# FIRST AMENDMENT TO SURVEY MAP AND PLANS FOR ALPINE FAIRWAY VILLA CONDOMINIUM, PHASE II

IN A PORTION OF SECTION 27, TWP. 34 N., RGE. 4 E., W.M.

### DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF "ALPINE FAIRWAY VILLA CONDIMINIUM" IN FEE SIMPLE AND/OR MORTGAGE HOLDERS OF THE PROPERTY HEREIN DESCRIBED, HEREBY DECLARE THIS SURVEY MAP AND PLANS AND DEDICATE THE SAME FOR CONDOMINIUM PURPOSES. THIS SURVEY MAP AND PLANS AND ANY PORTION THEREOF SHALL BE RESTRICTED BY THE TERMS OF THE CONDOMINIUM DECLARATION FILED CONTEMPORANEOUSLY HEREWITH. THIS DEDICATION IS NOT FOR ANY OTHER USE THAN TO MEET THE REQUIREMENTS OF THE WASHINGTON CONDOMINIUM ACT (RCW 64.34) FOR A SURVEY AND PLANS, AND TO SUBMIT THE PROPERTY TO THE ACT AS PROVIDED IN THE DECLARATION.

IN WINESS WHEREOF WE HAVE HEREUNTO SET OUR HANDS AND SEALS

A WASHINGTON CORPORATION

THE FARMER'S BANK OF CHINA

LIGO CONSTRUCTION INC.

WASHINGTON FEDERAL SAVINGS UNITED STATES CORPORATION

## COUNTY 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 Skag INCLUDING THE YEAR OF 19 99

# DECLARATION REFERENCE

THE DECLARATION PREPARED UNDER THE WASHINGTON CONDOMINIUM ACT FOR THE CONDOMINIUM, TO WHICH THIS SURVEY MAP AND PLANS REFER, WAS RECORDED WITH THE AUDITOR OF SKAGIT COUNTY, WASHINGTON ON December 3 1999, under auditor's file no. 1999 12030105

# ACKNOWLEDGMENT FOR SURVEYOR

STATE OF WASHINGTON )

COUNTY OF SKAGIT

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JEFFREY A. SKODJE, P.L.S. IS THE PERSON WHO APPEARED BEFORE ME AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, AND HAS ACKNOWLEDGED IT TO BE THE FREE AND VOLUNTARY ACT OF SUCH PERSON FOR THE USES AND PURPOSES IN THIS INSTRUMENT AND IN THE WASHINGTON CONDOMINATION ACC

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

MY COMMISSION EXPIRES: 6-21-03

DATE: 12-03-99

## SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SURVEY MAP AND PLANS IS BASED ON AN ACTUAL SURVEY OF THE PROPERTY HEREIN DESCRIBED, THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY AND THAT INFORMATION REQUIRED BY RCW 64.34.232 IS SHOWN OR SUPPLIED HEREIN. I FURTHER DECLARE THAT THE HORIZONTAL AND VERTICAL BOUNDARIES OF THE UNITS IN THIS CONDOMINIUM ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE WITH THE PLANS CONTAINED HEREIN.

