

SHORT PLAT NO: ANA-99-002
DATE OF APPROVALS: APRIL 2, 1999.

OWNER'S DECLARATION:

KNOWN ALL MEN BY THESE PRESENT THAT WE THE UNDERSIGNED OWNERS HEREBY DECLARE THIS SHORT SUBDIVISION WAS MADE WITH OUR FREE CONSENT AND IN ACCORDANCE WITH OUR WISHES.

WE FURTHER DECLARE THAT THIS LAND DESCRIBED BY THIS SHORT SUBDIVISION HAS NOT BEEN PREVIOUSLY SHORT PLATTED WITHIN THE PRECEDING FIVE (5) YEARS, AND MAY NOT BE FURTHER SUBDIVIDED WITHIN FIVE (5) YEARS FROM THE DATE OF THE APPROVAL OF THIS SHORT PLAT.

NO RESTRICTIVE AND PROTECTIVE CONVENANTS WILL BE FILED WITH THIS SHORT PLAT.

IN WITNESS WE HAVE SET OUR HANDS AND SEALS ON THIS 24TH DAY OF MARCH, 1999. A.D.

James C. Zevely
JAMES C. ZEVELY
HUSBAND

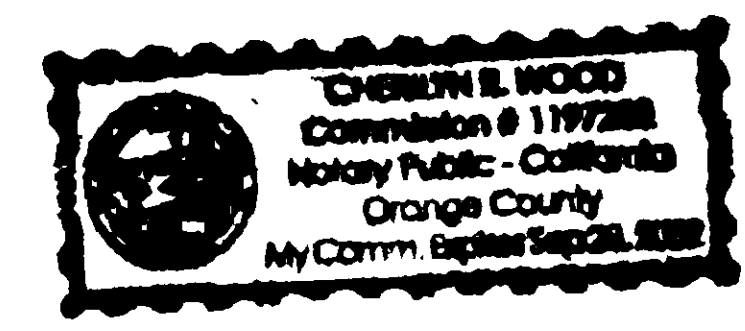
Rhonda C. Zevely
RHONDA C. ZEVELY
WIFE

ACKNOWLEDGMENT:

STATE OF: CALIFORNIA)
S.S.
COUNTY OF: ORANGE)

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JAMES C. & RHONDA C. ZEVELY, HUSBAND AND WIFE ARE THE PERSONS WHO APPEARED BEFORE ME, AND SAID PERSONS ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED THIS 24TH DAY OF MARCH, 1999.

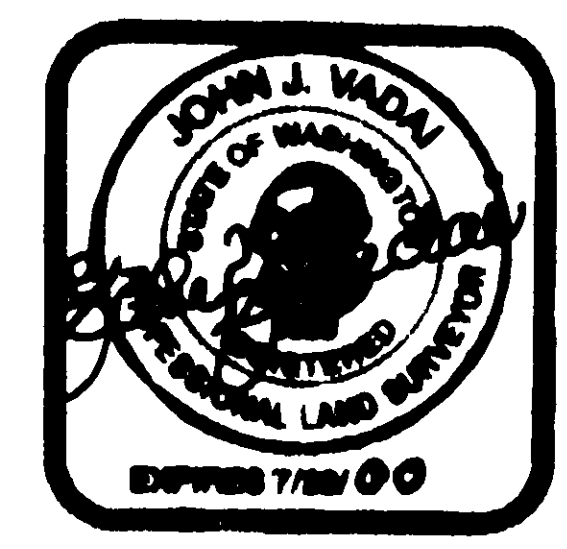


Cheryl R. Wood
PRINTED NAME: CHERILYN R. WOOD
NOTARY PUBLIC IN AND FOR THE STATE OF: CALIFORNIA
RESIDING AT: ORANGE
MY APPOINTMENT EXPIRES: SEPTEMBER 28, 2002

SURVEYOR'S CERTIFICATE:

I, JOHN J. VADAI - PROFESSIONAL LAND SURVEYOR, HEREBY CERTIFY THAT THIS SHORT SUBDIVISION IS BASED UPON AN ACTUAL SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE CITY OF ANACORTES SHORT SUBDIVISION ORDINANCE NO. 1805, AND THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY HEREON.

DATED THIS 1ST DAY OF APRIL, 1999.



