

LEGAL DESCRIPTION

PARCEL "A"

THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M. LYING SOUTHWESTERLY OF THE ALLEN ROAD ALSO KNOWN AS THE PEARSON ROAD AS THE SAME WAS LOCATED ON THE GROUND ON NOVEMBER 6, 1979.

ALSO THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M. LYING NORTHEASTERLY OF THE ALLEN ROAD ALSO KNOWN AS THE PEARSON ROAD AND LYING SOUTHERLY OF THE NORTHERN BOUNDARY OF A PRIVATE ROAD RUNNING EASTERLY FROM THE COUNTY ROAD IN THE SOUTHEAST 1/4 OF SAID SUBDIVISION AS SAID ROADS WERE LOCATED ON THE GROUND ON NOVEMBER 6, 1979.

SITUATE IN THE COUNTY OF SLAGIT, STATE OF WASHINGTON.

PARCEL "B"

THAT PORTION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M. LYING NORTHEASTERLY OF THE RIGHT-OF-WAY OF THE GREAT NORTHERN RAILWAY COMPANY, EXCEPT THAT PORTION EXCEPT LYING WITHIN THE SOUTH 580 FEET OF SAID SOUTHWEST 1/4 OF THE NORTHEAST 1/4, AND EXCEPT ROAD RIGHTS-OF-WAY.

SITUATE IN THE COUNTY OF SLAGIT, STATE OF WASHINGTON.

(LEGAL DESCRIPTION PROVIDED BY LAND TITLE Co., POLICY No. T-74577).

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 OF 1995.

THIS 12 DAY OF December, 1995.

Linda Patterson for Judy Ann Menial SLAGIT COUNTY TREASURER

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 12 DAY OF Dec 1995 AT 10:27 A.M. IN BOOK 12 OF SHORT PLATS AT PAGE 46-47 AT THE REQUEST OF LEONARD, BOUDINOT AND SKODJE, INC.

Vicky Hill of January George SLAGIT COUNTY AUDITOR DEPUTY

APPROVALS

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SLAGIT COUNTY SHORT PLAT ORDINANCE.

THIS 22nd DAY OF November, 1995.

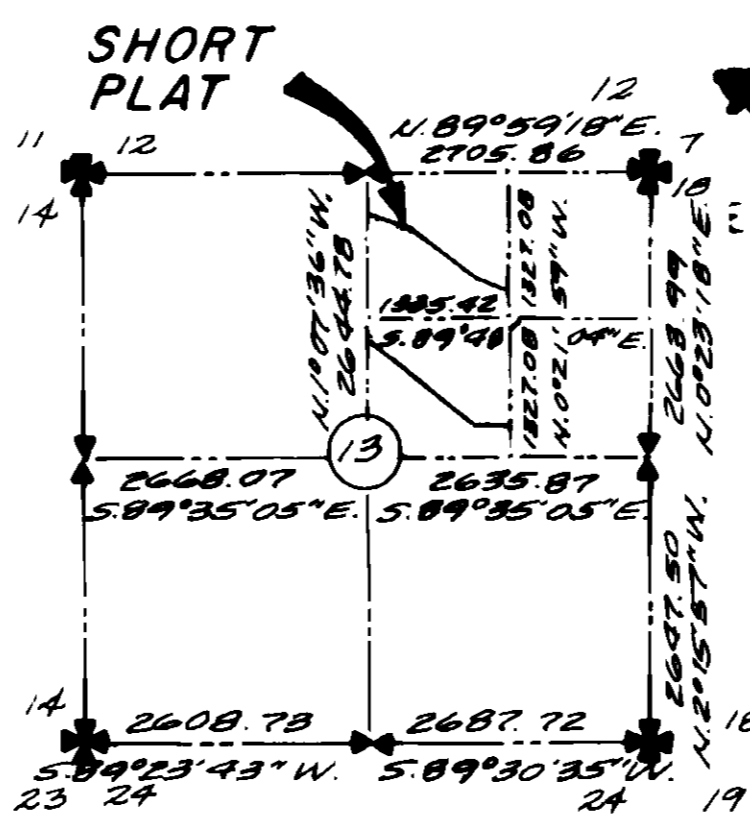
Chf Magz of Inette Karim SHORT PLAT ADMINISTRATOR COUNTY ENGINEER

OCCUPATIONAL INDICATORS AND EXISTING FENCELINE NOTE

THIS SURVEY HAS DEPICTED EXISTING FENCELINES 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.

BASIS OF BEARING

FIELD FOUND NORTH QUARTER CORNER AND SOUTH QUARTER CORNER OF SECTION 13 AS NOTED ON SLAGIT SURVEYORS' RECORD OF SURVEY FILED IN VOLUME 14 OF SURVEYS, PAGE 54, RECORDS OF SLAGIT COUNTY WASHINGTON, AS THE BEARING OF SOUTH 1°07'36" EAST.



