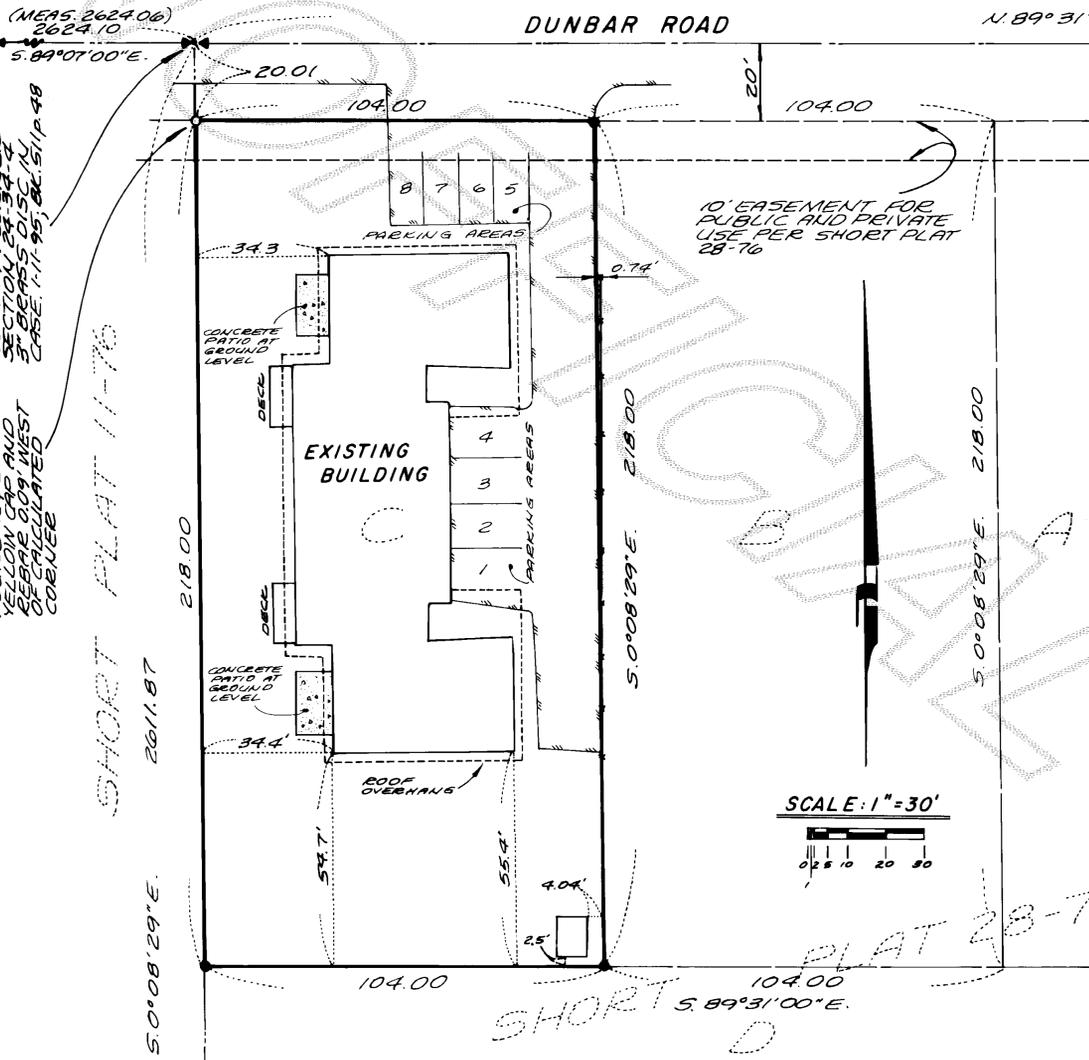


DUNBAR MANOR, A CONDOMINIUM

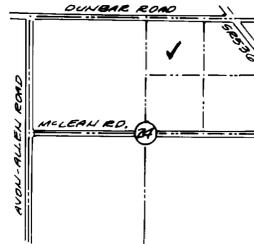
SECTION 24, TOWNSHIP 34 NORTH, RANGE 3 EAST, W.M.

