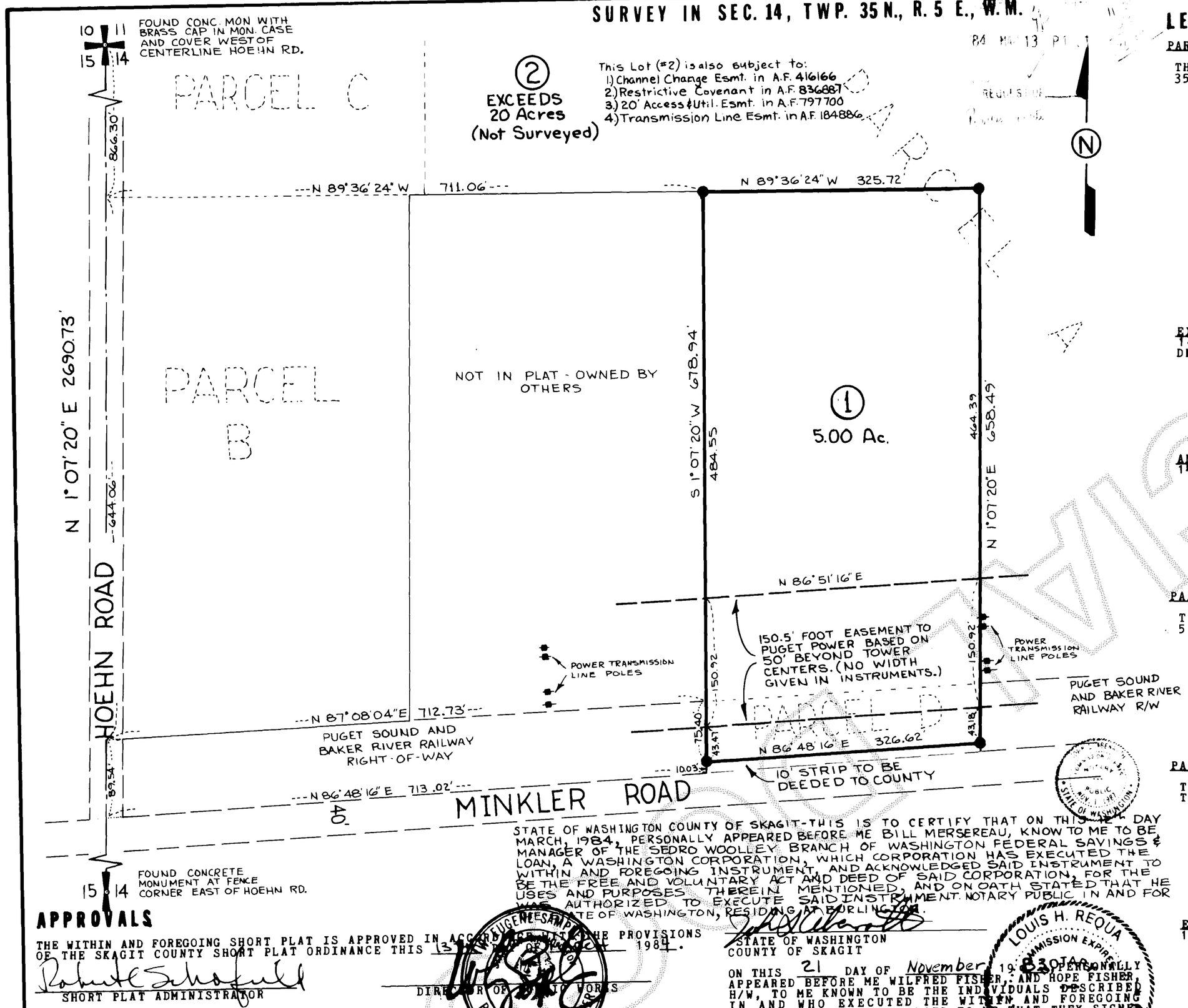
8403130018

SURVEY IN SEC. 14, TWP. 35 N., R. 5 E., W.M.

SHORT PLAT NO. 7-84
DATE REV 3-12-84



LEGAL DESCRIPTION.

