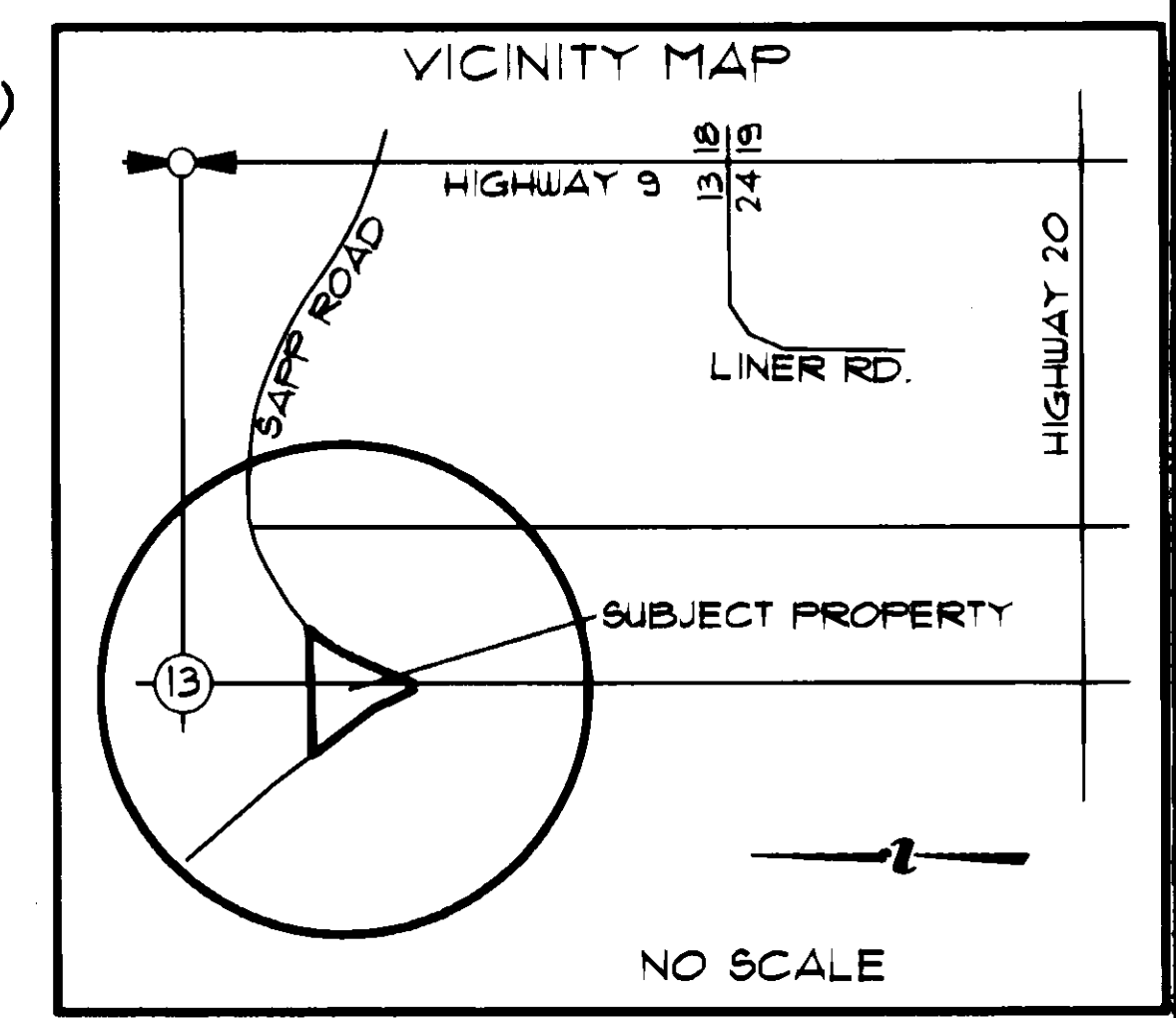


# SEDRO WOOLLEY SHORT PLAT #SW SP 08-97 (AMENDING SP #04-94)

## CITY OF SEDRO WOOLLEY

WITHIN THE SE 1/4 AND THE SW 1/4, SEC 13, TWP 35N, RGE. 4E, W.M., SKAGIT COUNTY, WASHINGTON



**LEGAL DESCRIPTION - RE CONTRACT - A.E. #3508280016:** LOT 3 OF SEDRO WOOLLEY SHORT PLAT #SW-04-94, APPROVED AUGUST 18, 1995, RECORDED AUGUST 28, 1995, IN BOOK 12 OF SHORT PLATS, PAGE 20, AS AUDITOR'S FILE NO. 9508280016, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND BEING A PORTION OF THE SOUTH 1/2 OF SECTION 13, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

**LID, LID NO PROTEST AGREEMENT:** THIS PLAT IS SUBJECT TO NO PROTEST AGREEMENT FOR STREET AND SEWER IMPROVEMENTS FILED UNDER SKAGIT COUNTY AUDITOR'S FILE #3508280016.

**BASIS OF BEARING & SECTION DATA:** SEDRO WOOLLEY SHORT PLAT #SW-04-94, AUDITOR'S FILE #3508280016, VOL. 12, PAGE 20 OF SHORT PLATS.

**VARIANCE:** A VARIANCE FOR STREET AND SEWER IMPROVEMENTS FOR THIS SHORT PLAT WAS APPROVED ON OCTOBER 27, 1998 SUBJECT TO THE CONDITIONS SET FORTH IN THE STAFF REPORT.

### 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.

*James R. Mumford II*  
