

9412140012

TRACT N SHORT PLAT

A PORTION OF THE NW 1/4 OF THE NE 1/4 OF SECTION 35 AND
A PORTION OF THE SW 1/4 OF THE SE 1/4 OF SECTION 26,
TOWNSHIP 36 NORTH, RANGE 3 EAST, W.M.

SHORT PLAT NO. 94-012
DATE _____

94 DEC 14 P154

LEGAL
TRACT N AS SHOWN ON THE SURVEY RECORDED IN BOOK 12 OF SURVEYS, PAGES 99 THROUGH 100, UNDER AUDITOR'S FILE NUMBER 9202130038 RECORD OF SKAGIT COUNTY, WASHINGTON.

DECLARATION
KNOW ALL MEN BY THESE PRESENT, THAT WE, THE UNDERSIGNED, BEING OWNERS IN FEE SIMPLE OF THE LAND HERBY PLATTED, DO HEREBY DECLARE THAT THIS SHORT PLAT, ENTITLED TRACT N SHORT PLAT IS MADE WITH OUR FREE CONSENT AND IN ACCORDANCE WITH OUR WISHES; AND DO HERBY GRANT AND RESERVE AND EASEMENTS SHOWN HEREON FOR THE USES INDICATED.
EAGLE INVESTORS, A WASHINGTON GENERAL PARTNERSHIP
by *Justin C. Poles, General Partner*

NOTARY'S ACKNOWLEDGEMENTS
ON THIS 12th DAY OF December, 1994, THE UNDERSIGNED, PERSONALLY APPEARED, _____ KNOWN TO ME TO BE THE
PRESIDENT OF General Partner of Eagle Investors THE
CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED
THE 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 THE HE IS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT AND OFFICIAL
CORPORATION SEAL OF SAID CORPORATION.
Justin C. Poles *Bellingham* 9-20-98
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDENCE MY APPOINTMENT EXPIRES

ON THIS _____ DAY OF _____, 1994, THE UNDERSIGNED, PERSONALLY APPEARED, _____ KNOWN TO ME TO BE THE
PRESIDENT OF _____ THE
CORPORATION THAT EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED
THE 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 THE HE IS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT AND OFFICIAL
CORPORATION SEAL OF SAID CORPORATION.