NORTHWEST CORNER SECTION 24-34-4 2" O.D. IRON PIPE WITH NAIL IN CASE 1-11-95; BOOK 511 pg. 48

NORTHEAST CORNER SECTION 24-34-4 1 1/2" IRON PIN WITH WOOD PLUG IN CASE 1-11-95; BOOK 511 pg. 48



SCALE: 1" = 30'



VICINITY MAP SECTION 24-34-4

FOR FURTHER SUBDIVISIONAL INFORMATION SEE SHORT PLAT 28-76 RECORDED IN VOLUME 1 OF SHORT PLATS AT PAGE 150, RECORDS OF SKAGIT COUNTY, WASHINGTON

CENTER OF SECTION BRASS DISC CAP MONUMENT PER SHORT PLAT 28-76

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, 1994.

THIS 13th DAY OF February 1995
Judith Ann Mangan, Treasurer
SEAL
County of Skagit, Washington

LEGAL DESCRIPTION

TRACT C OF SKAGIT COUNTY SHORT PLAT No. 28-76 APPROVED JULY 15, 1976 AND RECORDED JULY 16, 1976 IN VOLUME 1 OF SHORT PLATS PAGE 150 UNDER AUDITOR'S FILE No. 839197 RECORDS OF SKAGIT COUNTY, WASHINGTON BEING A PORTION OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 34 NORTH, RANGE 3 EAST, W.M.

LEGAL DESCRIPTION WAS PROVIDED BY THE CLIENT AS SHOWN ON ISLAND TITLE COMPANY REPORT No. SA-9129 DATED MARCH 2, 1990.

OCCUPATIONAL INDICATORS AND EXISTING FENCELINE NOTE

THIS SURVEY HAS DEPICTED EXISTING FENCE LINES IN ACCORDANCE WITH W.A.C. Ch. 332, 130. THESE OCCUPATIONAL INDICATORS MAY INDICATE A POTENTIAL FOR CLAIMS OF UNWRITTEN TITLE OWNERSHIP. THE LEGAL RESOLUTION OF OWNERSHIP BASED UPON UNWRITTEN TITLE CLAIMS HAS NOT BEEN RESOLVED BY THIS BOUNDARY SURVEY.

NOTES

1. THIS SURVEY WAS PERFORMED IN THE FIELD USING A LIETZ SET 4-A ELECTRONIC DISTANCE MEASURING THEODOLITE.
2. BASIS OF BEARING: FOUND MONUMENTS ALONG THE NORTH SECTION LINE BETWEEN THE NORTH QUARTER CORNER AND THE NORTHEAST CORNER HEREON WHICH BEARS NORTH 89° 31' 00" WEST.
3. EASEMENT NOTE: THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT. THIS SURVEY DOES NOT CLAIM TO SHOW ALL EASEMENTS, RESTRICTIONS AND RESERVATIONS THAT MAY AFFECT THIS PARCEL.
4. LEGEND:
 - - DENOTES SET REBAR AND CAP MARKED "LS 8992"
 - - DENOTES FOUND REBAR AS NOTED
 - - DENOTES ASPHALT
 - - DENOTES FENCE

DEDICATION

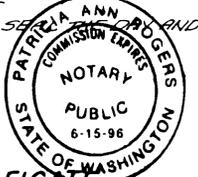
KNOW ALL MEN BY THESE PRESENTS THAT CAROL ANNA VAN ZANDEN AND THEODORE VAN ZANDEN, JR. WIFE AND HUSBAND OWNERS IN FEE SIMPLE DO HEREBY SUBMIT THE FOLLOWING PROPERTY AND IMPROVEMENTS THEREON TO THE PROVISIONS OF RCW 64.34.090 AS AMENDED AND DO HEREBY ESTABLISH A CONDOMINIUM WITH RESPECT TO SAID PROPERTY AND IMPROVEMENTS THEREON TO BE KNOWN AS DUNBAR MANOR. THE DECLARATION AND RESTRICTIVE COVENANTS WERE FILED WITH RECORDER OF SKAGIT COUNTY WASHINGTON; SIMULTANEOUSLY WITH THE RECORDING OF SURVEY MAP AND PLANS, UNDER AUDITOR'S FILE NUMBER 9502140039 RECORDED IN VOLUME 1 OF DEEDS AT PAGE(S) 19.

IN WITNESS WHEREOF WE HAVE SET OUR HANDS AND SEALS THIS 19th DAY OF February 1995
Carol Anna Van Zanden
Theodore Van Zanden, Jr.