PARCEL A

THAT PORTION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 5, EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 20 FEET EAST OF THE NORTHWEST CORNER OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 5, EAST W.M.; THENCE EAST 683.72 FEET, MORE OR LESS, TO THE SOUTHERLY LINE OF NEW STATE HIGHWAY; THENCE SOUTHEASTERLY ALONG THE SOUTHERLY LINE OF SAID STATE HIGHWAY, 693 FEET MORE OR LESS, TO THE EAST LINE OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 14; THENCE SOUTH ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER TO THE NORTH LINE OF THE PUGET SOUND AND BAKER RIVER RAILWAY RIGHT OF WAY; THENCE FOLLOWING THE NORTH LINE OF SAID RIGHT OF WAY LINE IN A WESTERLY DIRECTION TO A POINT 711 FEET EAST OF THE SECTION LINE RUNNING NORTH AND SOUTH BETWEEN SECTIONS 14 AND 15; THENCE IN A NORTHERLY DIRECTION TO A POINT WHICH IS 866.3 FEET SOUTH AND 711 FEET EAST OF SAID SECTION LINE RUNNING NORTH AND SOUTH BETWEEN SAID SECTIONS 14 AND 15; THENCE IN A WESTERLY DIRECTION 330 FEET TO A POINT WHICH IS 866.3 FEET SOUTH AND 381 FEET EAST OF THE NORTHWEST CORNER OF SAID SECTION 14; THENCE NORTH TO AN INTERSECTION OF A LINE RUNNING EAST AND WEST, WHICH SAID LINE IS 1042 FEET NORTH (MEASURED ALONG THE EAST LINE OF SAID WEST½ OF THE NORTHWEST QUARTER OF SAID SECTION 14) OF THE PUGET SOUND AND BAKER RIVER RAILWAY RIGHT OF WAY); THENCE WEST 361 FEET, MORE OR LESS, TO THE EAST LINE OF THE COUNTY ROAD; THENCE NORTH ALONG THE SAID EAST LINE OF THE COUNTY ROAD TO POINT OF BEGINNING.

EXCEPT THAT PORTION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EAST RIGHT OF WAY LINE OF THE COUNTY ROAD RUNNING ALONG THE WEST LINE OF SAID SUBDIVISION AND THE SOUTH LINE OF THE NORTH 20 FEET OF SAID SECTION; THENCE EAST ALONG THE SOUTH LINE OF SAID NORTH 20 FEET A DISTANCE OF 207 FEET; THENCE SOUTH A DISTANCE OF 310 FEET; THENCE WEST A DISTANCE OF 207 FEET TO THE EAST RIGHT OF WAY LINE OF THE COUNTY ROAD; THENCE NORTH ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 310 FEET TO THE POINT OF BEGINNING.

AND EXCEPT THAT PORTION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 265.5 FEET EAST OF THE EAST LINE OF THE COUNTY ROAD RUNNING ALONG THE WEST LINE OF OF SAID SUBDIVISION, WHICH POINT IS ON A LINE RUNNING EAST AND WEST FROM A POINT 1042 FEET NORTH (MEASURED ALONG THE EAST LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 14) OF THE PUGET SOUND AND BAKER RIVER RAILWAY RIGHT OF WAY; THENCE FROM SAID POINT OF BEGINNING CONTINUE EAST ALONG SAID LINE A DISTANCE OF 103.5 FEET; THENCE SOUTH 207 FEET; THENCE WEST 103.5 FEET; THENCE NORTH 207 FEET TO THE POINT OF BEGINNING.

PARCEL B

THAT PART OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 866.3 FEET SOUTH OF THE NORTHWEST CORNER OF SAID SECTION 14; THENCE EAST 359.4 FEET; THENCE SOUTH PARALLELING THE WEST LINE OF SAID SECTION 14, TO THE NORTH BOUNDARY OF PAVED HIGHWAY; THENCE IN A WESTERLY DIRECTION PARALLELING SAID HIGHWAY RIGHT OF WAY TO WEST LINE OF SAID SECTION 14; THENCE NORTH ON SAID SECTION LINE TO THE POINT OF BEGINNING, EXCEPT THE WEST 20 FEET THEREOF, AND ALSO EXCEPT RIGHT OF WAY OF PUGET SOUND AND BAKER RIVER RAILWAY COMPANY AS CONVEYED BY DEED RECORDED IN VOLUME 62 OF DEEDS, PAGE 605, UNDER AUDITORS FILE NO. 63375.

PARCEL C

THAT PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS 866.3 FEET SOUTH AND 20 FEET EAST OF THE NORTHWEST CORNER OF SAID SECTION 14; THENCE EAST TO A POINT THAT IS 866.3 FEET SOUTH AND 381 FEET EAST OF THE NORTHWEST CORNER OF SAID SECTIONI 14; THENCE NORTH TO AN INTERSECTION OF A LINE RUNNING EAST AND WEST, WICH SAID LINE IS 1042 FEET NORTH (MEASURED ALONG THE EAST LINE OF SAID WEST HALF OF THE NORTHWEST QUARTER OF SAID SECTION 14, OF THE PUGET SOUND AND BAKER RIVER RAILWAY RIGHT OF WAY); THENCE WEST 361 FEET, MORE OR LESS, TO THE EAST LINE OF THE COUNTY ROAD; THENCE SOUTH ALONG SAID EAST LINE OF THE COUNTY ROAD TO THE POINT OF BEGINNING.

