

9305060112

Survey in Government Lot 1 in the SE1/4 of the SE1/4 of Section 26, Twp. 35 N., Rng. 9 E., W.M. Legal Description

Parcel A

That portion of Government Lot 1, Section 26, Township 35 North, Range 9 East, W.M., described as follows:
Beginning at the intersection of the Northerly line of the County road and the East line of said Section 26, which point is 306.5 feet, more or less, North of the Skagit River; thence S65°13'W along said county road 342.7 feet; thence N25°17'W 311 feet; thence N81°31'E 451.2 feet, more or less to the East line of said Section; thence South 204 feet, more or less, to the point of beginning, EXCEPT the East 145 feet of said tract AND EXCEPT a tract described as beginning at the Southwest corner of the above excepted East 145 feet; thence North 40 feet; thence Southwesterly to a point on the County Road 20 feet Southwesterly from the point of beginning; thence Northeasterly to the point of beginning, ALSO EXCEPT the following described tract:

Beginning at the intersection of the Northerly line of the County Road and the East line of said Section 26, which point is 306.5 feet, more or less, North of the Skagit River; thence S65°13'W along said County Road to a point on a line 145 feet West of and parallel to the East line of said Section 26; thence S65°13'W 85 feet to the true point of beginning of this description; thence N65°13'E 65 feet to the Southwest corner of that certain tract of land conveyed to Fred Shular and Myrtle Shular, his wife, by Deed recorded September 8, 1947, under Auditor's File No. 408512; thence Northeasterly and Northerly along the Westerly line of said Shular tract, a distance of 90 feet; thence Westerly 115 feet to a point 75 feet Northerly of the point of beginning; thence Southerly 75 feet to the point of beginning, AND ALSO EXCEPT State Highway right-of-way. EXCEPT that portion of Parcel "A" described in Quit Claim Deed dated January 29, 1992, filed under Auditor's File Number 9202030039 in Government Lot 1 of Section 26, Township 35 North, Range 9 East, W.M. lying Southerly and Easterly of the following described line: Commencing at the intersection of the Northerly line of the county road and the East line of said Section 26, which point is 306.5 feet, more or less, North of the Skagit River; thence S65°09'30"W (equals S65°13'W in above referenced deed) along said county road, a distance 253.41 feet to a point on the South line of said Parcel "A" and the point of beginning of this line description; thence N24°50'30"W, a distance of 45.66 feet; thence N46°50'03"E, a distance of 142.74 feet to a point on the East line of said Parcel "A" which is 149.37 feet Southerly of the Northeast corner of said Parcel "A" and the end of this line description.

TOGETHER WITH that portion of Parcel "B" described in Quit Claim Deed dated January 29, 1992, filed under Auditor's File Number 9202030039 in Government Lot 1 of Section 26, Township 35 North, Range 9 East, W.M. lying Northerly of the following described line: Commencing at the intersection of the Northerly line of the county road and the East line of said Section 26, which point is 306.5 feet, more or less, North of the Skagit River; thence S65°09'30"W (equals S65°13'W in above referenced deed) along said county road, a distance of 253.41 feet to a point on the South line of Parcel "A" described in said Quit Claim Deed and the point of beginning of this line description; thence N24°50'30"W, a distance of 45.66 feet; thence N46°50'03"E, a distance of 142.74 feet to a point on the East line of said Parcel "A" which is 149.37 feet Southerly of the Northeast corner of said Parcel "A" and the end of this line description.