ACKNOWLEDGEMENT FOR DECLARANTS

STATE OF WASHINGTON }
COUNTY OF SKAGIT }
THIS IS TO CERTIFY THAT ON THIS 10th DAY OF February 1995 BEFORE ME THE UNDERSIGNED A NOTARY PUBLIC PERSONALLY APPEARED CAROL ANNA VAN ZANDEN & THEODORE VAN ZANDEN, JR. WIFE & HUSBAND TO ME KNOWN TO BE THE ABOVE NAMED PARTIES WHO EXCLUDED THE WITHIN DEDICATION AND ACKNOWLEDGED TO ME THAT THEY SIGNED AND SEALED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED AND ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE SAID INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL AND YEAR ABOVE WRITTEN.
Patricia Ann Rogers
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT Mt Vernon, WA.



LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SURVEY MAP AND PLANS ARE BASED ON AN ACTUAL SURVEY (AS REFERENCED) OF THE DESCRIBED PROPERTY THAT THE COURSES AND DISTANCES SHOWN ARE OF RECORD AND THAT ALL INFORMATION REQUIRED BY RCW 64.34.232 IS SHOWN, STATED OR SUPPLIED HEREIN. I FURTHER CERTIFY THAT THE HORIZONTAL AND VERTICAL BOUNDARIES OF THE UNITS IN THIS CONDOMINIUM ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE WITH THE PLANS CONTAINED HEREIN.

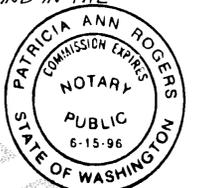
JEFFREY A. SKODJE, P.L.S.
LEONARD BOUNDNOT & SKODJE INC.
ENGINEERS & LAND SURVEYORS
603 So. 1st STREET (900) 336-5751
MT. VERNON, WA. 98273
CERTIFICATE NUMBER 19645
DATE: 2-10-95



ACKNOWLEDGEMENT

STATE OF WASHINGTON }
COUNTY OF SKAGIT }
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JEFFREY A. SKODJE IS THE PERSON WHO APPEARED BEFORE ME AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT AND HAS ACKNOWLEDGED IT TO BE A FREE AND VOLUNTARY ACT OF SAID PERSON FOR THE USES AND PURPOSES IN THIS INSTRUMENT AND IN THE WASHINGTON CONDOMINIUM ACT.

Patricia Ann Rogers
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
RESIDING AT Mt Vernon, WA.
DATE: 2-10-95
MY COMMISSION EXPIRES: 6-15-98



AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 14th DAY OF Feb 1995 AT 11:45 O'CLOCK A.M. IN BOOK 16 OF PLATS AT PAGE 28-29 AT THE REQUEST OF LEONARD BOUNDNOT & SKODJE INC. RECORDS OF SKAGIT COUNTY, WASHINGTON

Kathleen
SEAL
SKAGIT COUNTY AUDITOR DEPUTY
Janet J. Gandy

EAST 1/4 CORNER SECTION 24-34-4 CONCRETE MONUMENT IN CASE PER SHORT PLAT 28-76

N. 89° 07' 05" W. 2597.29

DUNBAR MANOR, A CONDOMINIUM

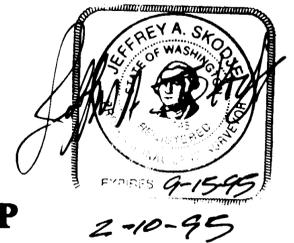
NE 1/4 Sec. 24, T34N, R3E., W.M.