EXCEPT THAT PORTION OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 14, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 265.5 FEET EAST OF THE EAST LINE OF THE COUNTY ROAD RUNNING ALONG THE WEST LINE OF SAID SUBDIVISON, WHICH POINT IS ON A LINE RUNNING EAST AND WEST FROM A POINT 1042 FEET NORTH (MEASURED ALONG THE EAST LINE OF THE WEST HALF OF THE NORTHWEST QUARTER OF SAID SECTION 14) OF THE PUGET SOUND AND BAKER RIVER RAILWAY RIGHT OF WAY; THENCE FROM SAID POINT OF BEGINNING CONTINUE EAST ALONG SAID LINE A DISTANCE OF 103.5 FEET; THENCE SOUTH 207 FEET; THENCE WEST 103.5 FEET; THENCE NORTH 207 FEET TO THE POINT OF BEGINNING.

PARCEL D A PORTION OF THE PUGET SOUND AND BAKER RIVER RAILWAY AS CONVEYED BY SCOTT PAPER CO. TO WILFRED AND HOPE FISHER BY QUIT CLAIM DEED RECORDED IN VOL. 547 PG. 471 OFFICIAL RECORDS OF SKAGIT COUNTY AS A.F. # 8402070060.

APPROVALS

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE THIS 13TH DAY OF MARCH 1984.

SHORT PLAT ADMINISTRATOR

DIRECTOR OF PUBLIC WORKS

NOTES

ZONING - AGRICULTURE RESERVE (AR); ALSO SEE SKAGIT COUNTY VARIANCE #83-026
SEWER - INDIVIDUAL SEPTIC TANKS
WATER - INDIVIDUAL WELLS; WATER OF SUFFICIENT QUANTITY AND/OR QUALITY IS NOT PROVIDED AT THE TIME OF FILING THE PLAT. BUYERS SHOULD INVESTIGATE THE AVAILABILITY OF SAID WATER.
ROADS - ALL MAINTENANCE AND/OR CONSTRUCTION OF PRIVATE ROADS IS THE RESPONSIBILITY OF THE LOT OWNERS AND SHALL BE IN DIRECT RELATIONSHIP TO USAGE OF SAID ROADS.
BASIS OF BEARINGS - SURVEY RECORDED IN VOLUME 1 OF SURVEYS AT PAGE 81.

SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.

LEGEND

● SET STEEL ROD WITH YELLOW PLASTIC CAP MARKED "SKA.SURV. LS17651"

STATE OF WASHINGTON COUNTY OF SKAGIT-THIS IS TO CERTIFY THAT ON THIS 21 DAY MARCH, 1984, PERSONALLY APPEARED BEFORE ME BILL MERSEREAU, KNOW TO ME TO BE MANAGER OF THE SEDRO WOOLLEY BRANCH OF WASHINGTON FEDERAL SAVINGS & LOAN, A WASHINGTON CORPORATION, WHICH CORPORATION HAS EXECUTED THE WITHIN AND FOREGOING INSTRUMENT, AND ACKNOWLEDGED 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 HE WAS AUTHORIZED TO EXECUTE SAID INSTRUMENT. NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT BURLINGTON.

STATE OF WASHINGTON
COUNTY OF SKAGIT

ON THIS 21 DAY OF November 19 83 PERSONALLY APPEARED BEFORE ME WILFRED FISHER, AND HOPE FISHER, H/W, 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 AT BURLINGTON

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 THE YEAR OF 84. DATED THIS 1ST DAY OF March 1984.

SKAGIT COUNTY TREASURER

CONSENT.

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED SUBDIVIDERS HEREBY CERTIFY THAT THIS SHORT PLAT IS MADE AS OUR FREE AND VOLUNTARY ACT AND DEED.

WILFRED FISHER

HOPE FISHER aka NELLIE HOPE FISHER

BILL MERSEREAU, MANAGER - WASHINGTON FEDERAL SAV. & LOAN, SEDRO WOOLLEY

Added Lot #2 notes as requested by County Permit Center 2/29/84 JLA

SURVEYOR'S CERTIFICATE
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH SURVEY RECORDING ACT AT THE REQUEST OF FISHER IN November 1983
11-23-83 DATE
CERT. NO. 17651

JOHN ABENROTH STATE OF WASHINGTON 17651 Registered PROFESSIONAL LAND SURVEYOR

AUDITOR'S CERTIFICATE
FILED FOR RECORD THIS 13 DAY OF [illegible] 19[illegible] AT 1 MIN. PAST 1 O'CLOCK [illegible] M AND RECORDED IN VOLUME [illegible] OF [illegible] ON PAGE 1 [illegible] RECORDS OF [illegible] COUNTY, WA.
COUNTY AUDITOR or DEPUTY AUDITOR

SKAGIT SURVEYORS INC.
Land Development Consultants
555-1810

SCALE 1" = 100'
DATE 11-22 - 1983
DRAWN BY J.L.A.
CHECKED BY L.H.R.
JOB NO. 250-83

SHORT PLAT FOR
Wilfred Fisher

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