Parcel B

That portion of Lot 1, Section 26, Township 35 North, Range 9 East, W.M., described as follows:

Beginning at the intersection of the Northerly line of County Road and the East line of Section 26, which point is 306.5 feet, more or less, North of the Skagit River; thence S65°13'W along County Road to a point on a line which is 145 feet West of and parallel to the East line of Section 26, thence S65°13'W 85 feet to the true point of beginning; thence N65°13'E 65 feet to the Southwest corner of a tract conveyed to Fred Shular by Deed recorded under Auditor's File No. 408512; thence Northerly along Westerly line of said tract, 90 feet; thence Westerly 115 feet to a point 75 feet Northerly of the point of beginning; thence Southerly to the point of beginning. EXCEPT that portion of Parcel "B" described in Quit Claim Deed dated January 29, 1992, filed under Auditor's File Number 9202030039 in Government Lot 1 of Section 26, Township 35 North, Range 9 East, W.M. lying Northerly of the following described line: Commencing at the intersection of the Northerly line of the county road and the East line of said Section 26, which point is 306.5 feet, more or less, North of the Skagit River; thence S65°09'30"W (equals S65°13'W in above referenced deed) along said county road, a distance of 253.41 feet to a point on the South line of Parcel "A" described in said Quit Claim Deed and the point of beginning of this line description; thence N24°50'30"W, a distance of 45.66 feet; thence N46°50'03"E, a distance of 142.74 feet to a point on the East line of said Parcel "A" which is 149.37 feet Southerly of the Northeast corner of said Parcel "A" and the end of this line description. TOGETHER WITH that portion of Parcel "A" described in Quit Claim Deed dated January 29, 1992, filed under Auditor's File Number 9202030039 in Government Lot 1 of Section 26, Township 35 North, Range 9 East, W.M. lying Southerly and Easterly of the following described line:

Commencing at the intersection of the Northerly line of the county road and the East line of said Section 26, which point is 306.5 feet, more or less, North of the Skagit River; thence S65°09'30"W (equals S65°13'W in above referenced deed) along said county road, a distance 253.41 feet to a point on the South line of said Parcel "A" and the point of beginning of this line description; thence N24°50'30"W, a distance of 45.66 feet; thence N46°50'03"E, a distance of 142.74 feet to a point on the East line of said Parcel "A" which is 149.37 feet Southerly of the Northeast corner of said Parcel "A" and the end of this line description.

Survey for Bank of California
as Trustee of the Steven Lockhart Trust

AUDITOR'S CERTIFICATE

Filed for record this 10 day of May 1993 at 12 minutes past 4 o'clock P.M., and recorded in Volume 14 of Surveys at page 80, Records of Skagit County, Wa.

County Auditor
A.F. # 9305060112

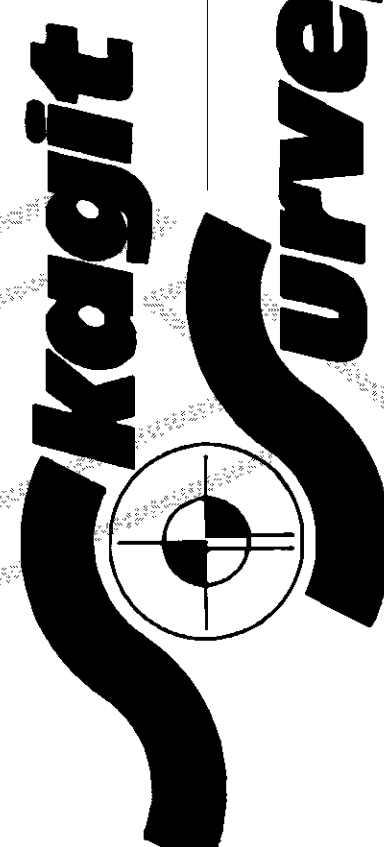
SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in April 1993 at the request of Bank of California

