WESTPOINT CONDOMINIUM

DEDICATION

KNOW ALL PERSONS BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF "WESTPOINT 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.

T W Cave
FRONTIER BANK
T.W. Cave, V.P.

Daniel R Mitzel
DANIEL R. MITZEL, GENERAL PARTNER
ALLEGRE-MITZEL PARTNERSHIP,
A WASHINGTON GENERAL PARTNERSHIP

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 INCLUDING THE YEAR OF 2000.

THIS 18th DAY OF April, 2000.

Suzanne Denise by Diane DeVries, Deputy
SKAGIT COUNTY TREASURER

Skagit County Treasurer OFFICIAL SEAL State of Washington

DECLARATION REFERENCE

THE DECLARATION PREPARED UNDER THE WASHINGTON CONDOMINIUM ACT FOR THE CONDOMINIUM, TO WHICH THIS SURVEY AND SET OF PLANS REFER, WAS RECORDED WITH THE AUDITOR OF SKAGIT COUNTY, WASHINGTON ON April 20, 2000, UNDER AUDITOR'S FILE NO. 200004200063 RECORDS OF SKAGIT COUNTY, WASHINGTON.

ACKNOWLEDGMENT FOR SURVEYOR

STATE OF WASHINGTON)
SS
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 CONDOMINIUM ACT.

NOTARY PUBLIC IN AND FOR
THE STATE OF WASHINGTON

RESIDING AT Sedro-Woolley, WA.

MY COMMISSION EXPIRES: 11-1-03

DATE: 4/20/00

APRIL C. DICKMAN COMMISSION EXPIRES NOTARY PUBLIC 11-1-03 STATE OF WASHINGTON

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF ALAN BUCHAN.

I HEREBY CERTIFY THAT THIS SURVEY MAP AND PLANS FOR BUCHAN BEACH CONDOMINIUM ARE BASED ON AN ACTUAL SURVEY OF THE DESCRIBED PROPERTY; THAT THE COURSES AND DISTANCES OF BOUNDARY LINES AND ALL HORIZONTAL AND VERTICAL UNIT BOUNDARIES ARE CORRECTLY SHOWN; AND THAT ALL INFORMATION REQUIRED BY RCW 64.34.232 IS SUPPLIED HEREIN.

JEFFREY A. SKODJE, P.L.S.
CERTIFICATE NO. 19645 DATE 4-20-2000

JEFFREY A. SKODJE STATE OF WASHINGTON 19645 REGISTERED PROFESSIONAL LAND SURVEYOR
EXPIRES 9-15-00

LEGAL DESCRIPTION

PARCEL "A":

TRACTS 3 AND 4 AS SHOWN ON SURVEY MAP RECORDED FEBRUARY 25, 1983, OF BOOK 4 OF SURVEYS, PAGE 85, UNDER AUDITOR'S FILE NO. 8302250027, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF THE WEST 1/2 OF THE WEST 1/2 OF GOVERNMENT LOT 2, SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

PARCEL "B":

THAT PORTION OF GOVERNMENT LOT 3, SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF SAID GOVERNMENT LOT 3, 186 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE NORTH 88°42' WEST PARALLEL TO THE NORTH LINE OF SAID LOT 3, 100 FEET; THENCE SOUTH PARALLEL TO THE EAST LINE OF SAID LOT 3 TO THE NORTH RIGHT-OF-WAY LINE OF THE GREAT NORTHERN RAILWAY COMPANY RAILROAD; THENCE NORTH 63°36' EAST ALONG SAID RAILWAY COMPANY'S NORTH RIGHT-OF WAY LINE TO THE EAST LINE OF SAID LOT 3; THENCE NORTH ALONG THE EAST LINE OF SAID LOT 3, 573.22 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

EXCEPT THAT PORTION OF GOVERNMENT LOT 3, SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF SAID GOVERNMENT LOT 3, SAID POINT LYING SOUTH 0°01'24" EAST, 186.00 FEET FROM THE NORTHEAST CORNER THEREOF; THENCE SOUTH 0°01'24" EAST, ALONG SAID EAST LINE, 5.00 FEET; THENCE NORTH 88°41'40" WEST, PARALLEL WITH THE NORTH LINE OF SAID GOVERNMENT LOT 3, A DISTANCE OF 100.00 FEET; THENCE NORTH 0°01'24" WEST, PARALLEL WITH SAID EAST LINE OF GOVERNMENT LOT 3, A DISTANCE OF 5.00 FEET; THENCE SOUTH 88°41'40" EAST, 100.00 FEET TO THE TRUE POINT OF BEGINNING.

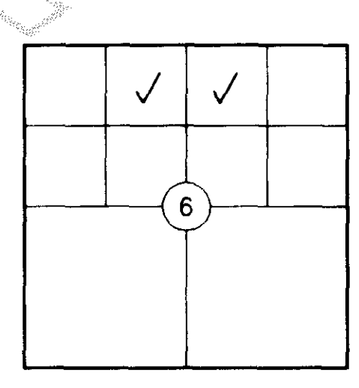
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "C":

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, AND UTILITIES ESTABLISHED BY THAT CERTAIN QUIT CLAIM DEED RECORDED MARCH 16, 2000 AS AUDITOR'S FILE NO. 200003160086 OVER, ACROSS AND UNDER A PORTION OF TRACT 2 OF SURVEY RECORDED IN BOOK 4 OF SURVEYS, PAGE 85, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF GOVERNMENT LOT 2 OF SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

OCCUPATIONAL INDICATORS & EXISTING FENCELINE NOTE

THIS SURVEY HAS DEPICTED EXISTING FENCE LINES 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.



