

Survey in the NW1/4 of the SE1/4 and in the SW1/4 of the SE1/4 and in the SE1/4 of the SE1/4 of, Section 17, Twp. 35 N., Rng. 7 E., W.M.

Short Plat No. 92-017

Legal Description

Parcel A
The East 600 feet of Government Lot 2 (as measured along the North line) of Section 17, Township 35 North, Range 7 East, W.M.; EXCEPT the North 933 feet (as measured along the East line thereof); AND EXCEPT portion conveyed to Skagit County for road.

EXCEPT that portion if any, of Government Lots 1 and 2 of Section 17, Township 35 North, Range 7 East, W.M., lying Southerly of Cape Horn Road and Easterly of the following described line:
Commencing at the East 1/4 corner of said Section 17 as shown on revised Short Plat #90-78, filed in Volume 4 of Short Plats, at page 38, under AF# 8002140029; thence S01°35'28"W a distance of 1428.90 feet along the centerline of Lusk Road to the centerline of Cape Horn Road as shown on said Short Plat; thence N88°06'11"W a distance of 795.44 feet to a point of curvature; thence along the arc of said curve to the left having a radius of 725.00 feet through a central angle of 26°02'06" an arc distance of 329.44 feet to a point of tangency; thence South 65°51'43" a distance of 131.79 feet to a point of curvature; thence along the arc of said curve to the right having a radius of 360.00 feet through a central angle of 13°27'12" an arc distance of 84.53 feet to the true point of beginning of this line description said point being on the Southerly projection of an existing fence which is North of the County Road; thence S01°42'40"W along the Southerly projection of said line a distance of 100 feet, more or less, to the line of ordinary high water on the North shore of the Skagit River, said point being the terminus of said line.

Parcel B
That portion if any, of Government Lot 1 of Section 17, Township 35 North, Range 7 East, W.M., lying Southerly of Cape Horn Road and Westerly of the following described line:
Commencing at the East 1/4 corner of said Section 17 as shown on revised Short Plat #90-78, filed in Volume 4 of Short Plats, at page 38, under AF# 8002140029; thence S01°35'28"W a distance of 1428.90 feet along the centerline of Lusk Road to the centerline of Cape Horn Road as shown on said Short Plat; thence N88°06'11"W a distance of 795.44 feet to a point of curvature; thence along the arc of said curve to the left having a radius of 725.00 feet through a central angle of 26°02'06" an arc distance of 329.44 feet to a point of tangency; thence South 65°51'43" a distance of 131.79 feet to a point of curvature; thence along the arc of said curve to the right having a radius of 360.00 feet through a central angle of 13°27'12" an arc distance of 84.53 feet to the true point of beginning of this line description said point being on the Southerly projection of an existing fence which is North of the county Road; thence S01°42'40"W along the Southerly projection of said line a distance of 100 feet, more or less, to the line of ordinary high water on the North shore of the Skagit River, said point being the terminus of said line. EXCEPTING existing County Road right-of-way known as Cape Horn Road.

AUDITOR'S CERTIFICATE

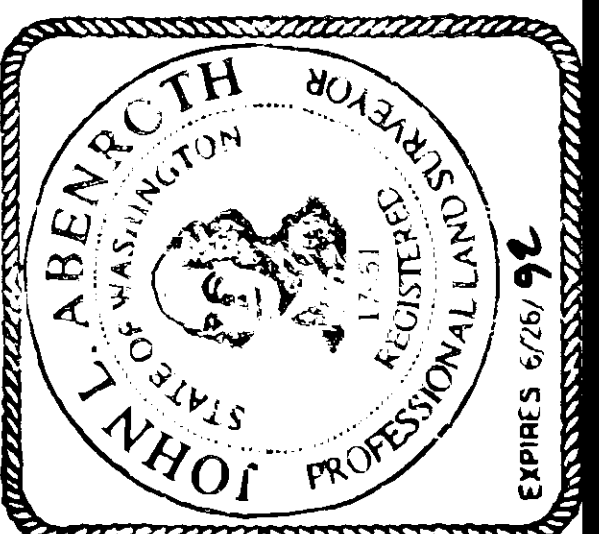
Filed for record this 4th day of Aug 1992 at 5:55 minutes past 1 o'clock P.M., and recorded in Volume 10 of Short Plats at page 102, records of Skagit County, Wa.

