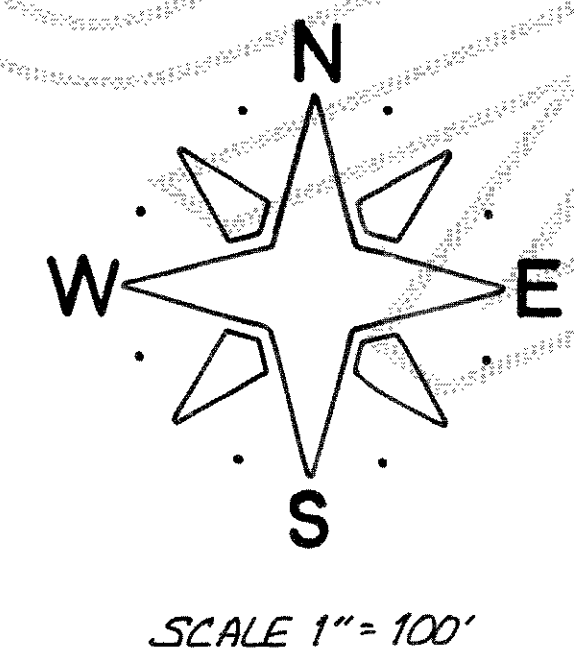


LAKE TERRACE II

SE 1/4, SE 1/4, NE 1/4, SEC. 35, TWP. 34N., R. 4E. W.M.
SKAGIT COUNTY, WA.

80 SEP-2 1981
REQUEST OF _____



LEGAL DESCRIPTION

LOT "A" OF REVISED SHORT PLAT NO. 73-77 APPROVED JANUARY 26, 1979 RECORDED JANUARY 26, 1979 UNDER AUDITOR'S FILE NO. 895547 IN BOOK 3 OF SHORT PLATS, PAGE 66, BEING A PORTION OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4, SECTION 35, TOWNSHIP 34 NORTH, RANGE 4 EAST W.M. EXCEPT THOSE PORTIONS THEREOF SHOWN AS LOTS 1 THROUGH 6 INCLUSIVE, AND TERRACE PLACE "LAKE TERRACE", AS PER PLAT RECORDED IN VOLUME 12 OF PLATS, PAGE 70, RECORDS OF SKAGIT COUNTY; ALSO EXCEPT MINERAL RIGHTS RESERVED IN DEED RECORDED JANUARY 27, 1917, AS AUDITOR'S FILE NO. 117238.

SITUATE IN THE COUNTY OF SKAGIT STATE OF WASHINGTON

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED DO HEREBY DECLARE THIS PLAT AND DEDICATE TO THE PUBLIC FOREVER ALL ROADS AND WAYS SHOWN HEREON WITH THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS AND THE TO CONTINUE TO DRAIN SAID ROADS OVER AND ACROSS ANY LOT OR LOTS WHERE WATER MIGHT TAKE A NATURAL COURSE IN THE ORIGINAL REASONABLE GRADING OF THE ROADS AND WAYS SHOWN HEREON.

FOLLOWING ORIGINAL REASONABLE GRADING OF ROADS AND WAYS HEREON NO DRAINAGE WATERS ON ANY LOT OR LOTS SHALL BE DIVERTED OR BLOCKED FROM THEIR NATURAL COURSE SO AS TO DISCHARGE ON ANY PUBLIC ROAD RIGHT OF WAY OR TO HAMPER ROAD DRAINAGE. ANY ENCLOSING OF DRAINAGE WATERS IN CULVERTS OR DRAINS OR RE-ROUTING THEREOF ACROSS ANY LOT AS MAY BE UNDERTAKEN BY OR FOR THE OWNER OF ANY LOT SHALL BE DONE BY AND AT THE EXPENSE OF SUCH OWNER.

APPROVALS

EXAMINED AND APPROVED FOR THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

- COUNTY ENGINEER: 7/21/80 DATE
- COUNTY HEALTH OFFICER: 7/21/80 DATE
- SKAGIT COUNTY PLANNING DIRECTOR: 7/21/80 DATE
- CHAIRMAN BOARD OF COUNTY COMMISSIONERS: 8/05/80 DATE
- SKAGIT COUNTY HEARING EXAMINER: 7/23/80 DATE
- COUNTY AUDITOR & EX-OFFICIO CLERK OF BOARD: 8-25-80 DATE

ACKNOWLEDGEMENT

STATE OF WASHINGTON } ss
COUNTY OF SKAGIT }
ON THIS 15 DAY OF July 1980 PERSONALLY APPEARED JAMES FRIEDRICHS AND CYNTHIA FRIEDRICHS HUSBAND & WIFE TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY SIGNED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON John L. Abenroth
RESIDING AT Burlington

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE PLAT OF LAKE TERRACE IS BASED ON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 35, TOWNSHIP 34 N. RANGE 4 E. W.M. THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY THEREON; THAT THE MONUMENTS WILL BE SET AND THE LOT AND BLOCK CORNERS STAKED CORRECTLY ON THE GROUND AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE STATUTES AND PLATTING REGULATIONS
John L. Abenroth July 15, 1980
JOHN L. ABENROTH
CERTIFICATE NO. 17651

TREASURER'S CERTIFICATE

THIS IS TO 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 THIS YEAR OF 1981.
Ruth Wylie
COUNTY TREASURER

AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF Planning Dept.
THIS 2 DAY OF September 1980 A.D. AT 9:51 MINUTES PAST 8 O'CLOCK A.M. AND RECORDED IN VOLUME 13 OF PLATS ON PAGE 23.
Luella Henry by Joan Buchanan
COUNTY AUDITOR OR DEPUTY AUDITOR

UTILITY EASEMENT

A NON-EXCLUSIVE EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO: PUGET SOUND POWER & LIGHT COMPANY, CONTINENTAL TELEPHONE COMPANY, NATIONWIDE T.V. CABLE COMPANY AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS UNDER AND UPON THE EXTERIOR SEVEN (7) FEET PARALLEL AND ADJACENT TO THE STREET FRONTAGE OF ALL LOTS IN WHICH TO INSTALL, LAY, CONSTRUCT, REPAIR, OPERATE AND MAINTAIN UNDERGROUND CONDUITS, CABLE, AND WIRES WITH NECESSARY FACILITIES AND OTHER EQUIPMENT FOR PURPOSES OF SERVING THE SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC, TELEPHONE AND T.V. CABLE SERVICE TOGETHER WITH THE RIGHT TO ENTER UPON ALL LOTS AT ALL TIMES FOR THE PURPOSE STATED.

COVENANTS & RESTRICTIONS

THE COVENANTS & RESTRICTIONS FOR THIS PLAT ARE RECORDED IN VOLUME 353 PAGE 277 AS A.F. # 7903070042 RECORDS OF SKAGIT COUNTY WASHINGTON.

LEGEND

- SET REBAR W/ PLASTIC CAP L.S.# 17651
- SET MONUMENT
- FND. REBAR AS SHOWN ON SHORT PLAT # 73-77.

NOTE

FOR ADDITIONAL SUBDIVISION INFORMATION SEE PLAT OF LAKE TERRACE SHORT PLAT # 73-77.