VICINITY MAP

SECTION 6, TWP. 34 N., RGE. 4 E., W.M.

AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LEONARD, BOUDINOT & SKODJE, INC. THIS 20 DAY OF Apr, 2000, AND RECORDED UNDER AUDITOR'S FILE NO. 200004200062, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Kathy Hill by Tamara J Branger
SKAGIT COUNTY AUDITOR

ACKNOWLEDGMENT

STATE OF WASHINGTON)
COUNTY OF Snohomish) SS

I HEREBY CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT DANIEL R. MITZEL IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, ON OATH THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS GENERAL PARTNER OF ALLEGRE-MITZEL PARTNERSHIP, A WASHINGTON GENERAL PARTNERSHIP, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED APRIL 17, 2000

Jinx Ponath Harrison
NOTARY PUBLIC
RESIDING AT EVERETT
My Appmt. Expires 3-15-03

JINX PONATH HARRISON COMMISSION EXPIRES NOTARY PUBLIC 3-15-2003 STATE OF WASHINGTON

ACKNOWLEDGMENT

STATE OF Washington)
COUNTY OF Snohomish) SS

I HEREBY CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Thomas W. Cave 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 Vice President OF Frontier Bank TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED April 17, 2000.

Linda Knudsen
NOTARY PUBLIC
RESIDING AT Everett.

LINDA KNUDSEN COMMISSION EXPIRES NOTARY PUBLIC 5-20-2001 STATE OF WASHINGTON

NOTES

1. FOR FURTHER SURVEY INFORMATION REFER TO SURVEYS RECORDED IN BOOK 4 OF SURVEYS, PAGE 85 AND BOOK 8 OF SURVEYS, PAGE 191, RECORDS OF SKAGIT COUNTY WASHINGTON.
2. UNIT ELEVATION LIMITS:
   35.0 FEET ABOVE GROUND LEVEL
   10.0 FEET BELOW GROUND LEVEL
3. THAT PORTION OF WATERLINE EASEMENT SET FORTH BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 8305180038 LYING WITHIN THE BOUNDARIES OF THE SUBJECT PARCEL WAS RELINQUISHED BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 199909090051.
4. PUGET SOUND POWER & LIGHT CO. EASEMENT SET FORTH BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 8305080039 INCLUDES "A STRIP OF LAND 7 FEET IN WIDTH LYING PARALLEL AND ADJACENT TO" THE 50-FOOT WIDE PRIVATE ROAD (PAULI DRIVE) SHOWN HEREON AND AS SHOWN ON SURVEY RECORDED IN BOOK 4 OF SURVEYS, PAGE 85. THOSE PORTIONS OF SAID EASEMENT LYING WITHIN THE BOUNDARIES OF THE SUBJECT PARCEL WERE RELINQUISHED BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 200004100078.
5. PER INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 2850, THAT PORTION OF THE SUBJECT PARCEL LYING WITHIN 200 FEET OF THE BURLINGTON NORTHERN RAILWAY CO. RIGHT-OF-WAY IS SUBJECT TO AN EASEMENT TO CUT DOWN DANGEROUS TREES.
6. THIS SURVEY WAS PERFORMED IN THE FIELD USING A LIETZ SET 4A ELECTRONIC DISTANCE MEASURING THEODOLITE.
7. BASIS OF BEARING: PER SURVEY RECORDED IN BOOK 8 OF SURVEYS, PAGE 191, RECORDS OF SKAGIT COUNTY, WA, THE BEARING ALONG THE SOUTH BOUNDARY OF THE SUBJECT PARCEL BETWEEN FOUND REBARS, SHOWN HEREON = SOUTH 63°34'59" WEST.
8. VERTICAL DATUM: MEAN SEA LEVEL (NGVD 1929), BASED ON DIFFERENTIAL LEVEL TIES TO CITY OF BURLINGTON BENCHMARK NO. 259, TOP OF 2" IRON PIPE IN MONUMENT CASE AT THE INTERSECTION OF WOOLEN ROAD AND PETERSON ROAD, HAVING AN ELEVATION OF 29.63 FEET.
9. THAT PORTION OF ACCESS AND UTILITY EASEMENT SET FORTH BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 8303100034 LYING WITHIN THE BOUNDARIES OF THE SUBJECT PARCEL IS HEREBY RELINQUISHED.
10. AN EASEMENT IS HEREBY GRANTED TO ALL UNITS FOR COMMON ELEMENT DUMSTER PADS AND USE OF GARBAGE DUMSTERS LOCATED WITHIN UNITS 22 AND 33 AS SHOWN ON SHEET 2 OF 4.

IN PORTIONS OF GOVERNMENT LOTS 2 AND 3, SECTION 6, TWP 34 N., RGE. 4 E., W.M.