Ching
County Auditor or Deputy Auditor
A.F. # 9208040038

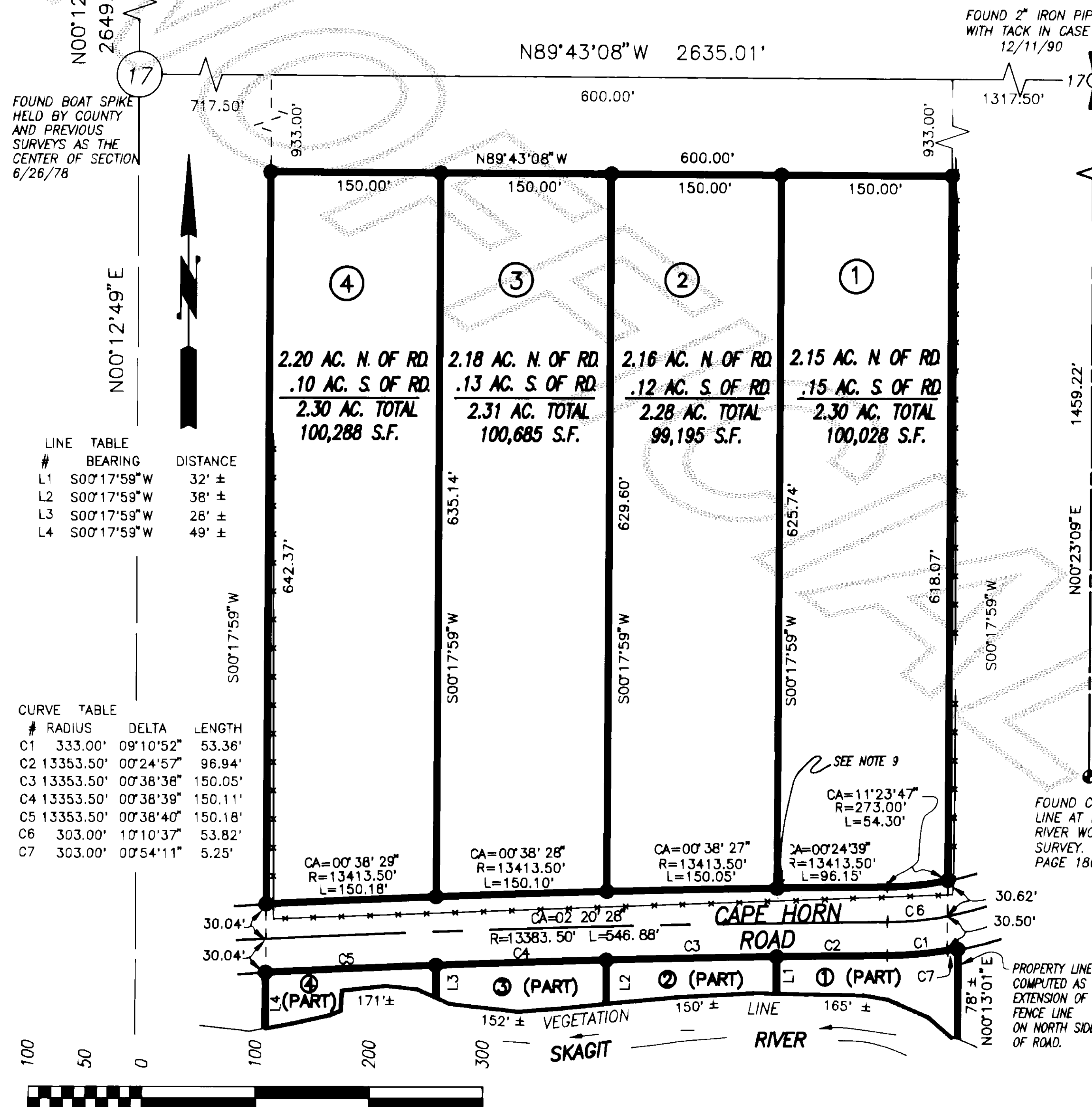
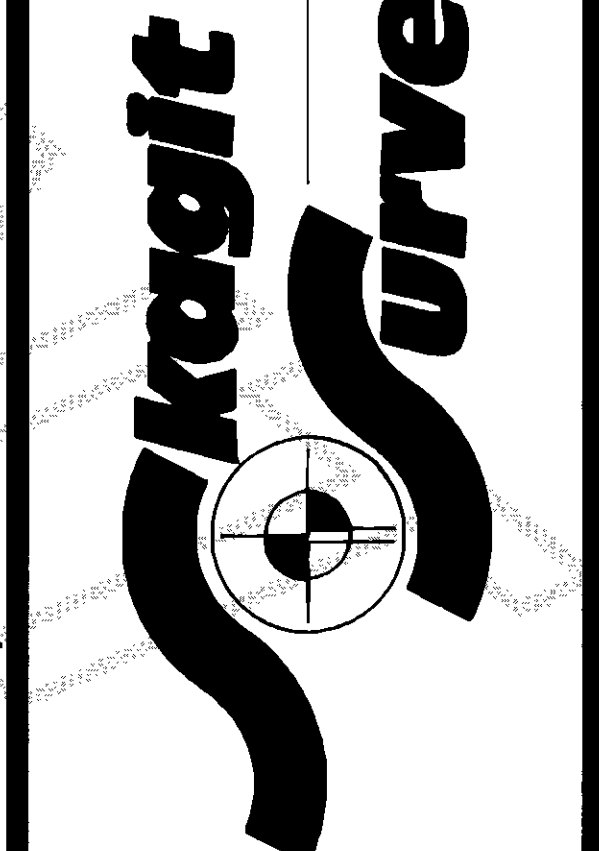
SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in April 1992 at the request of Martin Smith.