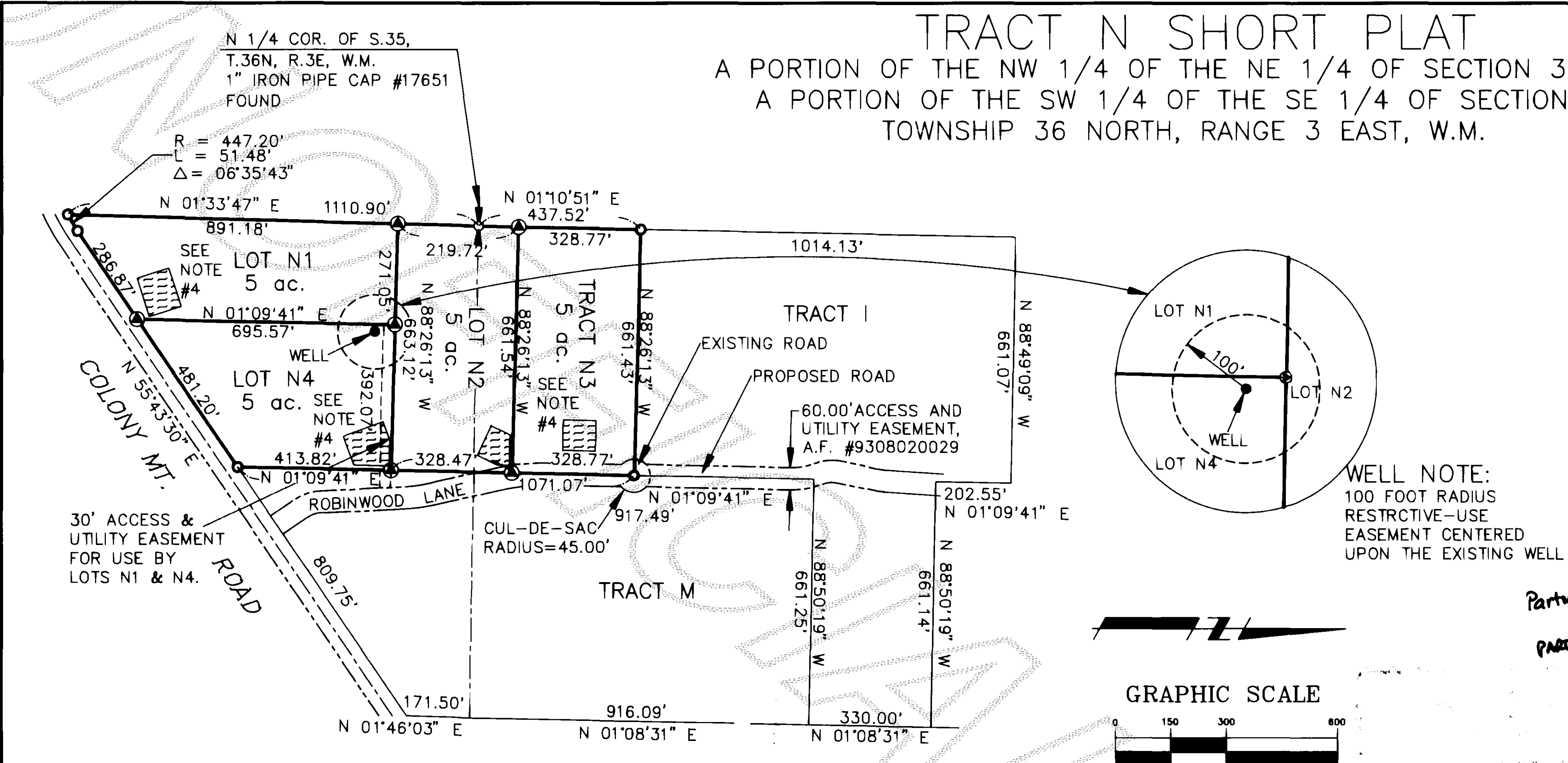
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON RESIDENCE MY APPOINTMENT EXPIRES

APPROVALS
THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE ON THIS 12th DAY OF December, 1994.

APPROVED BY THE DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT
THIS SHORT PLAT HAS BEEN EXAMINED THIS 12th DAY OF December, 1994, FOR CONFORMANCE WITH APPLICABLE STATE STATUTES AND LOCAL ORDINANCES, TOGETHER WITH A REVIEW OF THE TECHNICAL DATA HEREON.
Justin C. Poles
DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT
TITLE _____

ENGINEER'S APPROVAL
EXAMINED AND APPROVED BY THE SKAGIT COUNTY ENGINEERING DEPARTMENT THIS 7 DAY OF December, 1994.
Douglas E. Argo