Tract "C" of Short Plat #28-76

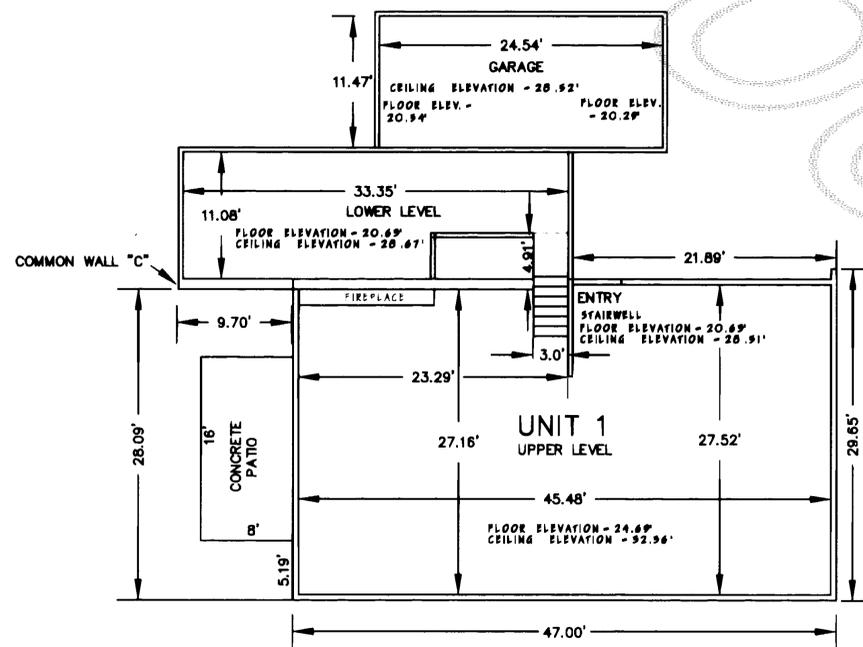
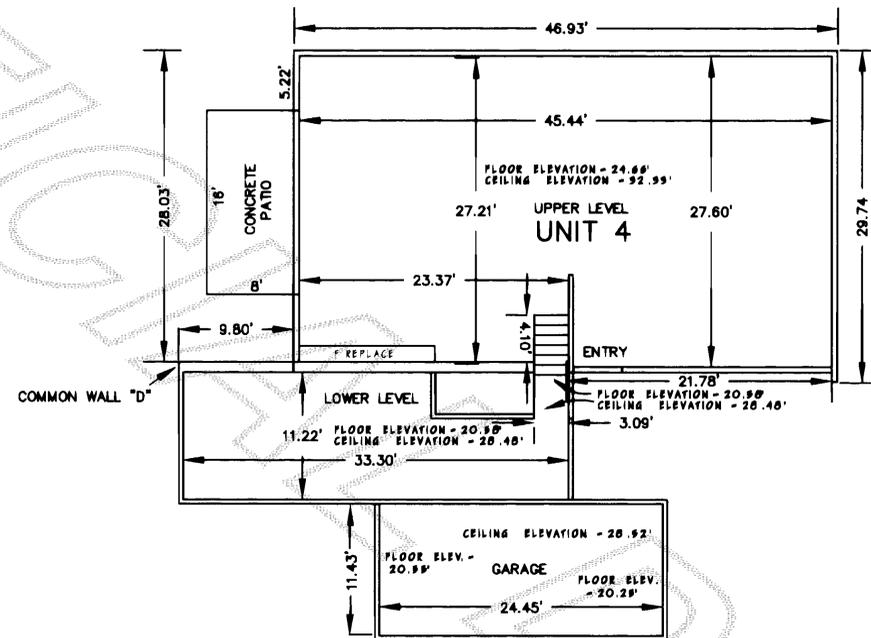
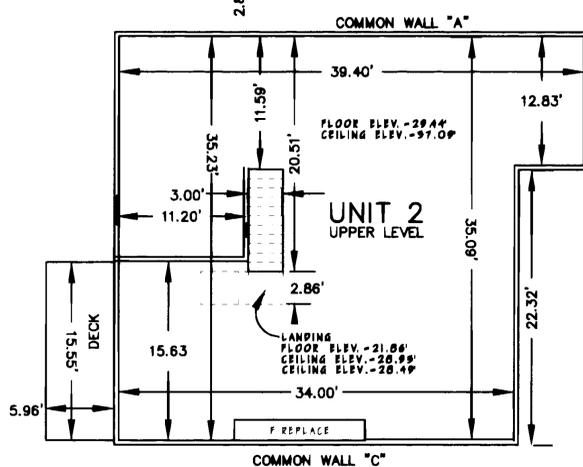
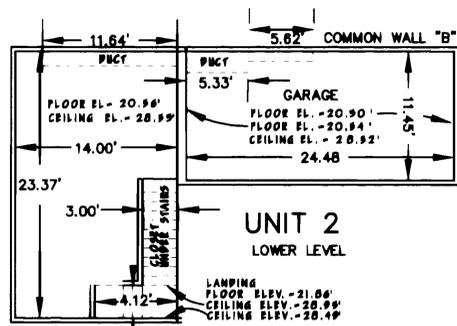
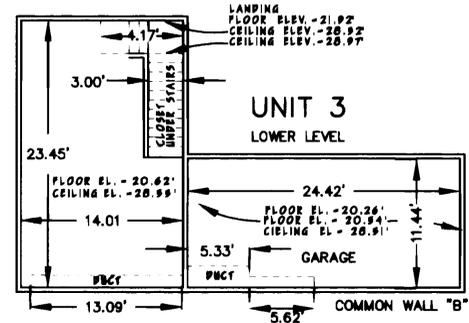
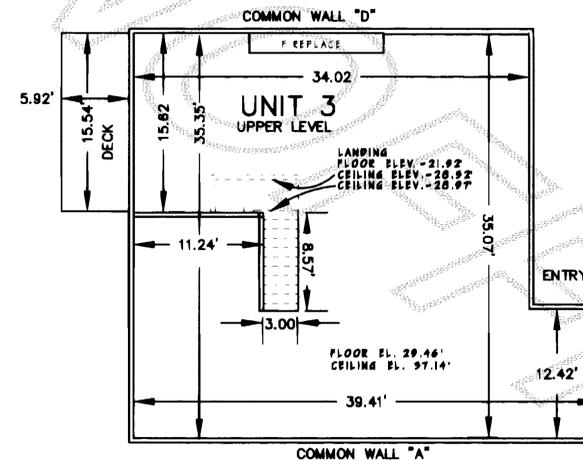
