

DECLARATION REFERENCE

MALLARD CREEK CONDOMINIUM PHASE III DECLARATION 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 UNDER AUDITOR'S FILE NO. 200008300093 200008300093

DEDICATION AND CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT WE THE UNDERSIGNED, OWNER IN FEE SIMPLE OF THE REAL PROPERTY DESCRIBED HEREIN, HEREBY DEDICATE THE REAL PROPERTY DESCRIBED IN THIS SURVEY MAP AND THESE PLANS FOR CONDOMINIUM PURPOSES. THE DRIVES, WALKS, STREETS, GROUNDS, AND OTHER AREAS DESCRIBED HEREIN ARE NOT DEDICATED TO THE PUBLIC, BUT ARE RESERVED FOR EXCLUSIVE USE AND BENEFIT OF THE UNIT/LOT OWNERS, AS PART OF THE COMMON ELEMENTS, TO THE EXTENT AND IN THE MANNER SET FORTH IN THE DECLARATION. WE, THE UNDERSIGNED OF THE OWNERS OF THE PROPERTY, HEREBY CERTIFY THAT ALL STRUCTURAL COMPONENTS AND MECHANICAL SYSTEMS OF ALL BUILDINGS AND LOTS OR COMPRISING UNITS HEREBY CREATED ARE SUBSTANTIALLY COMPLETED. THE SURVEY MAP AND THESE PLANS OR ANY PORTION THEREOF SHALL BE RESTRICTED BY THE TERMS OF THE DECLARATION FILED THE 23 DAY OF August OF 2000, RECORDS OF SKAGIT COUNTY, WASHINGTON, UNDER AUDITOR FILE NUMBER 200008300093 IN WITNESS WHEREOF WE HAVE SET OUR HAND AND SEAL.

DECLARANT:

DICK NORD, PRESIDENT - NORD NORTHWEST CORP

INTEREST BANK

INTEREST PROPERTIES, INC.

ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT

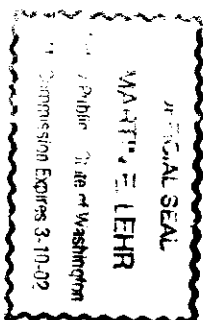
THIS IS TO CERTIFY THAT ON THIS 29 DAY OF Aug, 2000 BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED RICHARD G. NORD, SR. TO ME KNOWN TO BE THE PRESIDENT OF NORD NORTHWEST CORP. A WASHINGTON CORPORATION WHICH CORPORATION HAS EXECUTED THE FOREGOING INSTRUMENT AND EACH OF THE SAID NAMED OFFICERS ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF THE CORPORATION OF WHICH HE IS AN OFFICER, AND ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT

MOUNT VERNON

MY COMMISSION EXPIRES 3-10-02



ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT

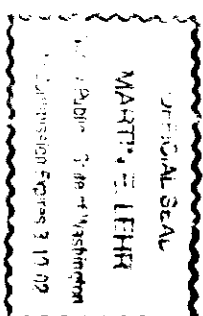
THIS IS TO CERTIFY THAT ON THIS 29 DAY OF Aug, 2000, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED Scott D. Schindler TO ME KNOWN TO BE THE PRESIDENT OF INTEREST PROPERTIES, A WASHINGTON CORPORATION, WHICH CORPORATION HAS EXECUTED THE FOREGOING INSTRUMENT AND EACH OF THE SAID NAMED OFFICERS ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF THE CORPORATION OF WHICH HE IS AN OFFICER, AND ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

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MY COMMISSION EXPIRES 3-10-02



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COUNTY OF SKAGIT

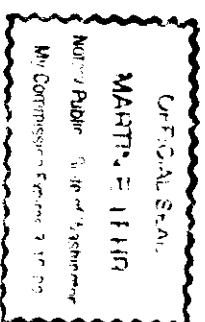
THIS IS TO CERTIFY THAT ON THIS 29 DAY OF Aug, 2000, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED Scott D. Schindler TO ME KNOWN TO BE THE PRESIDENT OF INTEREST BANK A WASHINGTON CORPORATION, WHICH CORPORATION HAS EXECUTED THE FOREGOING INSTRUMENT AND EACH OF THE SAID NAMED OFFICERS ACKNOWLEDGED THE SAID INSTRUMENT TO BE THE FREE AND VOLUNTARY ACT AND DEED OF THE CORPORATION OF WHICH HE IS AN OFFICER, AND ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE SAID INSTRUMENT AND THAT THE SEAL AFFIXED IS THE CORPORATE SEAL OF SAID CORPORATION.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT

MOUNT VERNON

MY COMMISSION EXPIRES 3-10-02



RECORDING CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF Nord Northwest Corp.
THIS 29 DAY OF August, 2000, TIME 3:53, AND RECORDED UNDER
AUDITOR'S FILE NO. 200008300093 IN VOLUME 200008300093 OF
CONDOMINIUMS PAGE(S) 1 RECORDS OF SKAGIT COUNTY, WASHINGTON

DEPUTY Scott D. Schindler
COUNTY AUDITOR



NORTHWEST DATUM & DESIGN
CIVIL ENGINEERING AND SURVEYING SOLUTIONS

160 CASCADE PLACE, SUITE 102
BURLINGTON, WASHINGTON 98233
PH: (360) 404-2020 FAX: (360) 404-2021

MALLARD VIEW CONDOMINIUM
PHASE III

SURVEY in a portion of the NE 1/4 of Section 28

Township 34 North, Range 3 East, W. M.

Nord Northwest Corp.
in Mt. Vernon, Washington

PROJECT
98011d

DRAWING NAME:
98011d.dwg
DRAWN BY CHK'D BY
PM DES

DATE: August, 2000
SHEET NO. 1 OF 4

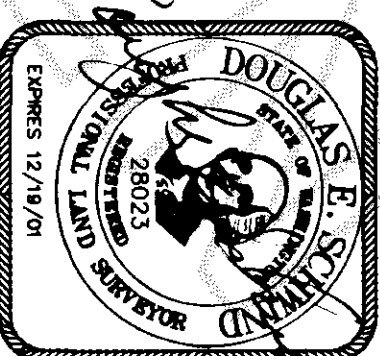
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THESE PLANS FOR MALLARD VIEW CONDOMINIUM, PHASE III, ARE BASED ON AN ACTUAL SURVEY OF THE PROPERTY DESCRIBED HEREIN AND THAT THE COURSES AND DISTANCES ARE SHOWN ACCURATELY THEREON AND THAT THESE PLANS ACCURATELY DEPICT THE LOCATION AND DIMENSIONS OF THE UNITS AS SUBSTANTIALLY COMPLETE. THESE PLANS ARE PER THE BASIC REQUIREMENTS PURSUANT TO RCW 64.34.232.

Douglas E. Schindler
DOUGLAS E. SCHINDLER
PROFESSIONAL LAND SURVEYOR
CERTIFICATE NO. 28023

LAND SURVEYOR'S VERIFICATION
STATE OF WASHINGTON
COUNTY OF SKAGIT

DOUGLAS E. SCHINDLER, BEING FIRST ON OATH DULY SWORN, STATES THAT HE IS THE REGISTERED PROFESSIONAL LAND SURVEYOR SIGNING THE ABOVE CERTIFICATE, THAT HE HAS EXAMINED THESE PLANS AND SURVEY MAP AND BELIEVES THE CERTIFICATE TO BE A TRUE STATEMENT

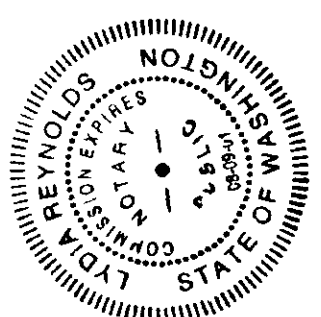


WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT

Mt. Vernon

MY COMMISSION EXPIRES 8-9-2001



LEGAL DESCRIPTION (ALL POSSIBLE PHASES)

LOT 86, MADDOX CREEK P. U. D. PHASE I, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 16 OF PLATS, PAGES 121 TO 130, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THAT PORTION OF LOT 75, PLAT OF MADDOX CREEK P. U. D. PHASE I DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST NORTHWESTERLY CORNER OF SAID LOT 75; THENCE S62°07'54"E A DISTANCE OF 25.20 FEET ALONG THE NORTHERLY LINE OF SAID LOT 75 TO A CONTIGUOUS CORNER WITH TRACT 86 OF SAID PLAT; THENCE S 75°14'10"W A DISTANCE OF 30.69 FEET, MORE OR LESS TO A POINT ON THE WESTERLY LINE OF LOT 75; THENCE N20°41'15"E A DISTANCE OF 20.95 FEET ALONG SAID WESTERLY LINE TO THE POINT OF BEGINNING.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

LEGAL DESCRIPTION (PHASE III)

LOT 86, MADDOX CREEK P. U. D. PHASE I, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 16 OF PLATS, PAGES 121 TO 130, RECORDS OF SKAGIT COUNTY, WASHINGTON.