John L. Abernethy
Date 6/12/92
John L. Abernethy
CERT. # 17651



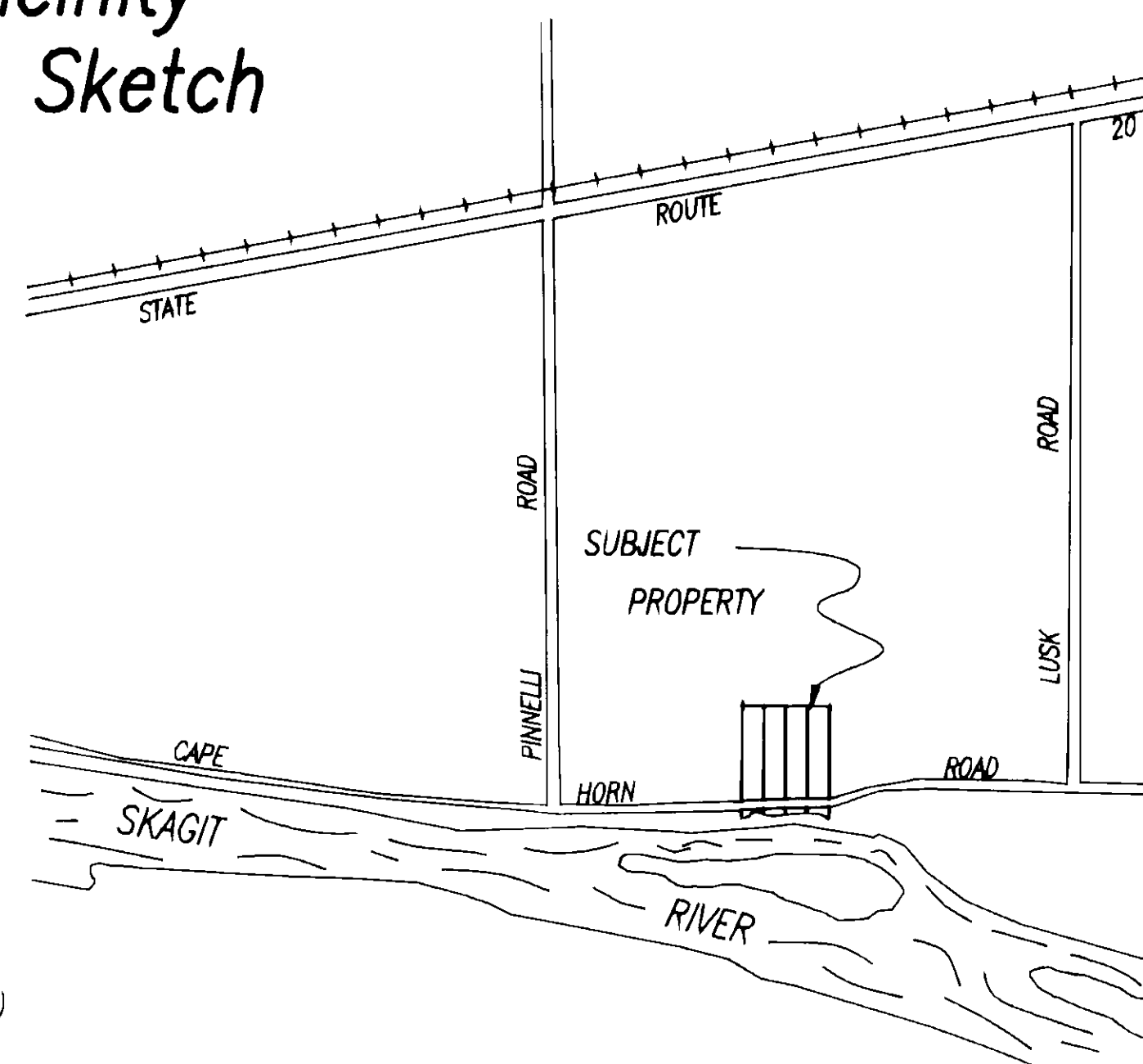
Skagit Surveyors INC.
806 Metcalf St., Sedro-Woolley, WA 98284
Phone: (206) 855-2121 FAX: (206) 855-1658



Notes

- Short plat number and date of approval shall be included in all deeds and contracts.
- All maintenance and construction of private roads shall be the responsibility of the lot owners.
- Zoning - Residential Reserve (RR)
- Water - Skagit County Water District #1.
- Sewer - individual on-site sewage systems.
- Basis-of-bearings - Assumed N00°23'09"E on the East line of the Southeast quarter of Section 17.
- This survey was accomplished by field traverse using: 2 second digital electronic Total Station.
- The property south of the Cape Horn Road is subject flood control or drainage easements. See AF#686012 for additional information.
- Access to Lot No. 1 shall be along the west line of said Lot 1. See Skagit County Building Department for additional information.

Vicinity Sketch



Legend

- Set 1/2" X 18" reinf. rod with yellow plastic cap marked "SKA SURV 17651" and white 2" X 2" witness stake, except as noted.

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.

Martin Smith
Martin Smith

Acknowledgements

State of Washington County of Skagit I certify that I know or have satisfactory evidence that *Martin Smith* signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument.
Notary signature *James A. Rogers* Title *NOTARY*
Date *6-12-92* My appointment expires *July 1, 1994*

Treasurer's Certificate

This is to certify that all taxes heretofore levied and which have become a lien on the lands herein described have been fully paid and discharged according to the records of my office up to and including the year 1992.

Judyann Menich
Skagit County Treasurer

7-31-92
Date

Approvals

The within and foregoing short plat is approved in accordance with the provisions of the Skagit County Short Plat Ordinance this 3rd day of June 1992.

John L. Abernethy
Short Plat Administrator

John L. Abernethy
County Engineer

Short Plat for Martin Smith

07-16-92	COUNTY REQUESTED LOT 1 ACCESS NOTE	FWM	JOB#	1242-92	DRAWN	FWM	CHECKED	JLA	DATE	15APR92	SCALE	1" = 100'	SHEET	1 OF 1
DATE	REVISION	BY												