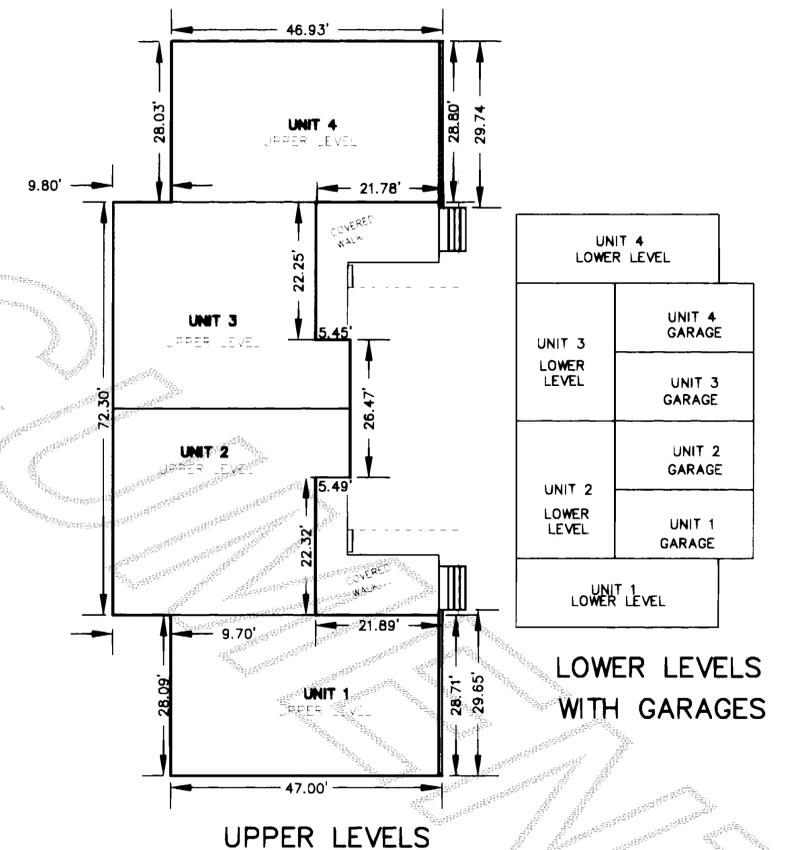
Scale: 1" = 10'



VERT. DATUM USGS NGVD 29
INTERIOR DIMENSIONS SHOWN ON UNITS
ARE TO THE FACE OF SHEET ROCK



KEY MAP



CONDOMINIUM PLAN MAP

LEONARD AND BOUDINOT, INC.
CIVIL ENGINEERS AND LAND SURVEYORS
803 SOUTH FIRST ST., MOUNT VERNON, WA 98273