VICINITY MAP SECTION 13-35-3

SEE SHORT PLAT No. 93-82 FOR ADDITIONAL INFORMATION RECORDED IN BOOK 11, PAGE 69.

NOTES

- 1. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
2. ZONING - RURAL
3. SEWAGE DISPOSAL - INDIVIDUAL ON-SITE SYSTEMS.
4. WATER - INDIVIDUAL WELLS
5. AS BUILT ALLEN ROAD 60' WIDTH ESTABLISHED NOVEMBER 3, 1987 BY SLAGIT COUNTY COMMISSIONERS.
6. THIS SURVEY WAS ACCOMPLISHED BY FIELD TRAVELERS USING A LEICA SET & ELECTRONIC MEASURING THEODOLITE.
7. CHANGE IN LOCATION OF ACCESS MAY NECESSITATE A CHANGE OF ADDRESS. CONTACT SLAGIT COUNTY PUBLIC WORKS.
8. WATER WILL BE SUPPLIED FROM INDIVIDUAL WATER SYSTEMS. CONTACT HEALTH DEPARTMENT TO DETERMINE IF ADDITIONAL WATER QUALITY OR QUANTITY TESTING WILL BE REQUIRED FOR BUILDING PERMIT APPROVALS.
9. THE 100' RADIUS WELL PROTECTION ZONE FOR INDIVIDUAL WATER SYSTEMS MUST BE LOCATED ENTIRELY ON THE PROPOSED LOT OWNED IN FEES SIMPLE OR THE OWNER MUST HAVE THE RIGHT TO EXERCISE COMPLETE SANITARY CONTROL OF THE LAND THROUGH OTHER LEGAL PROVISIONS. ACTIVITIES WITHIN THE WELL PROTECTION ZONE SHALL CONFORM TO SLAGIT COUNTY CODE CHAPTER 12.48.
10. 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 SLAGIT COUNTY FIRE DISTRICT (S.C. 1404.190(14)).
11. AN ALTERNATE ON-SITE SEWAGE SYSTEM MAY HAVE SPECIAL DESIGN, CONSTRUCTION AND MAINTENANCE REQUIREMENTS. CONTACT SLAGIT COUNTY HEALTH DEPARTMENT.
12. ALL MAINTENANCE AND CONSTRUCTION OF ROADS IS THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION WITH THE LOT OWNERS AS MEMBERS.
13. THE 1990 AQUIFER DEMONSTRATION WELL IS LOCATED ON THE COUNTY RIGHT OF WAY FOR LOT 4. THIS WELL IS TO BE USED FOR STOCK WATERING OR IRRIGATION ONLY. LOT 4 MUST PROVIDE A DEELED WELL WITH THE PROPER 100 FOOT RADIUS SET BACKS AHEAD TO BUILDING PERMIT ISSUANCE.

ACKNOWLEDGEMENTS

STATE OF WASHINGTON } 55
COUNTY OF SLAGIT } King
ON THIS 12th DAY OF June, 1995 BEFORE ME, THE UNDESIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN, PERSONALLY APPEARED

Daniel D. Rasar

TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT THEY SIGNED AND SEALED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED, FOR THE PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR ABOVE WRITTEN.

Samie Ober NOTARY PUBLIC RESIDING AT Woodinville, WA



STATE OF WASHINGTON } 55
COUNTY OF SLAGIT }

ON THIS 27 DAY OF October, 1995 BEFORE ME, THE UNDESIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN PERSONALLY APPEARED

Red Malrae

TO ME KNOWN TO BE THE CORPORATION DESCRIBED IN AND WHO EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT THEY SIGNED AND SEALED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED, FOR THE PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR ABOVE WRITTEN.

Kay Anderson NOTARY PUBLIC RESIDING AT Burlington, WA

STATE OF WASHINGTON } 55
COUNTY OF SLAGIT } King

ON THIS 12th DAY OF June, 1995 BEFORE ME, THE UNDESIGNED, A NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, DULY COMMISSIONED AND SWORN PERSONALLY APPEARED

Daniel D. Rasar

TO ME KNOWN TO BE THE CORPORATION DESCRIBED IN AND WHO EXECUTED THE WITHIN INSTRUMENT AND ACKNOWLEDGED THAT THEY SIGNED AND SEALED THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED, FOR THE PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL HERETO AFFIXED THE DAY AND YEAR ABOVE WRITTEN.

NOTARY PUBLIC RESIDING AT \_\_\_\_\_, WA.