JAMES R. MUMFORD II

*Debra R. Mumford*  
DEBRA R. MUMFORD

### NOTES

"FUTURE RESIDENTIAL DEVELOPMENT ON THESE LOTS MAY BE SUBJECT TO STREET, PARKS, FIRE, POLICE, AND SCHOOL IMPACT FEES. SUCH FEES SHALL BE IN THE AMOUNTS IN EFFECT AT THE TIME OF ISSUANCE OF BUILDING PERMITS."

1. WATER SERVICE TO BE BY SKAGIT COUNTY PUD #1
2. SANITARY SERVICE TO BE BY ON SITE SEPTIC.
3. ACREAGE OF ENTIRE PARCEL 4.32 ACRES.
4. LARGEST LOT 106.012 SF. SMALLEST LOT:
5. ZONING: SF-2, SINGLE FAMILY.
6. FIRE HYDRANT TO BE INSTALLED ACROSS FROM LOT 4 JOINTLY BY HOMEOWNER AND CITY PRIOR TO CONSTRUCTION ON LOT 4, PER FIRE CHIEF ON JANUARY 07, 1999.

### ACKNOWLEDGEMENT

STATE OF WASHINGTON, COUNTY OF SKAGIT:

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JAMES R. MUMFORD II AND DEBRA R. MUMFORD, HIS WIFE, SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES HEREIN STATED.

