

NOTES

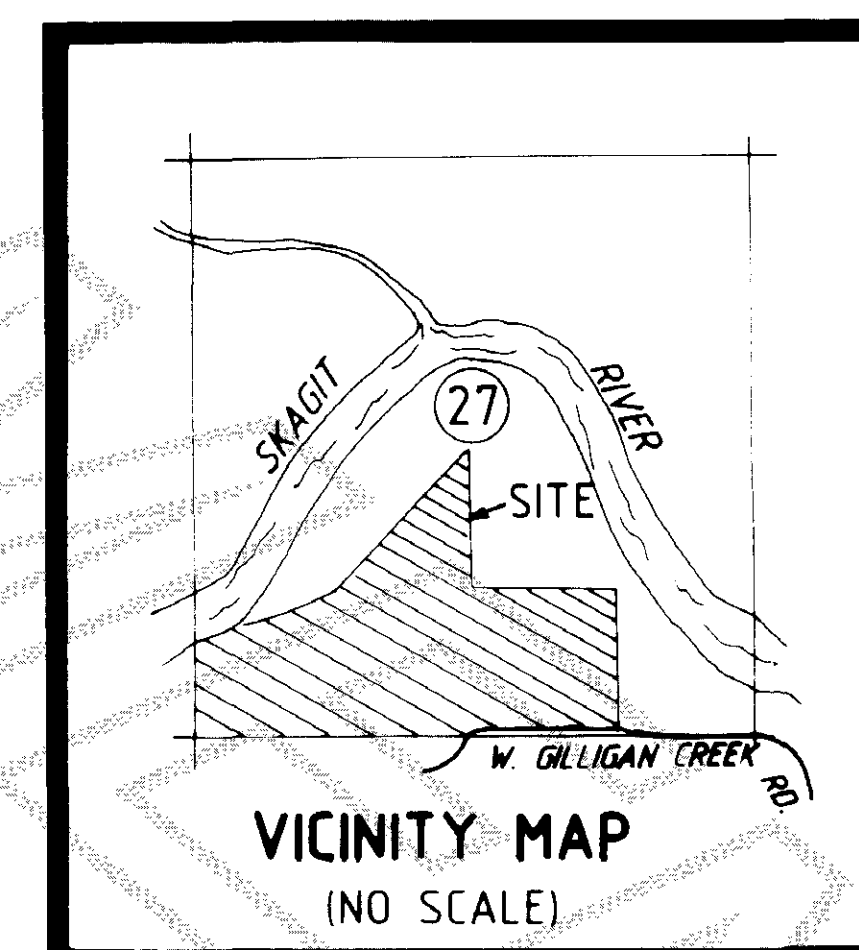
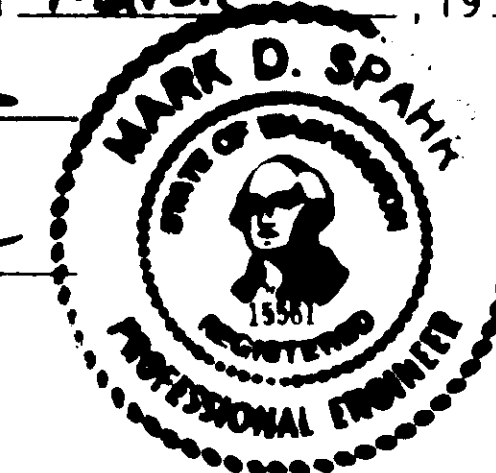
- All maintenance and construction of private roads are the responsibility of the lot owners and the responsibility of maintenance shall be in direct relationship to usage of road.
 - Short Plat number and date of approval shall be included in all deeds and contracts.
 - Zoning - AGRICULTURAL, See Variance V-89-047 ORD
 - Sewage Disposal - INDIVIDUAL SEPTIC SYSTEM
 - Water - INDIVIDUAL WELL
- Water of sufficient quantity and/or quality for normal domestic purposes is not provided at the time of filing the plat and the buyer should inquire and investigate as to availability of said water. Skagit County requires a 100' 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 buyers should cooperate in the locations of wells to prevent problems with these overlapping control zone.
- - Indicates iron rod set with yellow cap marked LISSER 22960.
○ - Indicates existing iron pipe or iron rod found.
 - See Variance No. V-89-047 ORD recorded under Auditor's File No. 8911150009.
 - Bench Mark Elevation = 66.7 (N.G.V.D.)
 - Buyer should be aware that this subdivision is located in the flood plain of the Skagit River and that significant elevation may be required for the first living floor of residential construction.
 - Basis of Bearings: Existing rebar found on the West line of that certain Record of Survey recorded in Book 6 of Surveys, page 299, under Auditor's File No. 8612050016. (North 5° 06' 29" West)
 - For additional section subdivision and survey information see Record of Survey maps recorded in Book 2 of Surveys, page 58, under Auditor's File No. 868424; and in Book 6 of Surveys, page 299, under Auditor's File No. 8612050016; and Short Plat No. 117-79 recorded in Book 4 of Short Plats, page 34, under Auditor's File No. 8002060048.
 - Survey description is from Land Title Insurance Company of Skagit County, Certificate for Short Plat, Order No. T-61916, dated January 22, 1990.
 - This property is SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants and other instruments of record, including but not limited to those instruments recorded under Auditor's File Numbers 808613, 8705180021, 8812090015, 780937, 841980, 8311160052, 260157, 327784, 841979, 8808170061, 8810180039 and 8911150009.
 - Instrumentation: Nikon NTD-3 Theodolite Distance Meter
 - Survey procedure: Standard Field Traverse