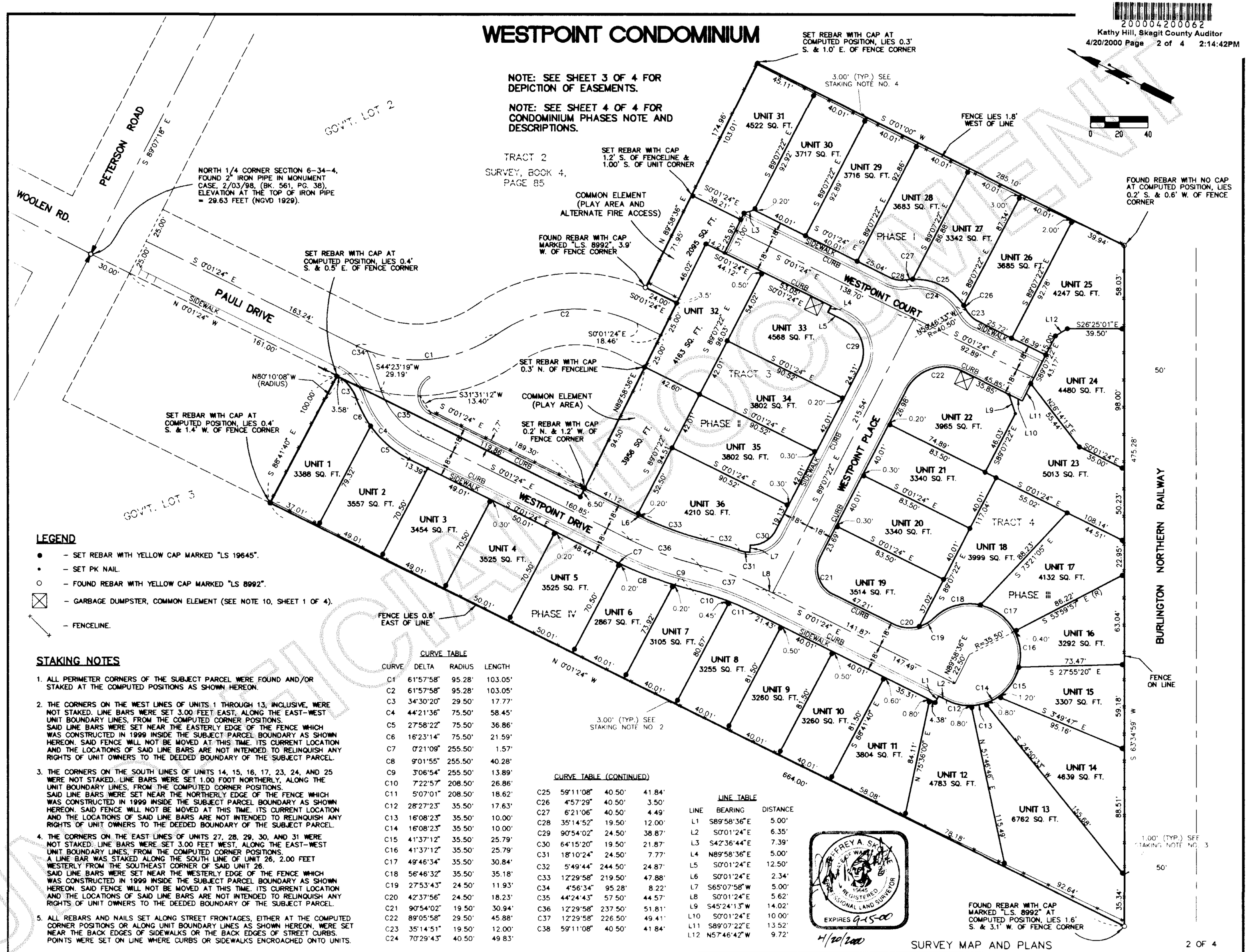
SURVEY MAP AND PLANS

DWN BY: MAL DATE: FEB. 2000	LEONARD, BOUDINOT and SKODJE, INC. CIVIL ENGINEERS AND LAND SURVEYORS	SCALE: -
FIELD BOOK: 572, 594, & 595	603 SOUTH FIRST ST., MOUNT VERNON, WA 98273 (360)336-5751	JOB NO: 97232

WESTPOINT CONDOMINIUM

NOTE: SEE SHEET 3 OF 4 FOR DEPICTION OF EASEMENTS.

NOTE: SEE SHEET 4 OF 4 FOR CONDOMINIUM PHASES NOTE AND DESCRIPTIONS.



LEGEND

- ● – SET REBAR WITH YELLOW CAP MARKED "LS 19645".
- • – SET PK NAIL.
- ○ – FOUND REBAR WITH YELLOW CAP MARKED "LS 8992".
- ⊠ – GARBAGE DUMPSTER, COMMON ELEMENT (SEE NOTE 10, SHEET 1 OF 4).
- – FENCELINE.