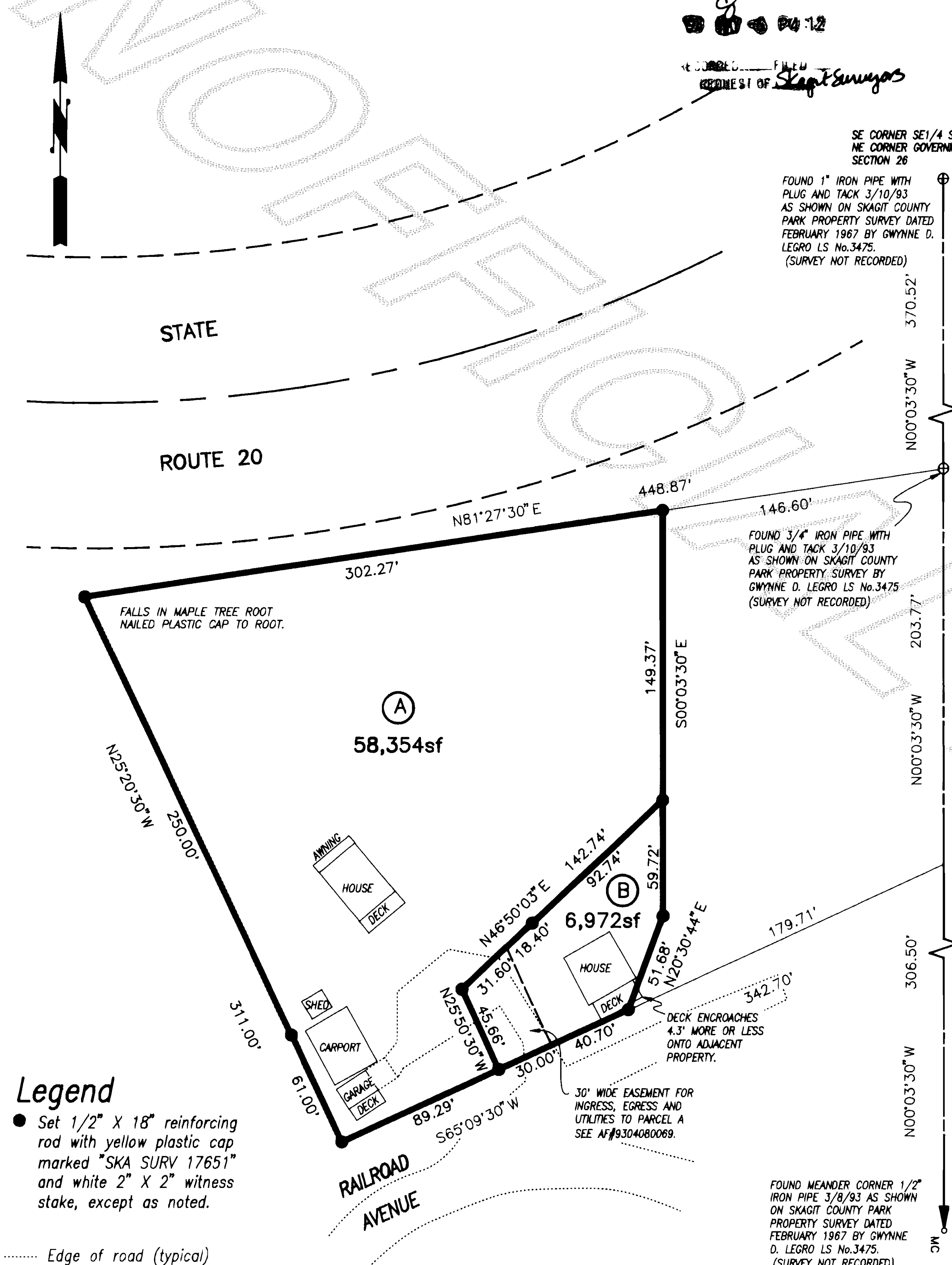
Date 4/26/93
John L. Abenroth
CERT. # 17651



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



V-14 Sw. Pg 80



Legend

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

..... Edge of road (typical)

Notes

1. Basis-of-bearings - Assumed N00°03'30"W on the East line of the Southeast Quarter of Section 26.
2. This survey was accomplished by field traverse using: 2 second digital electronic Total Station.

DATE	REVISION	BY	JOB#	DRAWN	CHECKED	DATE	SCALE	SHEET
			1373-93	FM	JLA	12APR93	1" = 50'	1 OF 1