APPROVALS

The within and foregoing short plat is approved in accordance with the provisions of the Skagit County short plat ordinance on this 16th day of March, 1990.

Short Plat Administrator

Mark D. Spatz
Skagit County Engineer



SHEET 1 OF 2

AUDITOR'S CERTIFICATE

Filed for record this 15th day of March, 1990, at 2 o'clock P.M., in book 10-8990 of Short Plats at page 2, at the request of SEMRAU & LISSER under Auditor's File No. 10-8990.

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.

Bruce G. Lissner
Donald R. Semrau, PE & PLS, Certificate No. 9622
Bruce G. Lissner, P.L.S., Certificate No. 22960
SEMRAU & LISSER
2118 Riverside Drive Suite 104
Mount Vernon, WA 98273

Date: MAR 15, 1990



SHORT PLAT NO. 10-~~89~~ 90

DATE 1-31-90

SURVEY IN PORTIONS OF THE SW 1/4 AND THE SE 1/4 OF
SECTION 27, T. 35 N., R. 5 E., W.M.
FOR: YOUNQUIST

LOOSE LEAF NOTES
MERIDIAN - ASSUMED

SEMRAU & LISSER
SURVEYING - ENGINEERING - PLANNING
MOUNT VERNON, WA 98273 PH 424-9566

JOB NO. 89-128
SCALE: 1" = 100'

SURVEY DESCRIPTION

PARCEL "A"

Government Lots 11 and 12, and the Southwest 1/4 of the Southeast 1/4 of Section 27, Township 35 North, Range 5 East, W.M., EXCEPT road, and EXCEPT that portion lying Northerly of the following described line:

Beginning at the South 1/4 corner in Section 27, Township 35 North, Range 5 East, W.M.; thence North 04° 50' 29" West, along the North-South center line of said Section, 2877.35 feet to a point of beginning and hereinafter to be accepted as the North line of Government Lots 11 and 12, of said Section; thence South 88° 09' 50" West 336.37 feet; thence South 43° 08' 38" West, 178.21 feet; thence South 06° 30' 34" West 329.62 feet; thence South 21° 32' 42" West, 497.32 feet; thence South 26° 15' 20" West, 294.64 feet; thence South 65° 07' 54" West, 486.35 feet; thence South 68° 20' 27" West, 250.76 feet; thence South 82° 32' 58" West, 290.71 feet; thence South 51° 00' 19" West, 248.23 feet; thence South 62° 11' 04" West, 300 feet to predominate old channel and the terminus of said line.