John J. Vadai
JOHN J. VADAI
CERTIFICATE NO. 9636

APPROVALS:

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE CITY OF ANACORTES SHORT SUBDIVISION ORDINANCE NO. 1805.

DATED THIS 2 DAY OF APRIL, 1999.

Ian Munce
IAN MUNCE
PLANNING DIRECTOR

David A. Lervik
DAVID A. LERVIK P.E.
CITY ENGINEER

TREASURER'S CERTIFICATE:

1) CITY OF ANACORTES:

I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS, AND THAT ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY HEREIN CONTAINED AND DEDICATED AS STREETS, ALLEYS OR FOR OTHER PUBLIC USES, ARE PAID IN FULL.

DATED THIS 2ND DAY OF April, 1999.

George K. Kottman
TREASURER, CITY OF ANACORTES

2) SKAGIT COUNTY:

I HEREBY CERTIFY THAT ALL TAXES HERETOFORE LEVIED AND WHICH HAVE BECOME A LIEN UPON THE LAND DESCRIBED HEREON HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE UP TO AND INCLUDING THE YEAR 1999.

DATED THIS 12 DAY OF April, 1999.

Judyann M. Mendenhall
SKAGIT COUNTY TREASURER

BY: _____
DEPUTY TREASURER

RECORDING CERTIFICATE:

FILED FOR RECORD AT THE REQUEST OF JOHN J. VADAI ON THIS 12 DAY OF April, 1999 AT 21 MINUTES PAST 11 A.M., AND RECORDED IN VOLUME 14 OF SHORT PLATS AT PAGE(S) 12, 18 UNDER AUDITOR'S FILE NUMBER: 9904120123, RECORDS OF SKAGIT COUNTY, WASHINGTON.

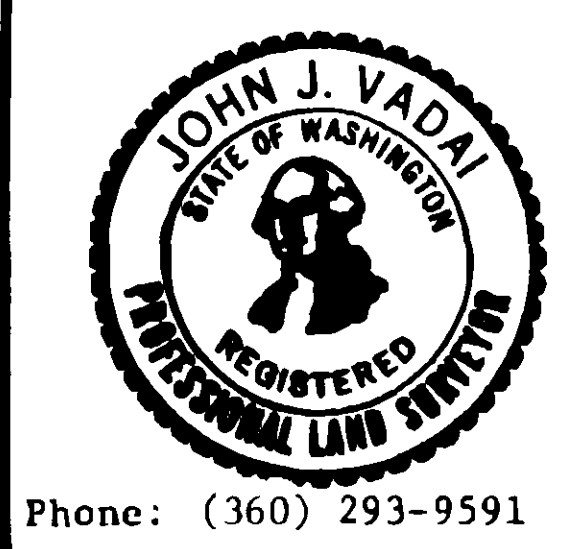
Karen L. Hiss
SKAGIT COUNTY AUDITOR

BY: *Samuel J. Granger*
DEPUTY AUDITOR

SHORT PLAT

OF
LOT 11-PLAT OF "HARBOR VIEW ESTATES"
VOLUME 15 OF PLATS-PAGES 117 & 118-A.F.#9311050076

CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON



Phone: (360) 293-9591

PREPARED FOR: JAMES C. & RHONDA C. ZEVELY 4807 HARBOR VIEW PLACE ANACORTES, WA 98221 TEL: (360) 293-4458		
SCALE: N/A	DRAWN BY: TLK	JOB NO: 2008-98
DATE: 3/19/99	APPROVED BY: JJV	DRAWING NO: -
DESCRIPTION: SHORT PLAT		
JOHN J. VADAI & ASSOCIATES 5809 SANDS WAY - SUITE F, Anacortes, WA.		MERIDIAN: PER SUBJECT PLAT

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SHORT PLAT NO: ANA-99-002

DATE OF APPROVALS: APRIL 2, 1999.

