

9509180016

Survey in the NW1/4 of the NW1/4 and  
in the SW1/4 of the NW1/4 of  
Section 13, Twp. 35 N., Rng. 5 E., W.M.

Short Plat No. 95-007

1/21/92  
FOUND CONCRETE  
MONUMENT AS SHOWN  
ON SURVEY FILED IN  
VOLUME 9 OF SHORT  
PLATS AT PAGE 390.

FOUND "LEONARD" REBAR AND  
PLASTIC CAP FOR CORNER  
S 29° W 0.2 FEET FROM  
THE COMPUTED POSITION  
6/24/92

FOUND "LEONARD" REBAR AND  
PLASTIC CAP FOR CORNER  
S 29° W 0.2 FEET FROM  
THE COMPUTED POSITION  
6/24/92

6/25/92  
FOUND CONCRETE  
MONUMENT WITH BRASS  
CAP AS SHOWN ON  
SURVEY FILED IN VOLUME  
9 OF SHORT PLATS AT  
PAGE 390.

N89°51'51"W  
2638.69'

60' NON-EXCLUSIVE EASEMENT  
SEE SET AF#8902210090.

OUTLOOK LANE

371.11'

N00°08'41"E 832.92'

S00°08'41"W 699.78'

N89°51'51"W  
596.58'

STATE  
ROUTE 20

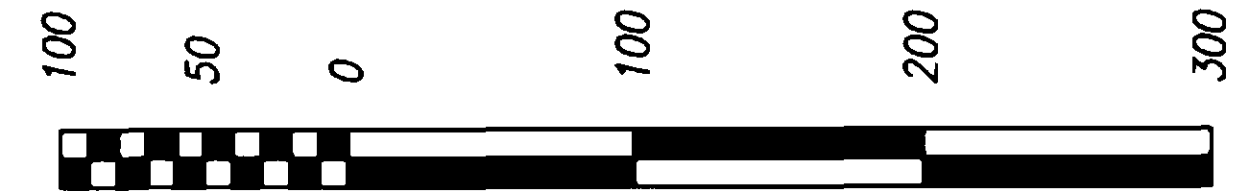
75  
100

11.44 ACRES  
498,326 S.F.

10.00 ACRES  
435,602 S.F.

296.15' 536.77' 383.43'

N00°05'26"W 1491.35'



Scale in Feet

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.
- ▨ ACCESS LOCATION

EXISTING ACCESS  
D.O.T. PERMIT No. 15993  
AND PERMIT No. 15993.

Addresses

- LOT 1 = 2653B STATE ROUTE 20
- LOT 2 = 2714 OUTLOOK LANE

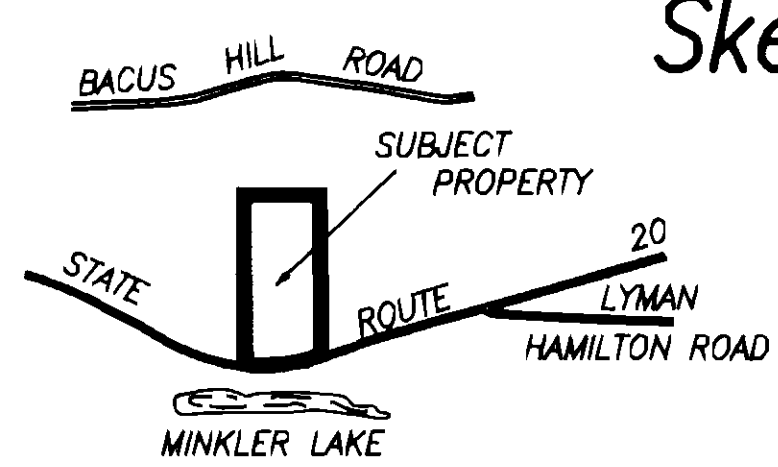
Notes

1. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED ON ALL DEEDS AND CONTRACTS.
2. ALL MAINTENANCE AND CONSTRUCTION OF ROADS IS THE RESPONSIBILITY OF THE HOME OWNERS ASSOCIATION WITH THE LOT OWNERS AS MEMBERS.
3. ZONING - RURAL (RV)
4. WATER - LOT 2 WILL BE SERVED BY THE BACUS HILL WATER SYSTEM. LOT 1 IS SUPPLIED BY AN INDIVIDUAL WELL.
5. SEWER - INDIVIDUAL ON-SITE SYSTEMS. SEE ALSO PERMIT #94438.
6. BASIS-OF-BEARINGS - ASSUMED N89°51'51"W ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 13.
7. THIS SURVEY WAS ACCOMPLISHED BY FIELD TRAVERSE USING:  
2 SECOND DIGITAL ELECTRONIC TOTAL STATION.
8. 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 A SKAGIT COUNTY FIRE DISTRICT.
9. CHANGE IN LOCATION OF ACCESS MAY NECESSITATE A CHANGE OF ADDRESS CONTACT SKAGIT COUNTY PUBLIC WORKS.
10. FOR MORE SECTION INFORMATION SEE SURVEY FILED IN VOLUME 10 OF SHORT PLATS AT PAGE 206.
11. THIS PROPERTY MAY BE AFFECTED BY EASEMENTS AND RESTRICTIONS AS CONTAINED IN AF#359932; AF#8611180010; AF#8902210090; AF#8912290124; AF#9104160086 AND AF#8611180008.

