

Short Plat No. 95-032  
Survey in the SE1/4 of the SE1/4  
of Section 25, Twp. 35 N., Rng. 5 E., W.M.

1. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
2. ALL MAINTENANCE AND CONSTRUCTION OF ROADS SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION WITH THE LOT OWNERS AS MEMBERS.
3. ZONING - RURAL (RU)
4. WATER - INDIVIDUAL WELLS; 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. SAGIT COUNTY REQUIRES A 100 FOOT RADIUS WELL PROTECTION ZONE FOR NEW INDIVIDUAL WATER SYSTEMS. THE ZONE MUST BE CONTAINED ENTIRELY ON THE LOT OWNED IN FEE SIMPLE AND/OR BE PROVIDED THROUGH APPROPRIATE COVENANTS OR EASEMENTS. PRESENT AND FUTURE OWNERS OF LOTS WITH AN EXISTING WELL SHALL PRESERVE A 100 FOOT RADIUS WELL PROTECTION ZONE FOR EXISTING WELL IMPROVEMENT OR REPLACEMENT.
5. SEWER - INDIVIDUAL ON-SITE SYSTEMS.
6. BASIS-OF-BEARINGS - ASSUMED N88°33'58"W ON THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 25.
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 SAGIT COUNTY FIRE DISTRICT.
9. CHANGE IN LOCATION OF ACCESS, MAY NECESSITATE A CHANGE OF ADDRESS, CONTACT SAGIT COUNTY PUBLIC WORKS.
10. SEE SURVEY FILED IN VOLUME 7 OF SHORT PLATS AT PAGE 62 FOR ADDITIONAL SECTION SUBDIVISION INFORMATION.
11. POTENTIAL BUYERS SHOULD RECOGNIZE THAT **PARKER CREEK MEANDERS** THROUGH THIS SHORT SUBDIVISION AND MAY BE SUBJECT TO PERIODIC CHANNEL CHANGES AND INTERMITTENT FLOODING. BUILDING SITES MAY BE LIMITED BASED ON CREEK CHANNEL MIGRATION.
12. THE WELL PROTECTION EASEMENT IS PROVIDED TO PROTECT THE WELL ON LOT 2 FROM POTENTIAL SOURCES OF CONTAMINATION. SEWAGE AND SOLID WASTE DISPOSAL, ANIMAL RAISING, AND HAZARDOUS CHEMICAL APPLICATION IS PROHIBITED.