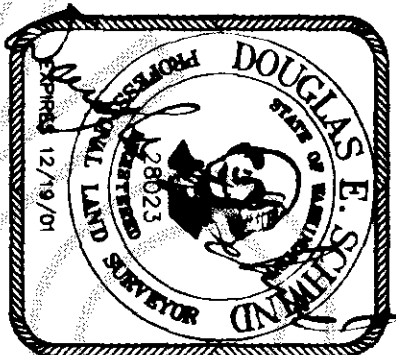
TOGETHER WITH THAT PORTION OF LOT 75, PLAT OF MADDOX CREEK P. U. D. PHASE I DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST NORTHWESTERLY CORNER OF SAID LOT 75; THENCE S62°07'54"E A DISTANCE OF 25.20 FEET ALONG THE NORTHERLY LINE OF SAID LOT 75 TO A CONTIGUOUS CORNER WITH TRACT 86 OF SAID PLAT; THENCE S 75°14'10"W A DISTANCE OF 30.69 FEET, MORE OR LESS TO A POINT WESTERLY LINE OF LOT 75; THENCE N20°41'15"E A DISTANCE OF 20.95 FEET ALONG SAID WESTERLY LINE TO THE POINT OF BEGINNING.

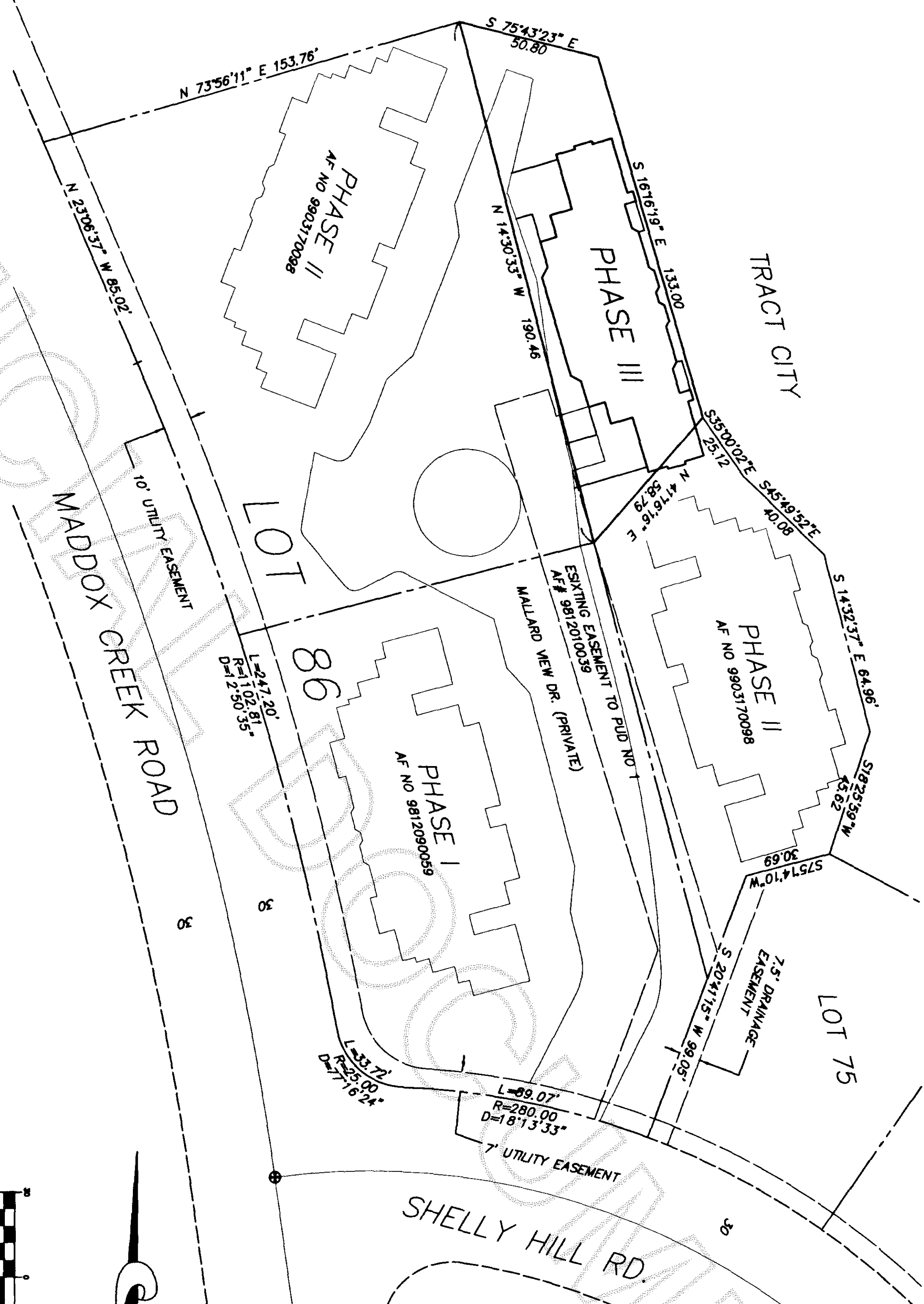
EXCEPT THOSE PORTIONS WITHIN MALLARD VIEW CONDOMINIUM, PHASE I AS RECORDED UNDER AUDITOR FILE NO 9812090059, DECLARATION UNDER AUDITOR'S FILE NO. 9812090060 AND MALLARD VIEW CONDOMINIUM, PHASE II AS RECORDED UNDER AUDITOR'S FILE NO 9903170098, SUPPLEMENTAL DECLARATION UNDER AUDITOR'S FILE NO 9903170099, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.