CONSENT

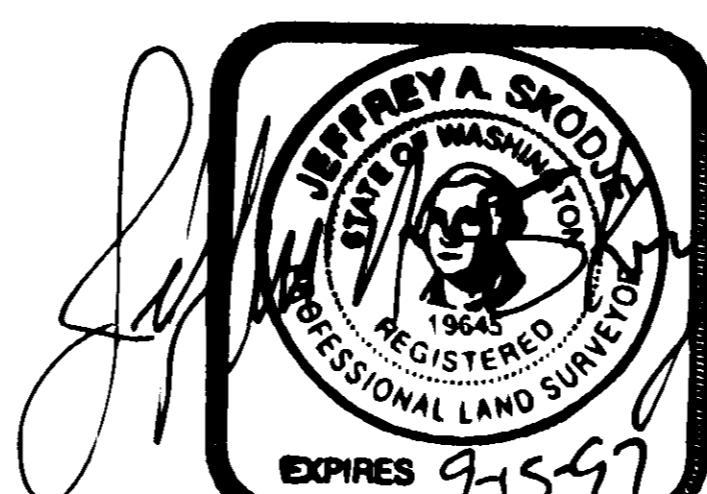
KNOW ALL PERSONS BY THESE PRESENTS THAT THE UNDESIGNED SUBDIVIDERS HEREBY CERTIFY THAT THIS SHORT PLAT IS MADE AS THEIR FREE AND VOLUNTARY ACT AND DEED.

Daniel D. Rasar of Washington
Adam A. Skodje V.P. of Washington

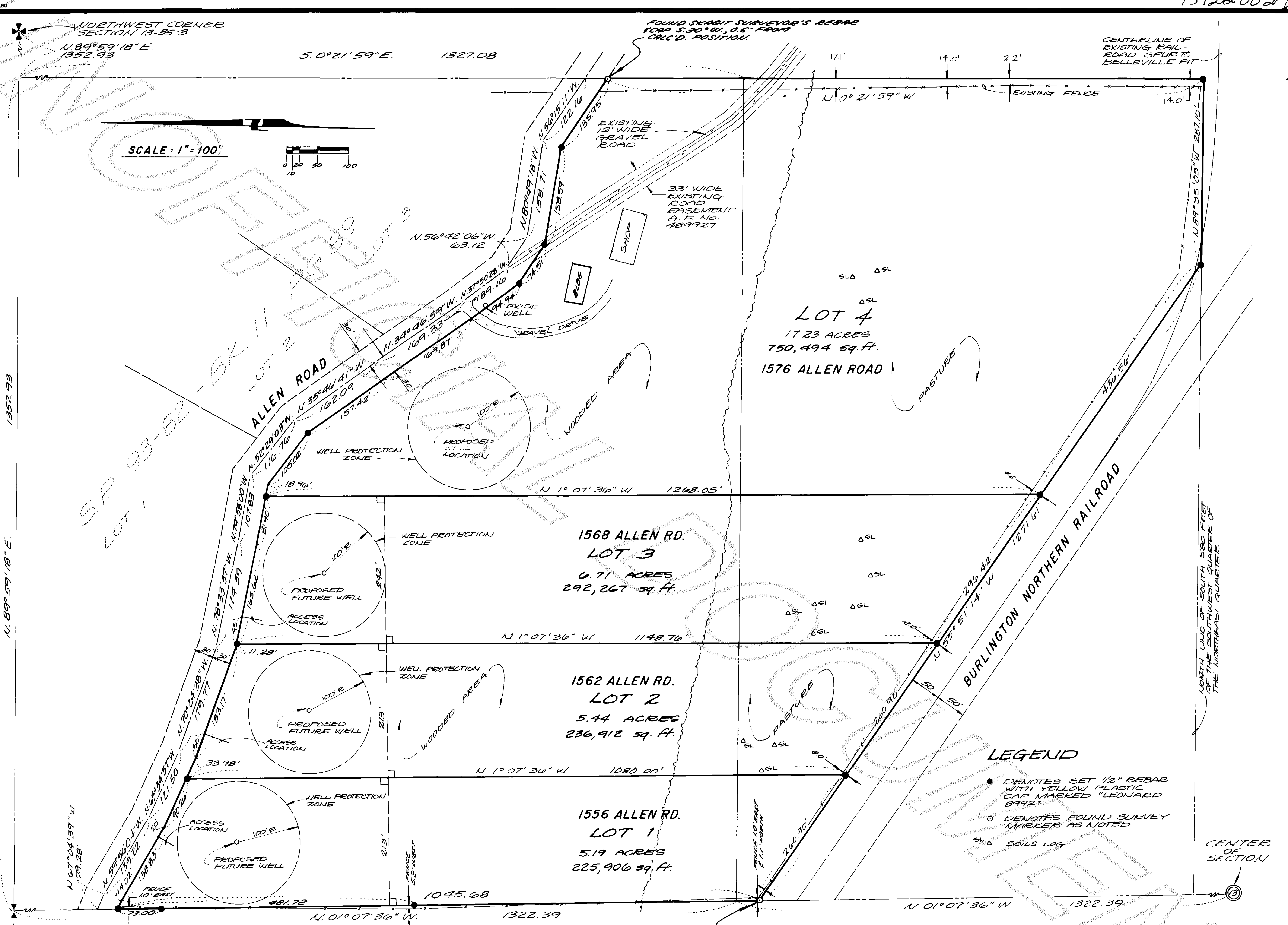
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SHORT SUBDIVISION IS BASED ON AN ACTUAL SURVEY WHICH IS BETTERABLE AND BASED ON A TRUE SUBDIVISION OF THE SECTION, THAT THE DISTANCES, COURSES AND ANGLES ARE SHOWN THEREON CORRECTLY, AND THAT MONUMENTS HAVE BEEN SET AND LOT CORNERS STAKED ON THE GROUND AS SHOWN ON THE SHORT PLAT IN ACCORDANCE WITH THE PROVISIONS CONTAINED IN CHAPTERS 392-130 W.A.C.