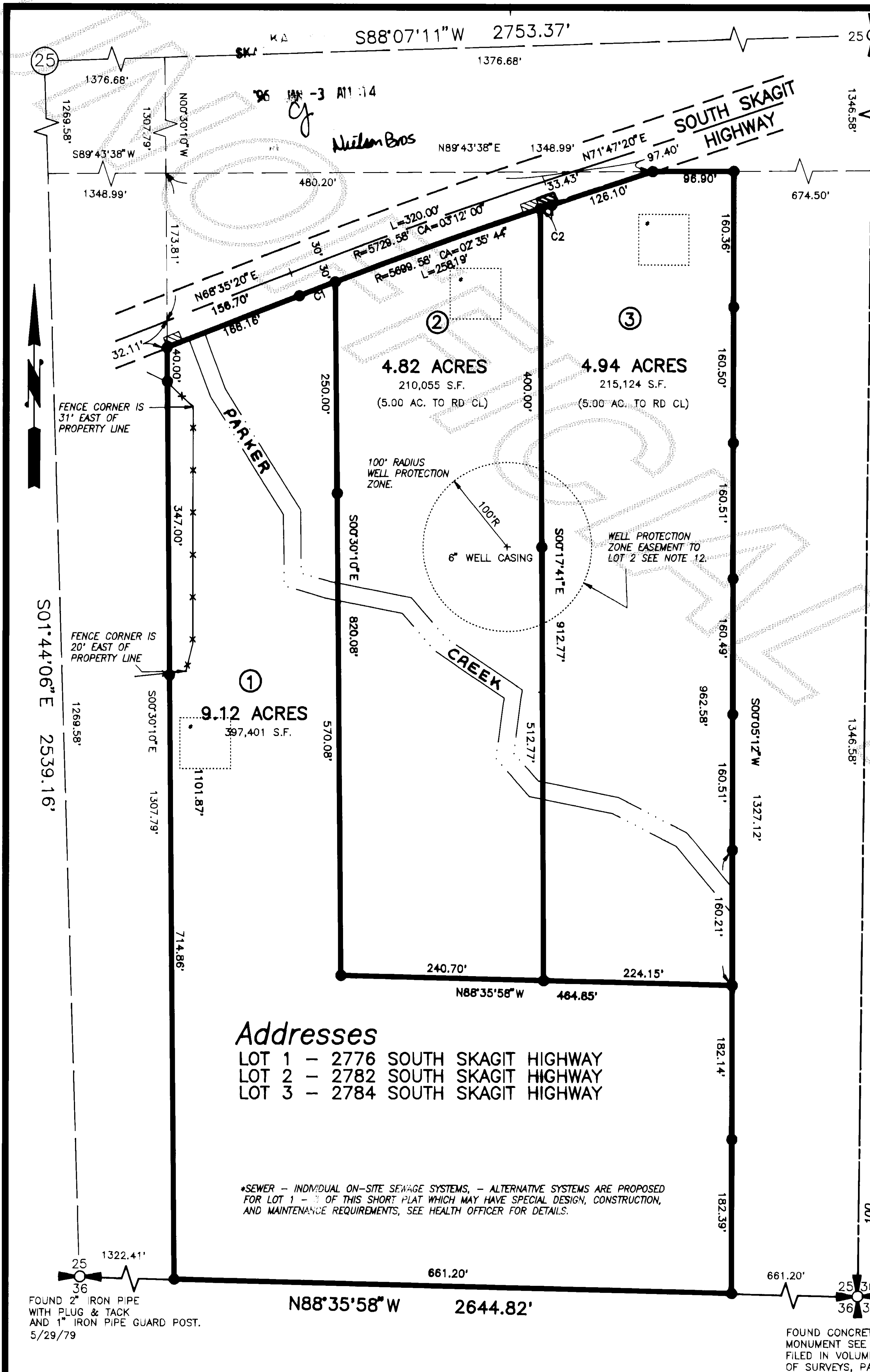
**SURVEYOR'S CERTIFICATE**

*This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in May 1995 at the request of Nielson Brothers, Inc.*

John L. Abenroth CERT#17651  
Date 9/26/95



**INC. 806 Metcalf St., Sedro-Woolley, WA 98284**  
**Phone: (360) 855-2121 FAX: (360) 855-1658**



CURVE TABLE			
#	RADIUS	DELTA	LENGTH
C1	5699.58'	00°27'40"	45.86'
C2	5699.58'	00°08'37"	14.27'

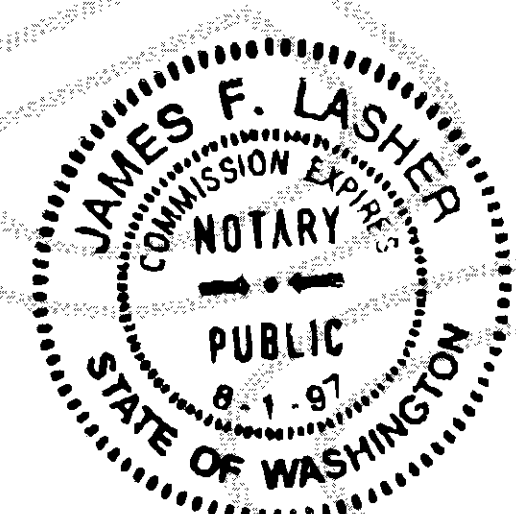
## Legal Description

THAT PORTION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 LYING SOUTH OF THE COUNTY ROAD KNOWN AS THE SOUTH SKAGIT HIGHWAY, SECTION 25, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M.

## 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.

NIelsen Bros., Inc.



### 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.


 ACCESS LOCATIONS

## Acknowledgements

STATE OF WASHINGTON, COUNTY OF Whatcom Robert C. Nielsen  
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT \_\_\_\_\_  
SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT

AND ACKNOWLEDGED IT AS THE President  
OF Nielsen Brothers, Inc.

TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

NOTARY SIGNATURE   
TITLE James F. Lasher, Notary Public DATE 10-4-95

MY APPOINTMENT EXPIRES 8-1-97

## 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 1995.

SKAGIT COUNTY TREASURER  
Judith Ann Menzel

## Approvals

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE THIS 22<sup>nd</sup> DAY OF Dec. 1995.

*nancy hersten*  
SHORT PLAYS ADMINISTRATOR

Janette Keiser  
COUNTY ENGINEER

**Short Plat for Nielsen Brothers, Inc.**

DATE	REVISION	BY	JOB# 1687-95	DRAWN FM	CHECKED JLA	DATE 11MAY95	SCALE 1" = 100'	SHEET 1 OF 1
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V.12 Sh-Plat Pg 64