LEGAL DESCRIPTION:

- 1) TOTAL PROPERTY - PER ISLAND TITLE COMPANY'S "SUBDIVISION GUARANTEE - SCHEDULE A - SA - 18195":

"LOT 11, HARBOR VIEW ESTATES, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 15 OF PLATS, PAGES 117 AND 118, RECORDS OF SKAGIT COUNTY, WASHINGTON;

- 2) TRACT 11-A:

BEGINNING AT THE SOUTH-EAST(SE) CORNER OF SAID LOT 11;
 THENCE: N88°04'09"W - 85.00 FT;
 THENCE: N01°55'51"E - 139.41 FT;
 THENCE: N33°06'27"E - 7.34 FT. TO THE SOUTHERLY LINE OF A "CUL-DE-SAC" OF HARBOR VIEW PLACE;
 FROM WHICH POINT THE CENTER OF SAID "CUL-DE-SAC" BEARS: N24°13'14"E - 50.00 FT;
 THENCE: EASTERLY - 49.89 FT, ALONG THE ARC OF SAID "CUL-DE-SAC", HAVING A RADIUS OF 50.00 FT,
 AND A CENTRAL ANGLE OF 57°10'04", TO THE BEGINNING OF A "REVERSE CURVATURE" TO THE
 RIGHT HAVING A RADIUS OF 30.00 FT;
 THENCE: EASTERLY - 35.72 FT, ALONG THE ARC OF SAID "REVERSE CURVATURE", HAVING A CENTRAL
 ANGLE OF: 68°13'01", TO THE NORTH-EAST CORNER OF SAID LOT 11;
 THENCE: S01°55'51"W - 151.39 FT, TO THE POINT OF BEGINNING (SE) CONTAINING, 12,602 SQ. FT.
 MORE OR LESS.

- 3) TRACT 11-B:

COMMENCING AT THE AFOREMENTIONED SOUTH-EAST(SE) CORNER OF LOT 11;
THENCE: N88°04'09"W - 85.00 FT TO THE POINT OF BEGINNING (POB);
THENCE: CONTINUING - N88°04'09"W - 275.39 FT;
THENCE: N01°40'30"E - 120.00 FT;
THENCE: N78°23'07"E - 257.24 FT, TO THE WESTERLY LINE OF A "CUL-DE-SAC" FROM WHICH POINT
THE CENTER OF SAID "CUL-DE-SAC" BEARS: N78°23'07"E - 50.00 FT;
THENCE: SOUTH-EASTERLY - 47.27 FT, ALONG THE ARC OF SAID "CUL-DE-SAC", HAVING A CENTRAL
ANGLE OF: 54°09'53";
THENCE: S33°06'27"W - 7.34 FT;
THENCE: S01°55'51"W - 139.41 FT, TO THE POINT OF BEGINNING (POB) CONTAINING, 41,632 SQ. FT.
MORE OR LESS.

SUBJECT TO EASEMENTS, RESTRICTIONS, AND RESERVATIONS AS SHOWN AND OF RECORD.