*Urban P. Visser*  
NOTARY PUBLIC

*1.20.99*  
DATE

MY APPOINTMENT EXPIRES: *2.18.2002*

### APPROVALS

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE CITY OF SEDRO WOOLLEY SHORT PLAT ORDINANCE THIS *26* DAY

OF *January*, 19 *99*

*Debra R. Mumford*  
SHORT PLAT ADMINISTRATOR

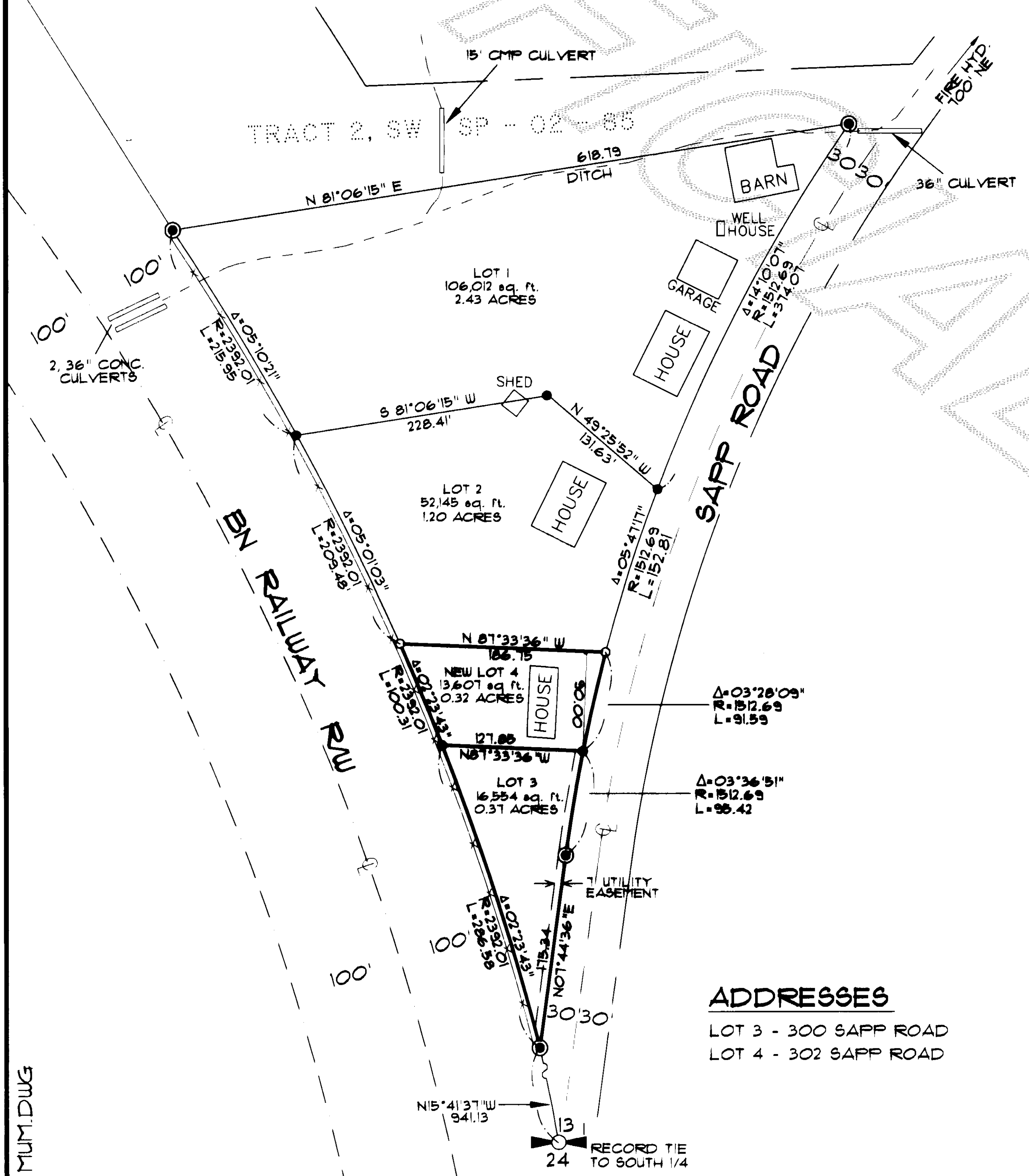
*Douglas Baird* *1.26.99*  
CITY ENGINEER

### 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 1998.

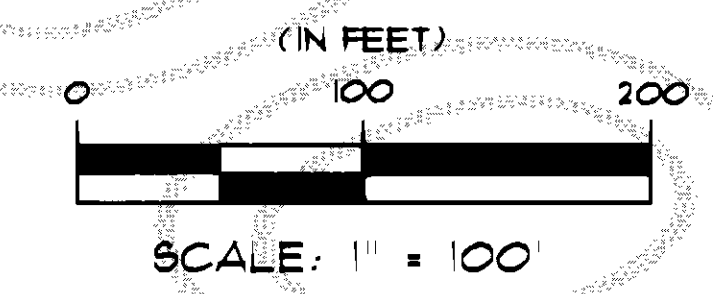
*Judithann Menzies*  
SKAGIT COUNTY TREASURER