STAKING NOTES

1. ALL PERIMETER CORNERS OF THE SUBJECT PARCEL WERE FOUND AND/OR STAKED AT THE COMPUTED POSITIONS AS SHOWN HEREON.
2. THE CORNERS ON THE WEST LINES OF UNITS 1 THROUGH 13, INCLUSIVE, WERE NOT STAKED. LINE BARS WERE SET 3.00 FEET EAST, ALONG THE EAST-WEST UNIT BOUNDARY LINES, FROM THE COMPUTED CORNER POSITIONS. SAID LINE BARS WERE SET NEAR THE EASTERLY EDGE OF THE FENCE WHICH WAS CONSTRUCTED IN 1999 INSIDE THE SUBJECT PARCEL BOUNDARY AS SHOWN HEREON. SAID FENCE WILL NOT BE MOVED AT THIS TIME. ITS CURRENT LOCATION AND THE LOCATIONS OF SAID LINE BARS ARE NOT INTENDED TO RELINQUISH ANY RIGHTS OF UNIT OWNERS TO THE DEEDED BOUNDARY OF THE SUBJECT PARCEL.
3. THE CORNERS ON THE SOUTH LINES OF UNITS 14, 15, 16, 17, 23, 24, AND 25 WERE NOT STAKED. LINE BARS WERE SET 1.00 FOOT NORTHERLY, ALONG THE UNIT BOUNDARY LINES, FROM THE COMPUTED CORNER POSITIONS. SAID LINE BARS WERE SET NEAR THE NORTHERLY EDGE OF THE FENCE WHICH WAS CONSTRUCTED IN 1999 INSIDE THE SUBJECT PARCEL BOUNDARY AS SHOWN HEREON. SAID FENCE WILL NOT BE MOVED AT THIS TIME. ITS CURRENT LOCATION AND THE LOCATIONS OF SAID LINE BARS ARE NOT INTENDED TO RELINQUISH ANY RIGHTS OF UNIT OWNERS TO THE DEEDED BOUNDARY OF THE SUBJECT PARCEL.
4. THE CORNERS ON THE EAST LINES OF UNITS 27, 28, 29, 30, AND 31 WERE NOT STAKED. LINE BARS WERE SET 3.00 FEET WEST, ALONG THE EAST-WEST UNIT BOUNDARY LINES, FROM THE COMPUTED CORNER POSITIONS. A LINE BAR WAS STAKED ALONG THE SOUTH LINE OF UNIT 26, 2.00 FEET WESTERLY FROM THE SOUTHEAST CORNER OF SAID UNIT 26. SAID LINE BARS WERE SET NEAR THE WESTERLY EDGE OF THE FENCE WHICH WAS CONSTRUCTED IN 1999 INSIDE THE SUBJECT PARCEL BOUNDARY AS SHOWN HEREON. SAID FENCE WILL NOT BE MOVED AT THIS TIME. ITS CURRENT LOCATION AND THE LOCATIONS OF SAID LINE BARS ARE NOT INTENDED TO RELINQUISH ANY RIGHTS OF UNIT OWNERS TO THE DEEDED BOUNDARY OF THE SUBJECT PARCEL.
5. ALL REBARS AND NAILS SET ALONG STREET FRONTAGES, EITHER AT THE COMPUTED CORNER POSITIONS OR ALONG UNIT BOUNDARY LINES AS SHOWN HEREON, WERE SET NEAR THE BACK EDGES OF SIDEWALKS OR THE BACK EDGES OF STREET CURBS. POINTS WERE SET ON LINE WHERE CURBS OR SIDEWALKS ENCROACHED ONTO UNITS.

CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH
C1	61°57'58"	95.28'	103.05'
C2	61°57'58"	95.28'	103.05'
C3	34°30'20"	29.50'	17.77'
C4	44°21'36"	75.50'	58.45'
C5	27°58'22"	75.50'	36.86'
C6	16°23'14"	75.50'	21.59'
C7	0°21'09"	255.50'	1.57'
C8	9°01'55"	255.50'	40.28'
C9	3°06'54"	255.50'	13.89'
C10	7°22'57"	208.50'	26.86'
C11	5°07'01"	208.50'	18.62'
C12	28°27'23"	35.50'	17.63'
C13	16°08'23"	35.50'	10.00'
C14	16°08'23"	35.50'	10.00'
C15	41°37'12"	35.50'	25.79'
C16	41°37'12"	35.50'	25.79'
C17	49°46'34"	35.50'	30.84'
C18	56°46'32"	35.50'	35.18'
C19	27°53'43"	24.50'	11.93'
C20	42°37'56"	24.50'	18.23'
C21	90°54'02"	19.50'	30.94'
C22	89°05'58"	29.50'	45.88'
C23	35°14'51"	19.50'	12.00'
C24	70°29'43"	40.50'	49.83'

CURVE TABLE (CONTINUED)

C25	59°11'08"	40.50'	41.84'
C26	4°57'29"	40.50'	3.50'
C27	6°21'06"	40.50'	4.49'
C28	35°14'52"	19.50'	12.00'
C29	90°54'02"	24.50'	38.87'
C30	64°15'20"	19.50'	21.87'
C31	18°10'24"	24.50'	7.77'
C32	5°49'44"	244.50'	24.87'
C33	12°29'58"	219.50'	47.88'
C34	4°56'34"	95.28'	8.22'
C35	44°24'43"	57.50'	44.57'
C36	12°29'58"	237.50'	51.81'
C37	12°29'58"	226.50'	49.41'
C38	59°11'08"	40.50'	41.84'

LINE TABLE

LINE	BEARING	DISTANCE
L1	S89°58'36"E	5.00'
L2	S0°01'24"E	6.35'
L3	S42°36'44"E	7.39'
L4	N89°58'36"E	5.00'
L5	S0°01'24"E	12.50'
L6	S0°01'24"E	2.34'
L7	S65°07'58"W	5.00'
L8	S0°01'24"E	5.62'
L9	S45°24'13"W	14.02'
L10	S0°01'24"E	10.00'
L11	S89°07'22"E	13.52'
L12	N57°46'42"W	9.72'