Situate in the County of Skagit, State of Washington.

PARCEL "B"

That portion of the Southeast 1/4 of the Southeast 1/4 of Section 27, Township 35 North, Range 5 East, W.M., described as follows:

Beginning at a point on the South line of said Southeast 1/4 of the Southeast 1/4 which is 726.41 feet West of the Southeast corner of said subdivision; thence North 17° 24' 00" West 304.75 feet; thence Northwesterly to a point on the West line of said subdivision which is 450 feet North of the Southwest corner of said Southeast 1/4 of the Southeast 1/4; thence North along the West line of said subdivision to the South bank of the Skagit River; thence Southeasterly along the Southerly line of the Skagit River to a point 400 feet (measured at right angles thereto) East of the West line of said Southeast 1/4 of the Southeast 1/4; thence South along a line which is parallel with and 400 feet East of the West line of said Southeast 1/4 of the Southeast 1/4 to a point which is 30 feet Northerly (measured at right angles thereto) of the South line of the tract herein described; thence Easterly and Southerly along a line which is parallel with and 30 feet Northeasterly of the Southwesterly line of the herein described tract to a point East of the point of beginning; thence West to the point of beginning.

EXCEPT County road rights-of-way lying Westerly of the following described line:

Beginning at the Southwest corner of the Southeast 1/4 of the Southeast 1/4 of said Section 27, said point being South 89° 41' 00" West 1,343.81 feet from the Southeast corner of said Section 27; thence North 2° 45' 00" East along an existing fence line to the Southerly line of the Skagit River and the terminus of said line.

Situate in the County of Skagit, State of Washington.

PARCEL "C"

That portion of Lot 2, Skagit County Short Plat No. 117-79, approved February 5, 1980 and recorded February 6, 1980 in Book 4 of Short Plats, page 34, under Auditor's File No.

8002060048, records of Skagit County, Washington, being a portion of the Southeast 1/4 of Section 27, Township 35 North, Range 5 East, W.M., lying Westerly of the following described line:

Beginning at the Southwest corner of the Southeast 1/4 of the Southeast 1/4 of said Section 27, said point being South 89° 41' 00" West 1,343.81 feet from the Southeast corner of said Section 27; thence North 2° 45' 00" East along an existing fence line to the North line of said Lot 2 and the terminus of said line.

EXCEPT existing County road.

Situate in the County of Skagit, State of Washington.

PARCEL "D"

That portion of Lot 1, Skagit County Short Plat No. 117-79, approved February 5, 1980 and recorded February 6, 1980 in Book 4 of Short Plats, page 34, under Auditor's File No.

8002060048, records of Skagit County, Washington, being a portion of the Southeast 1/4 of Section 27, Township 35 North, Range 5 East, W.M., lying Westerly of the following described line:

Beginning at the Southwest corner of the Southeast 1/4 of the Southeast 1/4 of said Section 27, said point being South 89° 41' 00" West 1,343.81 feet from the Southeast corner of said Section 27; thence North 2° 45' 00" East along an existing fence line to the North line of said Lot 1 and the terminus of said line.

EXCEPT existing County road.

ALL OF THE ABOVE being SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants and other instruments of record.

Situate in the County of Skagit, State of Washington.

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 1990.

This 23 day of March, 1990.

Bryanna M. Meneh
Skagit County Treasurer

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.

Darlene Youngquist
DARLENE YOUNGQUIST, as her separate property

David C. Youngquist
DAVID C. YOUNGQUIST, husband

Michele Youngquist
MICHELE YOUNGQUIST, wife

SKAGIT STATE BANK, a Washington Corporation

V.R.