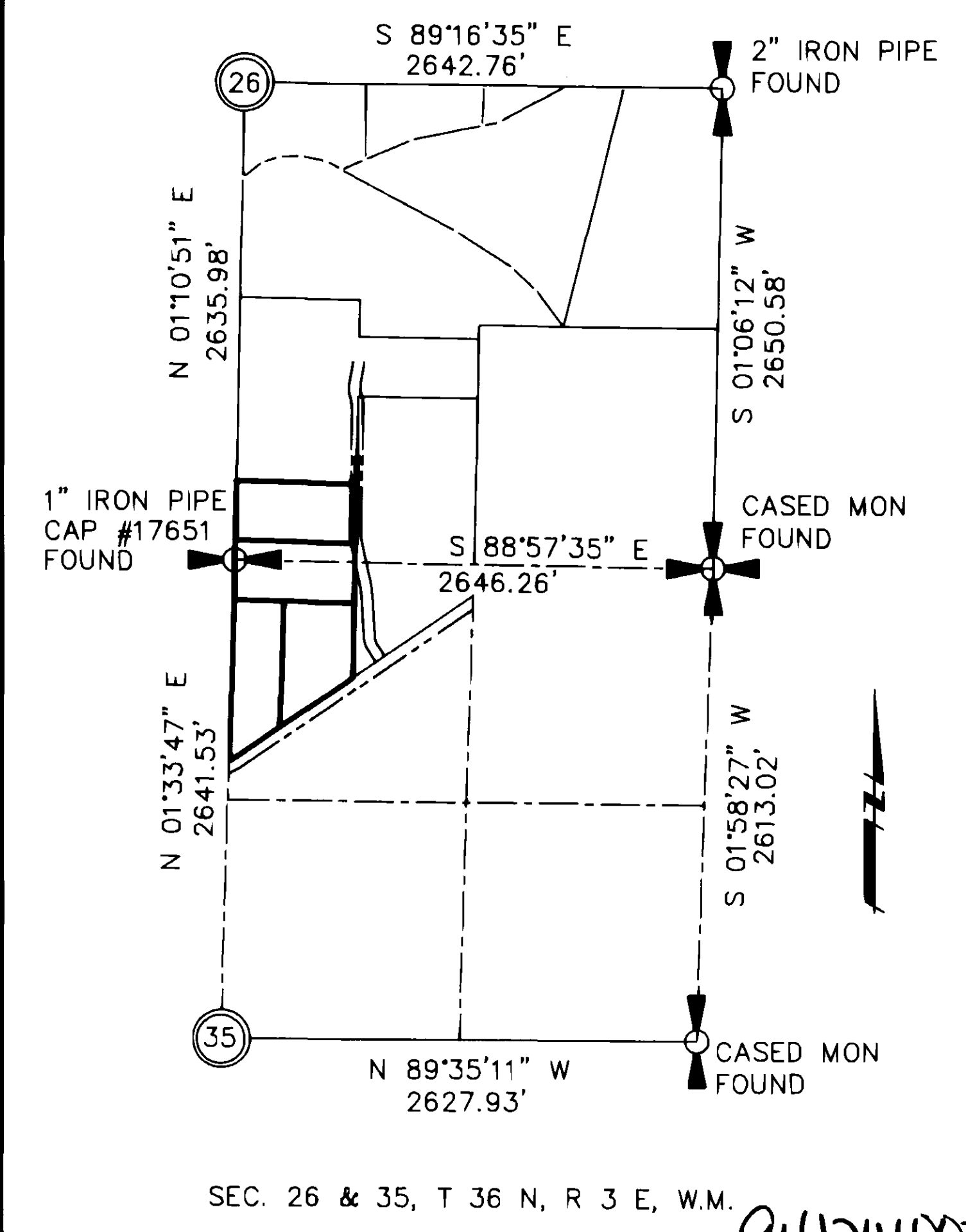
TREASURER'S CERTIFICATE
THIS IS TO CERTIFY THAT ALL TAXES HEREFOR LEVIED AND WHICH HAVE BECOME A LIEN UPON THE LANDS HEREIN DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE, UP TO AND INCLUDING THE YEAR OF 1994. THIS 8th DAY OF Nov, 1994.
Judith M. Marshall
SKAGIT COUNTY TREASURER



- ADDRESSES
LOT N1 - 504 ROBINWOOD LANE
LOT N2 - 500 ROBINWOOD LANE
LOT N3 - 494 ROBINWOOD LANE
LOT N4 - 508 ROBINWOOD LANE