Legal Description

THAT PORTION OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
COMMENCING AT THE NORTH 1/4 CORNER OF SAID SECTION 13; THENCE N89°51'51"W, ALONG THE NORTH LINE OF SAID SUBDIVISION, A DISTANCE OF 1661.20 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUE N89°51'51"W, 600.00 FEET MORE OR LESS TO A POINT THAT IS 377.48 FEET EAST OF THE NORTHWEST 1/4 CORNER OF SAID SECTION 13 AS MEASURED ALONG THE NORTH LINE THEREOF; THENCE S00°05'26"E 1491.35 FEET TO THE INTERSECTION WITH THE NORTHERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 20; THENCE CONTINUING ALONG THE NORTHERLY RIGHT-OF-WAY LINE OF THE STATE HIGHWAY; THENCE EASTERLY ALONG THE NORTH LINE OF SAID STATE HIGHWAY A DISTANCE OF 604.16 FEET, MORE OR LESS, TO A POINT THAT IS S00°08'41"W OF THE TRUE POINT OF BEGINNING; THENCE N00°08'41"E A DISTANCE OF 1532.70 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING. (ALSO KNOWN AS TRACT 5 BACUS HILL)  
EXCEPT MINERAL RESERVATIONS AS RESERVED IN DOCUMENTS RECORDED UNDER AUDITOR'S FILE NOS. 8810110042 AND 9104160086, AND TOGETHER WITH NON-EXCLUSIVE EASEMENTS FOR INGRESS, EGRESS AND UTILITIES AS CREATED IN INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 8910300086.

Vicinity Sketch



(NO SCALE)

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.

*Fred P. Hermann*  
FRED P. HERMANN

Acknowledgements

STATE OF WASHINGTON, COUNTY OF SKAGIT, I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT FRED P. HERMANN 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 Donna F. Regan TITLE Notary  
DATE 3-20-95 MY APPOINTMENT EXPIRES July 1, 1998

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 1991.

*Judyann M. Muesel*  
JUDYANN M. MUESEL  
SKAGIT COUNTY TREASURER

8/8/95  
DATE

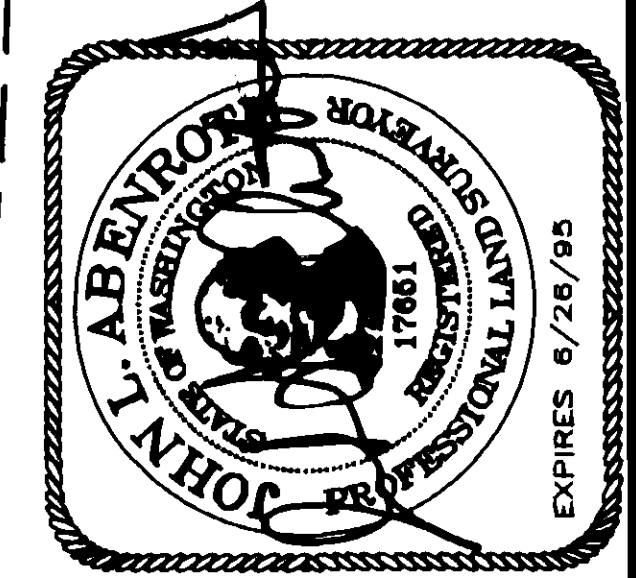
Approvals

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE THIS 25<sup>th</sup> DAY OF August, 1995.  
*Donna F. Regan* SHORT PLAT ADMINISTRATOR  
*Donna F. Regan* COUNTY ENGINEER

Survey for  
Fred Hermann

AUDITOR'S CERTIFICATE  
Filed for record this 18th day of Sept 1995 at 3:38 minutes past 9 o'clock P.M., and recorded in Volume 12 of Short Plats at page 27, records of Skagit County, Wa.

SURVEYOR'S CERTIFICATE  
This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in December 1994 at the request of Fred P. Hermann



John L. Abernethy  
County Auditor or Deputy Auditor  
A.F.# 9509180016  
Date 3/13/95  
John L. Abernethy CERT#17651



DATE	REVISION	BY	JOB#	DRAWN	CHECKED	DATE	SCALE	SHEET
			1638-94	FM	JLA	04DEC94	1" = 100'	1 OF 1