JEFFREY A. SKODJE STATE OF WASHINGTON 15645 REGISTERED PROFESSIONAL LAND SURVEYOR
EXPIRES 9-15-00
4/20/2000

SURVEY MAP AND PLANS

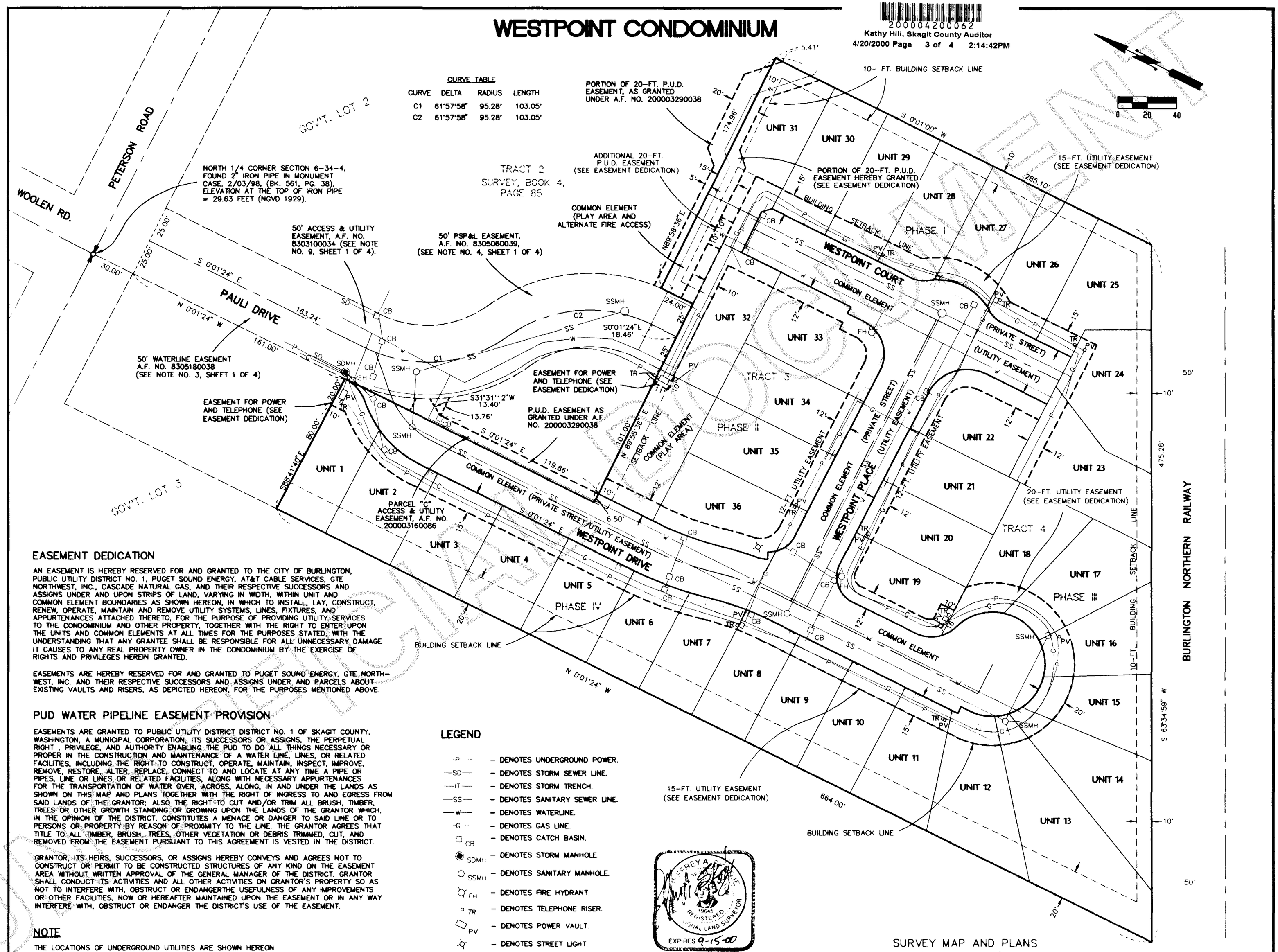
2 OF 4

IN PORTIONS OF GOVERNMENT LOTS 2 AND 3, SECTION 6, TWP. 34 N., RGE. 4 E., W.M.

DWN BY: MAL DATE: FEB. 2000	LEONARD, BOUDINOT and SKODJE, INC. CIVIL ENGINEERS AND LAND SURVEYORS 603 SOUTH FIRST ST., MOUNT VERNON, WA 98273 (360)336-5751	SCALE: 1"=40'
FIELD BOOK: 572, 594, & 595		JOB NO: 97232

200004200062
Kathy Hill, Skagit County Auditor
4/20/2000 Page 3 of 4 2:14:42PM

WESTPOINT CONDOMINIUM



CURVE TABLE

CURVE	DELTA	RADIUS	LENGTH
C1	61°57'58"	95.28'	103.05'
C2	61°57'58"	95.28'	103.05'

EASEMENT DEDICATION

AN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF BURLINGTON, PUBLIC UTILITY DISTRICT NO. 1, PUGET SOUND ENERGY, AT&T CABLE SERVICES, GTE NORTHWEST, INC., CASCADE NATURAL GAS, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS UNDER AND UPON STRIPS OF LAND, VARYING IN WIDTH, WITHIN UNIT AND COMMON ELEMENT BOUNDARIES AS SHOWN HEREON, IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE, MAINTAIN AND REMOVE UTILITY SYSTEMS, LINES, FIXTURES, AND APPURTENANCES ATTACHED THERETO, FOR THE PURPOSE OF PROVIDING UTILITY SERVICES TO THE CONDOMINIUM AND OTHER PROPERTY, TOGETHER WITH THE RIGHT TO ENTER UPON THE UNITS AND COMMON ELEMENTS AT ALL TIMES FOR THE PURPOSES STATED, WITH THE UNDERSTANDING THAT ANY GRANTEE SHALL BE RESPONSIBLE FOR ALL UNNECESSARY DAMAGE IT CAUSES TO ANY REAL PROPERTY OWNER IN THE CONDOMINIUM BY THE EXERCISE OF RIGHTS AND PRIVILEGES HEREIN GRANTED.