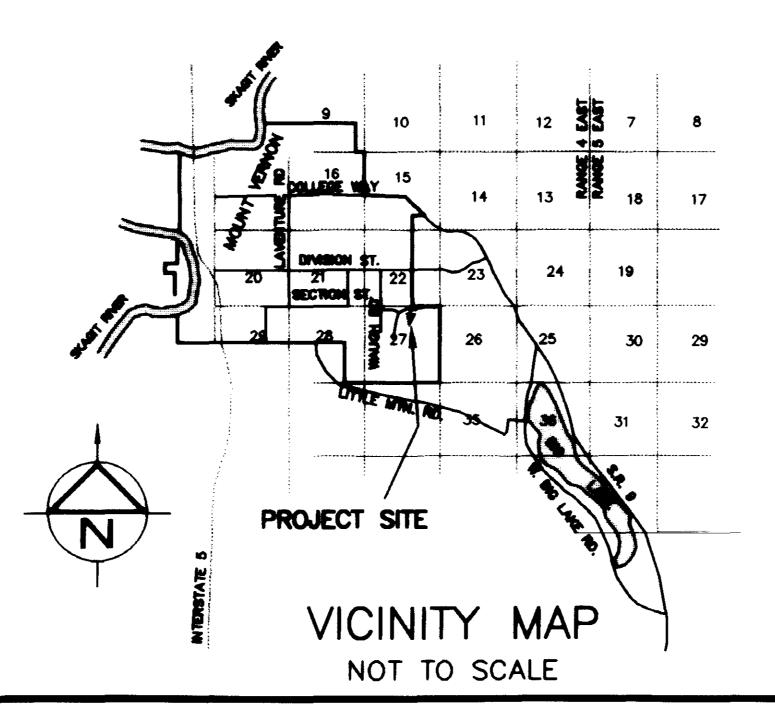
CERTIFICATE NO. 19645 DATE 12-3-95



PUBLIC

#### NOTES

- BASIS OF BEARING: PLAT OF EAGLEMONT PHASE 1A, N 39' 40' 51" E BETWEEN THE FOUND SOUTH CORNER AND THE FOUND CORNER ALONG THE EAST LINE THEREOF.
- 2. THIS SURVEY WAS PERFORMED IN THE FIELD USING A LIETZ SET 4A ELECTRONIC DISTANCE MEASURING THEODOLITE.
- PER ITEMS A, B, & C, SCHEDULE "B-1" OF FIRST AMERICAN TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO. 58487, THE SUBJECT PARCELS ARE SUBJECT TO RESERVATIONS FOR OIL, GASES, COAL, ORES, MINERALS, FOSSILS, ETC. AS SET FORTH IN INSTRUMENTS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NOS. 348986, 128138, AND 102029, RESPECTIVELY.
- 4. PER ITEM C, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO. S-90972, THE SUBJECT PARCELS ARE SUBJECT TO DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS AS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 9401250030 AND AS AMENDED UNDER SKAGIT COUNTY AUDITOR'S FILE NOS. 9512110030, & 9603180110, INCLUDING 5-FOOT SIDE YARD AND 10-FOOT REAR YARD EASEMENTS FOR UTILITIES AND DRAINAGE.
- PER ITEMS F & G, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO. S-90972. THE SUBJECT PARCELS ARE SUBJECT TO UTILITY EASEMENT PROVISIONS AND PRIVATE DRAINAGE EASEMENTS AS SET FORTH ON THE FACE OF "ALPINE FAIRWAY VILLA". RECORDED IN VOLUME 17 OF PLATS, PAGES 32 AND 33, RECORDS OF SKAGIT COUNTY, WASHINGTON.
- 6. PER ITEM E, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIVISION GUARANTEE ORDER NO. S-90972, ALL LOTS ARE SUBJECT TO AND TOGETHER WITH THE EASEMENT AS SHOWN, THE PURPOSE OF WHICH IS FOR INGRESS-EGRESS, UTILITIES AND PARKING AS SHOWN ON SHEET 1 OF "ALPINE FAIRWAY VILLA", AN EASEMENT WAS GRANTED TO THE CITY OF MOUNT VERNON ON THE FACE OF SAID PLAT FOR THE PURPOSES OF MAINTENANCE, INSPECTION AND CONSTRUCTION OF SANITARY SEWAGE FACILITIES WITH NECESSARY APPURTENANCES. THE CITY SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE SEWER MAIN LINE BUT NOT THE SIDE SEWER LATERALS. THE CITY SHALL NOT BE RESPONSIBLE FOR THE MAINTENANCE OF THE ROAD, BRIDGE OR STORM DRAINAGE. ALSO:
  - Ä. LOT 6 IS SUBJECT TO A 20 FOOT EASEMENT FOR INSTALLATION AND MAINTENANCE OF A WATERLINE, IN FAVOR OF SKAGIT COUNTY PUD, SEE PUD EASE, PROVISION ON PLAT.
  - BELOTS 1 THROUGH 6 INCLUSIVE. ARE SUBJECT TO AN EASEMENT FOR STORM WATER CONVEYANCE, FOR THE EQUAL BENEFIT OF LOTS 1 THROUGH 10 INCLUSIVE. TOGETHER WITH THE RIGHT OF INGRESS-EGRESS FOR THE INSTALLATION AND MAINTENANCE OF SAID STORM LINES, OVER, UNDER AND ACROSS, SEE EASE, DEDICATION THIS SHEET.
  - C. LOTS 2 AND 3 INCLUSIVE ARE SUBJECT TO A 4 FOOT EASEMENT AS SHOWN, FOR STORM WATER CONVEYANCE FOR THE EQUAL BENEFIT OF LOTS 1 THROUGH 10 INCLUSIVE. TOGETHER WITH THE RIGHT-OF INGRESS-EGRESS FOR THE INSTALLATION AND MAINTENANCE OF SAID STORM-LINES, OVER, UNDER AND ACROSS, SEE EASE, DEDICATION ON PLAT.
  - D. THE TO FOOT UTILITY EASEMENT IS LOCATED ADJOINING THE ROADWAY-UTILITY EASEMENT AS SHOWN AND REFERENCED ABOVE.
  - E. LOT 1 IS SUBJECT TO A 20 FOOT SEWER EASEMENT FOR THE BENEFIT OF LOT 2.
  - F. ALL DEVELOPMENT WITHIN THE SUBJECT PARCELS SHALL CONFORM TO THE RECOMMENDATIONS AND CONDITIONS OF APPROVAL FOR THE EAGLEMONT TRACT 202 PHASE 1 FINAL PLANNED UNIT DEVELOPMENT APPROVED BY THE CITY OF MOUNT VERNON CITY COUNCIL ON FEBRUARY 25, 1998.
- 7. PER ITEM I, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIMSION GUARANTEE, ORDER NO. S-90972, PARCELS ARE SUBJECT TO P.U.D. WATER PIPELINE EASEMENT PROVISION AS DISCLOSED ON THE FACE OF "ALPINE FAIRWAY VILLA"
- 8. PER ITEM J, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO. S-90972. PARCELS ARE SUBJECT TO BUFFER EASEMENT PROVISION AS DISCLOSED ON THE FACE OF "ALPINE FAIRWAY VILLA".
- 9. PER ITEM A, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIVISION GUARANTEE, FORDER NO. S-90972, PARCELS ARE SUBJECT TO AN EASEMENT "10" FEET IN WIDTH PER MUTUAL AGREEMENT..." TO CASCADE NATURAL GAS CORPORATION AS SET FORTH BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 9310110127. THE EXACT LOCATION NOT DISCLOSED IN SAID INSTRUMENT.
- PER ITEM B, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO. S-90972, PARCELS ARE SUBJECT TO AN EASEMENT TO PUGET SOUND POWER & LIGHT CO. AS SET FORTH BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 9311020145. SAID EASEMENT AFFECTS "ALL STREETS , ROAD RIGHTS-OF-WAY, GREEN BELTS, OPEN SPACES, AND UTILITY EASEMENTS AS NOW OR HEREAFTER DESIGNED, PLATTED,..." AND "ASSTRIP OF LAND 10 FEET IN WIDTH ACROSS ALL LOTS, TRACTS, AND SPACES...BEING PARALLEL TO AND COINCIDENT WITH THE BOUNDARIES OF ALL PRIVATE/PUBLIC STREET AND ROAD RIGHTS-OF-WAY"
- 11. PER ITEM H, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO S-90972, PARCELS ARE SUBJECT TO IMPACT FEES PAYABLE ON ISSUANCE OF ABUILDING PERMIT
- 12. PER ITEM K, SCHEDULE "B-1" OF LAND TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO. S-90972, REFER TO CONDOMINIUM PHASE 1 DECLARATION RECORDED UNDER A.F. NO. 9905260007.