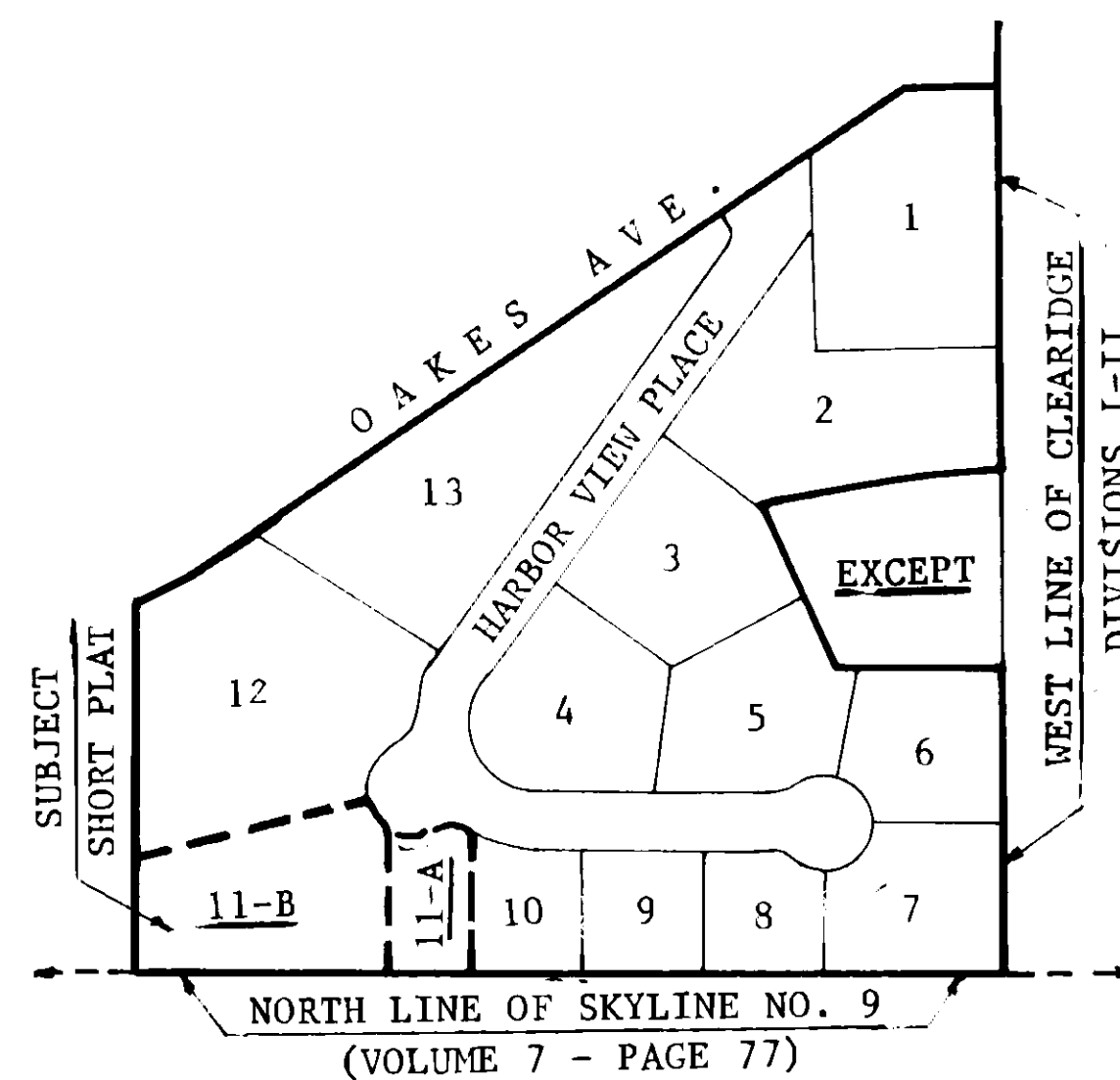
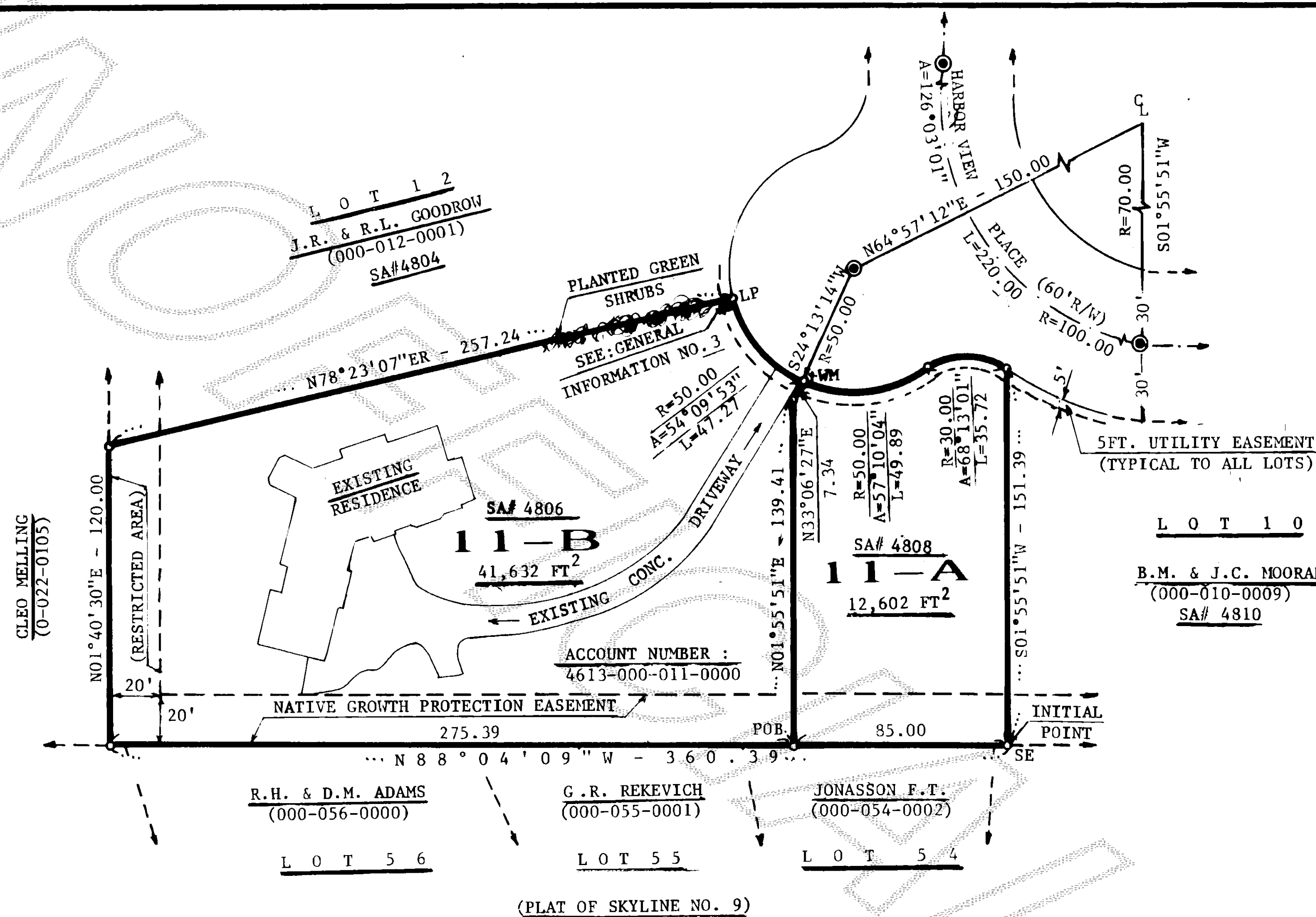
SITUATED IN THE CITY LIMITS OF ANACORTES, SKAGIT COUNTY, WASHINGTON.