EASEMENTS ARE HEREBY RESERVED FOR AND GRANTED TO PUGET SOUND ENERGY, GTE NORTHWEST, INC. AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS UNDER AND PARCELS ABOUT EXISTING VAULTS AND RISERS, AS DEPICTED HEREON, FOR THE PURPOSES MENTIONED ABOVE.

PUD WATER PIPELINE EASEMENT PROVISION

EASEMENTS ARE GRANTED TO PUBLIC UTILITY DISTRICT DISTRICT NO. 1 OF SKAGIT COUNTY, WASHINGTON, A MUNICIPAL CORPORATION, ITS SUCCESSORS OR ASSIGNS, THE PERPETUAL RIGHT , PRIVILEGE, AND AUTHORITY ENABLING THE PUD TO DO ALL THINGS NECESSARY OR PROPER IN THE CONSTRUCTION AND MAINTENANCE OF A WATER LINE, LINES, OR RELATED FACILITIES, INCLUDING THE RIGHT TO CONSTRUCT, OPERATE, MAINTAIN, INSPECT, IMPROVE, REMOVE, RESTORE, ALTER, REPLACE, CONNECT TO AND LOCATE AT ANY TIME A PIPE OR PIPES, LINE OR LINES OR RELATED FACILITIES, ALONG WITH NECESSARY APPURTENANCES FOR THE TRANSPORTATION OF WATER OVER, ACROSS, ALONG, IN AND UNDER THE LANDS AS SHOWN ON THIS MAP AND PLANS TOGETHER WITH THE RIGHT OF INGRESS TO AND EGRESS FROM SAID LANDS OF THE GRANTOR; ALSO THE RIGHT TO CUT AND/OR TRIM ALL BRUSH, TIMBER, TREES OR OTHER GROWTH STANDING OR GROWING UPON THE LANDS OF THE GRANTOR WHICH, IN THE OPINION OF THE DISTRICT, CONSTITUTES A MENACE OR DANGER TO SAID LINE OR TO PERSONS OR PROPERTY BY REASON OF PROXIMITY TO THE LINE. THE GRANTOR AGREES THAT TITLE TO ALL TIMBER, BRUSH, TREES, OTHER VEGETATION OR DEBRIS TRIMMED, CUT, AND REMOVED FROM THE EASEMENT PURSUANT TO THIS AGREEMENT IS VESTED IN THE DISTRICT.

GRANTOR, ITS HEIRS, SUCCESSORS, OR ASSIGNS HEREBY CONVEYS AND AGREES NOT TO CONSTRUCT OR PERMIT TO BE CONSTRUCTED STRUCTURES OF ANY KIND ON THE EASEMENT AREA WITHOUT WRITTEN APPROVAL OF THE GENERAL MANAGER OF THE DISTRICT. GRANTOR SHALL CONDUCT ITS ACTIVITIES AND ALL OTHER ACTIVITIES ON GRANTOR'S PROPERTY SO AS NOT TO INTERFERE WITH, OBSTRUCT OR ENDANGERTHE USEFULNESS OF ANY IMPROVEMENTS OR OTHER FACILITIES, NOW OR HEREAFTER MAINTAINED UPON THE EASEMENT OR IN ANY WAY INTERFERE WITH, OBSTRUCT OR ENDANGER THE DISTRICT'S USE OF THE EASEMENT.

NOTE

THE LOCATIONS OF UNDERGROUND UTILITIES ARE SHOWN HEREON APPROXIMATELY AS DERIVED FROM UTILITY COMPANY PAINT LOCATES AND MAPS AND ENGINEERING PLANS.

LEGEND

- —P— – DENOTES UNDERGROUND POWER.
- —SD— – DENOTES STORM SEWER LINE.
- —IT— – DENOTES STORM TRENCH.
- —SS— – DENOTES SANITARY SEWER LINE.
- —W— – DENOTES WATERLINE.
- —G— – DENOTES GAS LINE.
- CB – DENOTES CATCH BASIN.
- SDMH – DENOTES STORM MANHOLE.
- SSMH – DENOTES SANITARY MANHOLE.
- FH – DENOTES FIRE HYDRANT.
- TR – DENOTES TELEPHONE RISER.
- PV – DENOTES POWER VAULT.
- – DENOTES STREET LIGHT.

JEFFREY A. SKODJE, STATE OF WASHINGTON, REGISTERED PROFESSIONAL LAND SURVEYOR, EXPIRES 9-15-00

4/20/2000

SURVEY MAP AND PLANS
(EASEMENTS)

3 OF 4

IN PORTIONS OF GOVERNMENT LOTS 2 AND 3, SECTION 6, TWP. 34 N., RGE. 4 E., W.M.