- LEGEND**
● SET REBAR W/CAP #24225
○ FOUND REBAR W/CAP #24225
▭ SEPTIC DRAINFIELD, PROPOSED

- PLAT NOTES:**
- ALL MAINTENANCE AND CONSTRUCTION OF ROADS IS THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION WITH THE LOT OWNERS AS MEMBERS. ROAD MAINTENANCE AGREEMENT IS FILED UNDER AUDITOR'S FILE NO. 9308020029. VARIANCE FOR ROAD APPROVED NOVEMBER 7, 1994.
 - SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
 - ZONING - RURAL
 - SEWAGE DISPOSAL - INDIVIDUAL SEPTIC SYSTEM
ALTERNATIVE ON-SITE SEWAGE DISPOSAL SYSTEM MAY HAVE SPECIAL DESIGN, CONSTRUCTION AND MAINTENANCE REQUIREMENTS FOR LOTS 1, 3, AND 4. SEE SKAGIT HEALTH OFFICER FOR DETAILS.
 - WATER - INDIVIDUAL WELL
WATER WILL BE SUPPLIED FROM INDIVIDUAL WATER SYSTEMS. CONTACT THE HEALTH DEPARTMENT TO DETERMINE IF ADDITIONAL WATER QUALITY OR QUANTITY TESTING WILL BE REQUIRED FOR BUILDING PERMIT APPROVALS.
A DEMONSTRATION WELL WAS PROVIDED ON LOT N1. RESTRICTIVE COVENANTS HAVE BEEN PLACED ON LOTS N2 AND N4 FOR A PROTECTIVE 100 FOOT RADIUS. SKAGIT COUNTY CODE 12.48 REQUIRES A 100 FOOT RADIUS WELL PROTECTION CONTROL ZONE LOCATED ENTIRELY ON THE PROPOSED LOT OWNED IN FEE SIMPLE OR APPROPRIATE RECORDED COVENANTS/EASEMENTS FOR ALL LOTS.
 - BEARING DATUM IS ASSUMED BASED ON SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 9202130038 RECORD OF SKAGIT COUNTY, WASHINGTON.
 - SECTION DATUM WAS TAKEN FROM THE SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 9202130038, RECORDS OF SKAGIT COUNTY, WASHINGTON, VERIFIED IN FIELD AND USED.
 - A 75 FOOT BUILDING SETBACK WILL BE REQUIRED FROM LOTS WHERE THE EDGE OF THE CANYON GOING DOWN TO COLONY CREEK OCCURS.
 - NO BUILDING PERMIT SHALL BE ISSUED FOR ANY RESIDENTIAL AND/OR COMMERCIAL STRUCTURES WHICH ARE NOT, AT THE TIME OF APPLICATION, DETERMINED TO BE WITHIN AN OFFICIAL DESIGNATED BOUNDARY OF SKAGIT COUNTY FIRE DISTRICT.
 - CHANGE IN LOCATION OF ACCESS MAY NECESSITATE CHANGE OF ADDRESS, CONTACT SKAGIT COUNTY PUBLIC WORKS.



AUDITOR'S CERTIFICATE
I HEREBY CERTIFY THAT THIS SURVEY WAS FILED FOR RECORD IN THE OFFICE OF THE AUDITOR OF SKAGIT COUNTY, WASHINGTON, AT THE REQUEST OF Justin C. Poles ON THIS 14 DAY OF Dec, 1994 AT 5:10 O'CLOCK P.M., AND THAT IT IS RECORDED IN BOOK 11 OF SURVEYS ON PAGE 154 OF THE RECORDS OF SKAGIT COUNTY.
Justin C. Poles
SKAGIT COUNTY AUDITOR

SURVEYOR'S CERTIFICATE
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF EAGLE INVESTORS IN Nov, 1994.
Charles P. Smay
CHARLES P. SMAY P.L.S. 24225

EAGLE INVESTORS
TRACT N SHORT PLAT
SKAGIT COUNTY, WASHINGTON
DRAWN M.R.W. DATE 3/10/94 REC. NO. 93079
CHECKED C.P.S. SCALE 1" = 300' SHEET 1 OF 1

WEDEN ENGINEERING, INC.
119 GRAND AVE., STE. D
BELLINGHAM, WASHINGTON 98225
PHONE 671-8200, 354-3723
PREPARED BY *Justin C. Poles*