



NOTE:  
ALL PIPES SET ON THE NORTH LINE OF THIS SHORT PLAT ARE ON A 5.00' SOUTH  
OFFSET DUE TO THE CONSTRUCTION OF AUSTIN LANE.  
THE OWNER OF LOT 1 SHALL PARTICIPATE IN ANY FUTURE L.I.D. TO IMPROVE LAVENTURE  
ROAD.

#### DEDICATION

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNER  
HEREBY DECLARES THIS SHORT PLAT AND DEDICATES TO THE USE OF  
THE PUBLIC FOREVER ALL STREETS AND AVENUES SHOWN THEREON  
AND THE USE THEREOF FOR ALL PUBLIC PURPOSES CONSISTENT WITH  
THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES; ALSO THE RIGHT TO  
MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS  
SHOWN ON THIS SHORT PLAT IN THE ORIGINAL REASONABLE GRADING  
OF ALL SUCH STREETS AND AVENUES SHOWN HEREON.

IN WITNESS WHEREOF, I HAVE HEREUNTO SET MY HAND AND OFFICIAL  
SEAL THIS 9th DAY OF September, 1981.

*Kristjan M. Morrison*  
KRISTJAN M. MORRISON

#### ASSESSMENT

THE CHARGE IN LIEU OF ASSESSMENT FOR EACH LOT IN THIS SUB-  
DIVISION SHALL BE \$ SEE BELOW. (THIS CHARGE INCLUDES A  
CREDIT OF \$ 0 FOR INSTALLED SEWER LINES). A  
STANDARD PARTICIPATION CONTRACT MUST BE EXECUTED AND THE  
SAID AMOUNT PAID PRIOR TO THE ISSUANCE OF A SEWER PERMIT.

PREPARED BY:

*John C. Wiseman*  
CITY ENGINEER

#### NOTES

1. SHORT PLAT NO. AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
2. ZONING - R-1.9.6 & R-A
3. SEWAGE DISPOSAL - SANITARY SEWER
4. WATER - P.U.D.
5. ○ DENOTES 3/8" REBAR W/ PLASTIC CAP SET @ PROPERTY CORNERS L.S. #19651.
6. ● DENOTES EXISTING REBAR FOUND THIS SURVEY.
7. □ DENOTES EXISTING MONUMENT.
8. BASIS OF SURVEY - SHORT PLAT NO. MV-2-61 AS RECORDED IN VOLUME 5 OF SHORT PLATS, PAGE 25.

#### OWNER-DEVELOPER

KRISTJAN M. MORRISON  
2226 LAVENTURE ROAD  
MT. VERNON, WASHINGTON  
PHONE: 424-7635

#### LEGAL DESCRIPTION

THAT PORTION OF THE NORTHWEST QUARTER OF THE NORTHWEST  
QUARTER OF SECTION 16, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.,  
DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 495 FEET NORTH OF THE SOUTHWEST CORNER  
OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SEC-  
TION 16, THENCE NORTH 165 FEET; THENCE EAST TO THE EAST LINE OF  
SAID SUBDIVISION; THENCE SOUTH 165 FEET; THENCE WEST TO THE POINT  
OF BEGINNING. EXCEPT COUNTY ROAD ALONG THE WEST LINE OF THE  
NORTHWEST QUARTER OF THE NORTHWEST QUARTER.

EXCEPT THE NORTH 30 FEET RESERVED FOR ROAD PURPOSES IN DEED  
RECORDED MARCH 20, 1957, AS AUDITOR'S FILE NO. 546872 IN VOLUME 285  
OF DEEDS, PAGES 400 AND 401.

AND EXCEPT THE FOLLOWING DESCRIBED TRACTS:

BEGINNING AT A POINT 495 FEET NORTH OF THE SOUTHWEST CORNER OF  
SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16,  
THENCE NORTH 165 FEET; THENCE EAST 460 FEET TO THE TRUE POINT OF  
BEGINNING; THENCE EAST TO THE EAST LINE OF SAID SUBDIVISION; THENCE  
SOUTH 165 FEET; THENCE WEST TO A POINT 165 FEET SOUTH OF THE TRUE POINT  
OF BEGINNING; THENCE NORTH 165 FEET TO THE TRUE POINT OF BEGINNING.

BEGINNING AT A POINT 495 FEET NORTH OF THE SOUTHWEST CORNER OF  
SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16;  
THENCE EAST 200 FEET TO THE POINT OF BEGINNING; THENCE NORTH 10 FEET;  
THENCE EAST 260 FEET; THENCE SOUTH 10 FEET; THENCE WEST 260 FEET TO  
THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

#### CONSENT

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED SUB-  
DIVIDER HEREBY CERTIFIES THAT THIS SHORT PLAT IS MADE AS MY  
FREE AND VOLUNTARY ACT AND DEED.

*Kristjan M. Morrison*  
KRISTJAN M. MORRISON

#### ACKNOWLEDGEMENT

STATE OF WASHINGTON } S.S.  
COUNTY OF SKAGIT }

ON THIS 9th DAY OF September, 1981, BEFORE ME, THE  
UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASH-  
INGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED  
KRISTJAN M. MORRISON, TO ME KNOWN TO BE THE INDIVIDUAL DE-  
SCRIBED 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 USES AND PUR-  
POSES THEREIN MENTIONED. WITNESS MY HAND AND OFFICIAL SEAL  
HERETO AFFIXED THE DAY AND YEAR ABOVE WRITTEN.

*Michael J. Yeoman*  
NOTARY PUBLIC

RESIDING AT Mount Vernon

#### 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.

*Michael J. Yeoman*  
MICHAEL J. YEOMAN  
PROFESSIONAL LAND SURVEYOR  
YEOMAN SURVEYORS  
CERTIFICATE NO. 19651  
DATE: Sept. 10, 1981

#### APPROVALS

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORD-  
ANCE WITH THE PROVISIONS OF THE CITY OF MOUNT VERNON SHORT  
PLAT ORDINANCE.

*John C. Wiseman*  
CITY ENGINEER DATE 1 April 1982

*Ruth E. Giddens*  
MAYOR DATE 1 April 1982

*Michael J. Yeoman*  
CITY CLERK DATE 1 April 1982

#### AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 16th DAY OF April, 1982, AT  
1:25 P.M., IN VOLUME 5 OF SHORT PLATS, PAGE 172,  
AT THE REQUEST OF YEOMAN SURVEYORS, UNDER AUDITOR'S  
FILE NO. 8204060016

*Luella Henry*  
SKAGIT COUNTY AUDITOR

*Joan Buchanan*  
DEPUTY

SHORT PLAT NO. MV-1-82

KRISTJAN MORRISON SHORT PLAT  
SECTION 16, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.  
MOUNT VERNON, WASHINGTON

YEOMAN SURVEYORS  
1825 SOUTH 14TH STREET  
MOUNT VERNON, WASHINGTON 98273  
PHONE: 428-0368

SCALE: 1"=50'  
DATE: 8/26/81  
REVISED:

DRAWN BY: J.E.W.  
APPROVED: M.G.Y.  
JOB NO. 81009