*1/29/99*  
DATE



### LEGEND

- FOUND REBAR/CAP. PLS #3941
- SET 1/2" IRON PIPE/CAP. PLS #1318
- ⊙ PLAT CORNER MONUMENT CONCRETE ENCASED
- EXISTING FENCE LINE



### EQUIPMENT AND PROCEDURES NOTE:

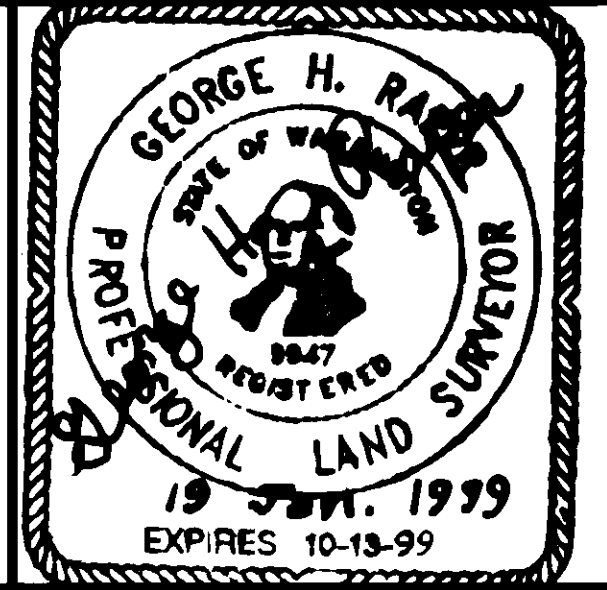
STANDARD FIELD TRAVERSE PROCEDURES AND A 5 SECOND TOTAL STATION WERE USED TO ACCOMPLISH THIS SURVEY IN NOVEMBER, 1998.

### ADDRESSES

LOT 3 - 300 SAPP ROAD  
LOT 4 - 302 SAPP ROAD

**AUDITOR'S CERTIFICATE**  
FILED FOR RECORD THIS *29* DAY OF *January*, 1999.  
AT *2:38 PM*, AT THE REQUEST OF LARRY STEELE AND ASSOCIATES, LAND SURVEYORS. RECORDED UNDER AUDITOR'S FILE NUMBER *9901290194*.  
*Kathy Blue by Cheryl Jorgensen*  
SKAGIT COUNTY AUDITOR'S OFFICE

**SURVEYOR'S CERTIFICATE**  
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION AND IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT, AT THE REQUEST OF MR. JAMES R. MUMFORD IN OCTOBER, 1998.  
*George H. Raper, P.L.S., 19 Jan. 1999*  
GEORGE H. RAPER, P.L.S., CERTIFICATE NO. 9341



**LARRY STEELE & ASSOCIATES**  
LAND SURVEYORS  
SUITE 104  
1323 LINCOLN ST.  
BELLINGHAM, WA 98226  
360-676-9350

BEING WITHIN THE NE 1/4 OF THE SW 1/4, NW 1/4 OF THE SE 1/4 AND THE SE 1/4 OF THE SW 1/4 OF SEC. 13, T.35N, R.4E., W.M., SKAGIT COUNTY, WASH.

| SEDRO WOOLLEY SHORT PLAT #08-97 (AMENDING SP #04-94) FOR JAMES R. AND DEBRA R. MUMFORD |           |         |      |
|--|-----------|---------|------|
| DRAWN BY   | DATE      | JOB NO. |      |
| DW   | 01/11/99  | #14198  |      |
| CHECKED BY   | SCALE     | SHEET   |      |
| GHR  | 1" = 100' | 1       | OF 1 |