DWN BY: MAL DATE: FEB. 2000	LEONARD, BOUDINOT and SKODJE, INC.	SCALE:	1"=40'
FIELD BOOK: 572, 594, & 595	CIVIL ENGINEERS AND LAND SURVEYORS 603 SOUTH FIRST ST., MOUNT VERNON, WA 98273 (360)336-5751	JOB NO:	97232

WESTPOINT CONDOMINIUM

LEGAL DESCRIPTION FOR: PHASE I

THOSE PORTIONS OF TRACT 3 AND TRACT 4 AS SHOWN ON SURVEY RECORDED IN BOOK 4 OF SURVEYS AT PAGE 85, RECORDS OF SKAGIT COUNTY, WASHINGTON, UNDER AUDITOR'S FILE NO. 8302250027, BEING IN A PORTION OF GOVERNMENT LOT 2, SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID TRACT 3; THENCE SOUTH 0° 01' 00" WEST, ALONG THE EAST LINES OF SAID TRACT 3 AND SAID TRACT 4, A DISTANCE OF 285.10 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4; THENCE SOUTH 63° 34' 59" WEST, ALONG THE SOUTH LINE OF SAID TRACT 4, A DISTANCE OF 206.28 FEET; THENCE NORTH 0° 01' 24" WEST, 183.03 FEET; THENCE SOUTH 89° 07' 22" EAST, 26.98 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 29.50 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 89° 05' 58", AN ARC DISTANCE OF 45.88 FEET; THENCE SOUTH 0° 01' 24" EAST, 45.85 FEET; THENCE SOUTH 89° 07' 22" EAST, 36.00 FEET; THENCE NORTH 0° 01' 24" WEST, 52.11 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 19.50 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 35° 14' 51", AN ARC DISTANCE OF 12.00 FEET, TO THE BEGINNING OF A CURVE TO THE LEFT, HAVING A RADIUS OF 40.50 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 70° 29' 43", AN ARC DISTANCE OF 49.83 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 19.50 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 35° 14' 52", A DISTANCE OF 12.00 FEET; THENCE NORTH 0° 01' 24" WEST, 105.06 FEET; THENCE NORTH 42° 36' 44" WEST, 7.39 FEET; THENCE SOUTH 89° 58' 36" WEST, 5.07 FEET; THENCE NORTH 0° 01' 24" WEST, 38.21 FEET TO A POINT ON THE NORTH LINE OF SAID TRACT 3, WHICH LIES SOUTH 89° 58' 36" WEST, 103.01 FEET FROM THE POINT OF BEGINNING; THENCE NORTH 89° 58' 36" EAST, ALONG SAID NORTH LINE, 103.01 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

LEGAL DESCRIPTION FOR: PHASE II

THOSE PORTIONS OF TRACT 3 AND TRACT 4 AS SHOWN ON SURVEY RECORDED IN BOOK 4 OF SURVEYS AT PAGE 85, RECORDS OF SKAGIT COUNTY, WASHINGTON, UNDER AUDITOR'S FILE NO. 8302250027, BEING IN A PORTION OF GOVERNMENT LOT 2, SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID TRACT 3; THENCE SOUTH 89° 58' 36" WEST, ALONG THE NORTH LINE OF SAID TRACT 3, A DISTANCE OF 174.96 FEET TO AN ANGLE POINT IN SAID TRACT 3; THENCE SOUTH 0° 01' 24" WEST, ALONG THE WEST LINE OF SAID TRACT 3, A DISTANCE OF 24.00 FEET TO AN ANGLE POINT IN SAID TRACT 3 AND TRUE POINT OF BEGINNING; THENCE SOUTH 89° 58' 36" WEST, ALONG THE NORTH LINE OF SAID TRACT 3, A DISTANCE OF 50.00 FEET TO A POINT ON THE WEST MARGIN OF PAULI DRIVE AS SHOWN ON SAID SURVEY; THENCE SOUTH 0° 01' 24" EAST, ALONG SAID WEST MARGIN, 42.60 FEET; THENCE NORTH 89° 07' 22" WEST, 94.51 FEET; THENCE SOUTH 0° 01' 24" EAST, 2.34 FEET TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 219.50 FEET; THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 12° 29' 58", AN ARC DISTANCE OF 47.88 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 244.50 FEET; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 5° 49' 44", AN ARC DISTANCE OF 24.87 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, HAVING A RADIUS OF 24.50 FEET; THENCE SOUTHERLY, ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 18° 10' 24", AN ARC DISTANCE OF 7.77 FEET; THENCE NORTH 65° 07' 58" EAST, 5.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT, HAVING A RADIUS POINT WHICH BEARS NORTH 65° 07' 58" EAST, 19.50 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 64° 15' 20", AN ARC DISTANCE OF 21.87 FEET; THENCE SOUTH 89° 07' 22" EAST, 127.46 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, HAVING A RADIUS OF 24.50 FEET; THENCE NORTHERLY, ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 90° 54' 02", AN ARC DISTANCE OF 38.87 FEET; THENCE NORTH 0° 01' 24" WEST, 12.50 FEET; THENCE NORTH 89° 58' 36" EAST, 5.00 FEET; THENCE NORTH 0° 01' 24" WEST, 97.17 FEET TO A POINT WHICH LIES NORTH 89° 58' 36" EAST, 46.02 FEET FROM THE TRUE POINT OF BEGINNING; THENCE NORTH 89° 58' 36" WEST, 46.02 FEET TO THE TRUE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