GENERAL INFORMATION:

- 1) WATER SUPPLY: EXISTING CITY ANACORTES.
- 2) SEWAGE DISPOSAL: EXISTING CITY ANACORTES.
- 3) THE EXISTING PUBLIC UTILITIES; (POWER, PHONE, CABLES, GAS, SEWER, ETC.) ARE LOCATED IN THE DESIGNATED "5 FT. UTILITY EASEMENT" AREA AND SOME OF THE VISIBLE UTILITY FACILITIES LOCATED AT THE MOST NORTHERLY CORNER OF LOT 11-B. ACTUAL FIELD LOCATIONS AND MARKINGS OF THE UNDERGROUND UTILITIES WILL BE REQUIRED FOR ALL FUTURE GROUND CONSTRUCTIONS.
- 4) EXISTING ZONING: RESIDENTIAL LOW DENSITY (R2) - (7,500.00 SQ. FT. MIN.).
- 5) THE PREPARATION AND SURVEY OF THIS SHORT SUBDIVISION IS BASED ON THE FOLLOWING SOURCES:
 - A) ISLAND TITLE COMPANY'S "SUBDIVISION GUARANTEE" - (SA-18195).
 - B) INFORMATION SHOWN ON SUBJECT PLAT OF "HARBOR VIEW ESTATES".
 - C) APPLICABLE STREET MONUMENTS FOUND AS SHOWN ON THIS DRAWING.
- 6) THE LENDERS - "NORWEST MORTGAGE INC'S" WRITTEN OFFICIAL KNOWLEDGE OF THIS SHORT PLAT, IS SATISFACTORY TO BOTH CITY AND TITLE COMPANY OFFICIALS.
- 7) BASIS OF BEARING: PLAT OF "HARBOR VIEW ESTATES".
- 8) SURVEY EQUIPMENT USED: HEWLETT-PACKARD 3810-A (TOTAL STATION).

S Y M B O L S :

- = REBAR & CAP (LS# 9636)
- = STREET MONUMENT (FOUND IN CASING)
- LP ● = LIGHT POLE
- WM + = WATER METER
- SA# 4810 = STREET ADDRESS



V I C I N I T Y M A P
(NOT TO SCALE)

0' 50' 100' 150' 200'

SCALE : 1" = 50'

SHORT PLAT

OF

LOT 11-PLAT OF "HARBOR VIEW ESTATES"

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CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON



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