CONSENT OF MORTGAGE

Farm Credit Bank of Spokane, a successor by merger to the Federal Land Bank of Spokane, as holder of a mortgage upon the described real property, hereby consents to the within or foregoing short plat.

FARM CREDIT BANK OF SPOKANE

By: Dennis L. Jones
Authorized Agent

ACKNOWLEDGEMENTS

State of Washington

County of SKAGIT

I certify that I know or have satisfactory evidence DARLENE YOUNGQUIST, as her separate property, signed this instrument and acknowledges it to be her free and voluntary act and purposes mentioned in the instrument.

Dated 3-15-90
Signature Darlene Youngquist
Title Owner

My appointment expires 7-14-92
State of Washington
County of SKAGIT

I certify that I know or have satisfactory evidence DAVID C. YOUNGQUIST and MICHELE YOUNGQUIST, husband and wife, signed this instrument and acknowledges it to be their voluntary act for the uses and purposes mentioned in the instrument.

Dated 3-15-90
Signature David C. Youngquist
Title Owner

My appointment expires 7-14-92

State of Washington

County of SKAGIT

I certify that I know or have satisfactory evidence that J.A. Hopper

signed this instrument, on oath stated that (he/she/they) (was/are) authorized to execute the instrument and acknowledged it as the Vice President of SKAGIT STATE BANK, A WASHINGTON CORPORATION to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated 3-15-90
Signature J.A. Hopper
Title VP

My appointment expires 8-11-93

State of Washington

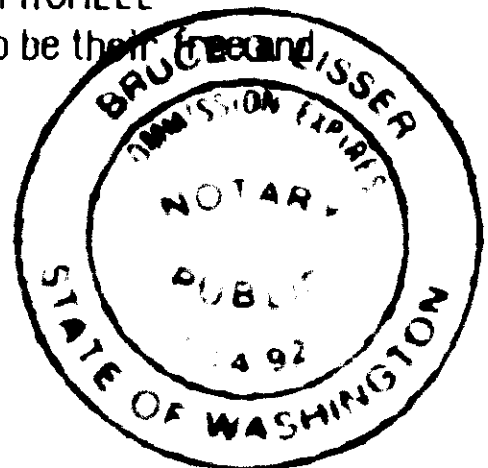
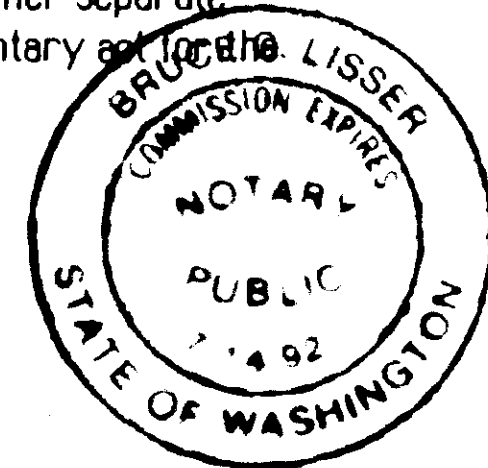
County of SKAGIT

I certify that I know or have satisfactory evidence that Dennis L. Jones

signed this instrument, on oath stated that (he/she/they) (was/are) authorized to execute the instrument and acknowledged it as the Authorized Agent of FARM CREDIT BANK OF SPOKANE to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated 3-15-90
Signature Helga Schink
Title Notary

My appointment expires 2-6-92



SHEET 2 OF 2

SHORT PLAT NO. 10-8990

DATE 1-31-90

SURVEY IN PORTIONS OF THE SW 1/4 AND THE SE 1/4 OF
SECTION 27, T. 35 N., R. 5 E., W.M.

FOR: YOUNGQUIST

LOOSE LEAF NOTES

MERIDIAN - ASSUMED

SEMPAU & LISSER
SURVEYING - ENGINEERING - PLANNING
MOUNT VERNON WA 98273 PH 424-5566

SCALE: 1" = 100'

JOB NO. 89-128