LEGAL DESCRIPTION FOR: PHASE III

THOSE PORTIONS OF GOVERNMENT LOT 3 AND TRACT 4, LYING WITHIN GOVERNMENT LOT 2, ALL OF SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., AS SHOWN ON SURVEY RECORDED IN BOOK 4 OF SURVEYS, AT PAGE 85, RECORDS OF SKAGIT COUNTY, WASHINGTON, UNDER AUDITOR'S FILE NO. 8302250027, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID TRACT 4; THENCE SOUTH 63° 34' 59" WEST, ALONG THE SOUTH LINE OF SAID TRACT, 206.26 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 63° 34' 59" WEST, ALONG SAID SOUTH LINE, A DISTANCE OF 157.41 FEET TO THE SOUTHWEST CORNER OF SAID TRACT; THENCE CONTINUING SOUTH 63° 34' 59" WEST, 111.61 FEET; THENCE NORTH 0° 01' 24" WEST, 228.90 FEET; THENCE SOUTH 88° 41' 40" EAST, 81.50 FEET; THENCE SOUTH 0° 01' 24" EAST, 39.69 FEET; THENCE SOUTH 89° 58' 36" EAST, 5.00 FEET; THENCE SOUTH 0° 01' 24" EAST, 6.35 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, HAVING A RADIUS OF 35.50 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 250° 31' 39", AN ARC DISTANCE OF 155.23 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 24.50 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 70° 31' 39", AN ARC DISTANCE OF 30.16 FEET; THENCE NORTH 0° 01' 24" WEST, 47.21 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 19.50 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 90° 54' 02", AN ARC DISTANCE OF 30.94 FEET; THENCE SOUTH 89° 07' 22" EAST, 103.71 FEET TO A POINT WHICH LIES NORTH 0° 01' 24" WEST, 183.03 FEET FROM THE TRUE POINT OF BEGINNING; THENCE SOUTH 0° 01' 24" EAST, 183.03 FEET TO THE TRUE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

LEGAL DESCRIPTION FOR: PHASE IV

THAT PORTION OF GOVERNMENT LOT 3 OF SECTION 6, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF TRACT 4 AS SHOWN ON SURVEY, RECORDED IN BOOK 4 OF SURVEYS AT PAGE 85, RECORDS OF SKAGIT COUNTY, WASHINGTON, UNDER AUDITOR'S FILE NO. 8302250027; THENCE SOUTH 63° 34' 59" WEST, ALONG THE WESTERLY EXTENSION OF THE SOUTH LINE OF SAID TRACT 4, A DISTANCE OF 111.61 FEET; THENCE NORTH 0° 01' 24" WEST, 228.90 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 88° 41' 40" EAST, 81.50 FEET; THENCE NORTH 0° 01' 24" WEST, 101.45 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, HAVING A RADIUS OF 208.50 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 12° 29' 58", AN ARC DISTANCE OF 45.48 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 255.50 FEET; THENCE NORTHERLY, ALONG THE ARC OF SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 12° 29' 58", AN ARC DISTANCE OF 55.74 FEET; THENCE NORTH 0° 01' 24" WEST, 160.85 FEET TO THE BEGINNING OF A CURVE TO THE RIGHT, HAVING A RADIUS OF 75.50 FEET; THENCE NORTHERLY, ALONG THE ARC OF SAID CURVE TO THE RIGHT, THROUGH A CENTRAL ANGLE OF 44° 21' 36", AN ARC DISTANCE OF 58.45 FEET TO THE BEGINNING OF A CURVE TO THE LEFT, HAVING A RADIUS OF 29.50 FEET; THENCE NORTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT, THROUGH A CENTRAL ANGLE OF 34° 30' 20", AN ARC DISTANCE OF 17.77 FEET TO A POINT ON THE EAST LINE OF SAID GOVERNMENT LOT 3, WHICH LIES SOUTH 0° 01' 24" EAST, 194.58 FEET FROM THE NORTHEAST CORNER OF SAID GOVERNMENT LOT; THENCE NORTH 0° 01' 24" WEST, ALONG SAID EAST LINE, 3.58 FEET; THENCE NORTH 88° 41' 40" WEST, 100.00 FEET TO A POINT WHICH LIES NORTH 0° 01' 24" WEST, 435.10 FEET FROM THE TRUE POINT OF BEGINNING; THENCE SOUTH 0° 01' 24" EAST, 435.10 FEET TO THE TRUE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

CONDOMINIUM PHASES NOTE

PHASE I INCLUDES UNITS 22, 23, 24, 25, 26, 27, 28, 29, 30, AND 31.
PHASE II INCLUDES UNITS 32, 33, 34, 35, AND 36.
PHASE III INCLUDES UNITS 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, AND 21.
PHASE IV INCLUDES UNITS 1, 2, 3, 4, 5, 6, 7, 8, 9, AND 10.

SURVEY MAP AND PLANS
(DESCRIPTIONS OF CONDOMINIUM PHASES)

IN PORTIONS OF GOVERNMENT LOTS 2 AND 3, SECTION 6, TWP. 34 N., RGE. 4 E., W.M.

DWN BY: MAL DATE: FEB. 2000	LEONARD, BOUDINOT and SKODJE, INC. CIVIL ENGINEERS AND LAND SURVEYORS	SCALE: -
FIELD BOOK: 572, 594, & 595	603 SOUTH FIRST ST., MOUNT VERNON, WA 98273 (360)336-5751	JOB NO: 97232