Jeffrey A. Skodje
JEFFREY A. SKODJE, P.L.S.
CERTIFICATE No. 19645
DATE 11-16-95

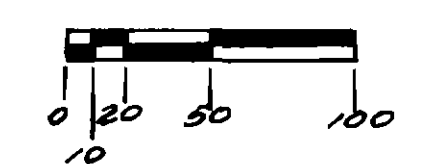


SHORT PLAT No. 95-011 DATE NOV 1995
SURVEY IN THE NORTHWEST 1/4 OF SECTION 13, TWP. 35 N, RG. 3 E, W.M. for DAN RASAR
DWN BY: jh DATE: JULY 1994
FIELD BOOK:
Leonard, Boudinot & Skodje Inc. 603 S. 1st Street, Mount Vernon, WA 98273, 336-5751
SCALE:
JOB NO: 93110



NORTHWEST CORNER SECTION 13-35-3  
 N. 89° 59' 18" E. 1352.93  
 S. 0° 21' 59" E. 1327.08

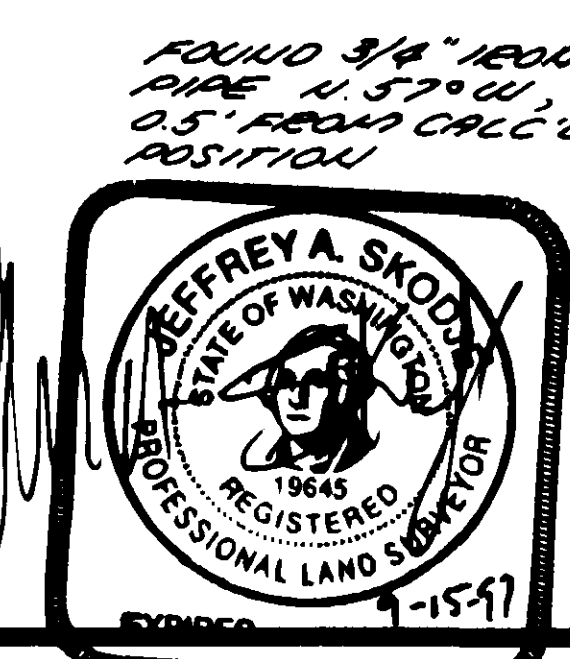
SCALE: 1" = 100'



N. 89° 59' 18" E. 1352.93

NORTH 1/4 CORNER SECTION 13-35-3 FOUND TWO 1" IRON PIPES - SET 1/2" REBAR AND CAP MARKED "L5 89° 59' 18" FLUSH WITH GRAVEL DRIVE BOARD R.P. No. 1 - S.W. CORNER SHED - EAST AT 274' R.P. No. 2 - N.E. CORNER GARAGE - 5' 46" W. AT 279'

DEVELOPER  
 DAN RASAR  
 6102 224th AVE. NE  
 REDMOND, WA 98053



SHORT PLAT No. 95-011 DATE NOV. 1995  
 SURVEY IN THE NORTHWEST 1/4 OF SECTION 13, TWP 35 N., RG. 3E, W.M.  
 for DAN RASAR

OWN BY: jh DATE: JULY 1994  
 FIELD BOOK: Leonard, Boudinot & Skodje Inc. PROFESSIONAL ENGINEERS & LAND SURVEYORS 603 S. 1st Street, Mount Vernon, WA 98273, 336-5751  
 SCALE: 1" = 100'  
 JOB NO: 93110