STATE OF Washington

COUNTY OF SKAGIT )

Kathy Hill, Skagit County Auditor

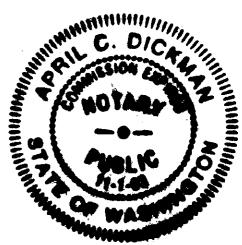
HEREBY CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT \_\_ IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (S)HE SIGNED THIS INSTRUMENT, ON OATH THAT (S)HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE GENERAL MORE SEA - VOIN TIMEST TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED

TOTARY PUBLIC Sedro-Woolley

ACKNOWLEDGMENT

STATE OF Washington COUNTY OF SKAGIT )

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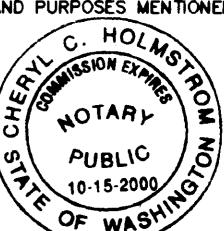


# ACKNOWLEDGMENT FOR MORTGAGEE

STATE OF WASHINGTON )

COUNTY OF SKAGIT

. HEREBY\_CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT DOUG KOUBLE IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (S)HE SIGNED THIS INSTRUMENT, ON OATH THAT (S)HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE SA Y'CE PRES OF WASHINGTON FED SAVINGS TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED



# ACKNOWLEDGMENT FOR MORTGAGEE

STATE OF WASHINGTON ) SS COUNTY OF SKAGIT

HEREBY CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (S)HE SIGNED THIS INSTRUMENT, ON OATH THAT (S)HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE DIM G M OF TARMERS RAW AC CHILD TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES, MENTIONED IN THE INSTRUMENT.

DATED DECEMBER 2 . 199 HUNG-KIEDW FREENAN NOTARY PUBLIC 155AQUAH



# AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LEONARD, BOUDINOT & SKODJE, INC.
THIS JIO DAY OF CONTROL OF LEONARD, BOUDINOT & SKODJE, INC.
19 COO AND RECORDED UNDER AUDITORS FILE NO. 1999 2030 RECORDS OF SKAGIT COUNTY, WA



# Leonard, Boudinot & Skodje Inc.

PROFESSIONAL ENGINEERS & LAND SURVEYORS P.O. Box 1228, Mount Vernon, WA 98273 (360) 336-5751

SHEET 1 OF 5