98011d.dwg 8-21-00 1:40:03 pm EST

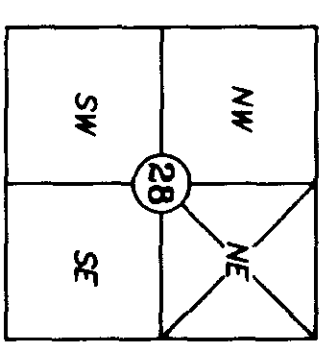
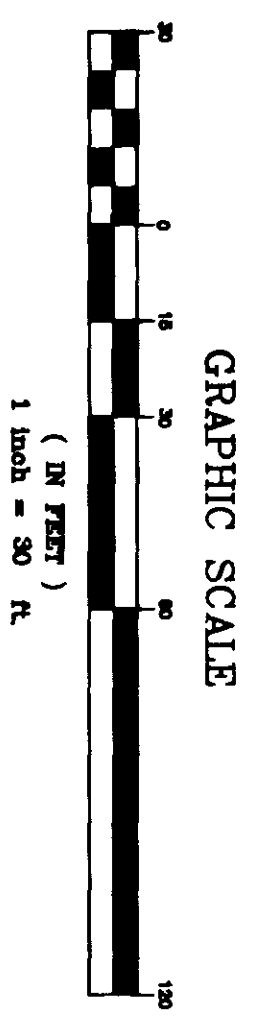


8/24/00

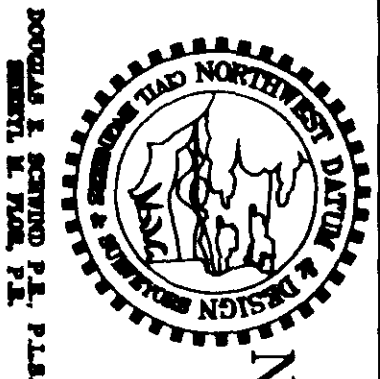


NOTE
ALL DRIVEWAYS ARE LIMITED COMMON ELEMENT (LCE) ALLOCATED TO THE UNIT WHICH IT IS IMMEDIATELY ADJACENT.
ALL ROADS ARE LIMITED COMMON ELEMENTS (LCE).
BOUNDARY FROM MALLARD VIEW CONDOMINIUM, PHASE II AS RECORDED IN VOLUME 17 OF PLATS, PAGES 51-55, RECORDS OF SKAGIT COUNTY, WASHINGTON.

- LEGEND**
- SD — EXISTING STORM DRAIN
 - — EXISTING STORM CATCH BASIN
 - SS — EXISTING SANITARY SEWER
 - — EXISTING SANITARY MANHOLE
 - W— EXISTING WATERLINE
 - x— EXISTING FENCELINE
 - — — EXISTING PROPERTY LINE
 - — — EASEMENT LINE



NE 1/4 of Section 28, T 34 N, R 3 E
Skagit County, Washington

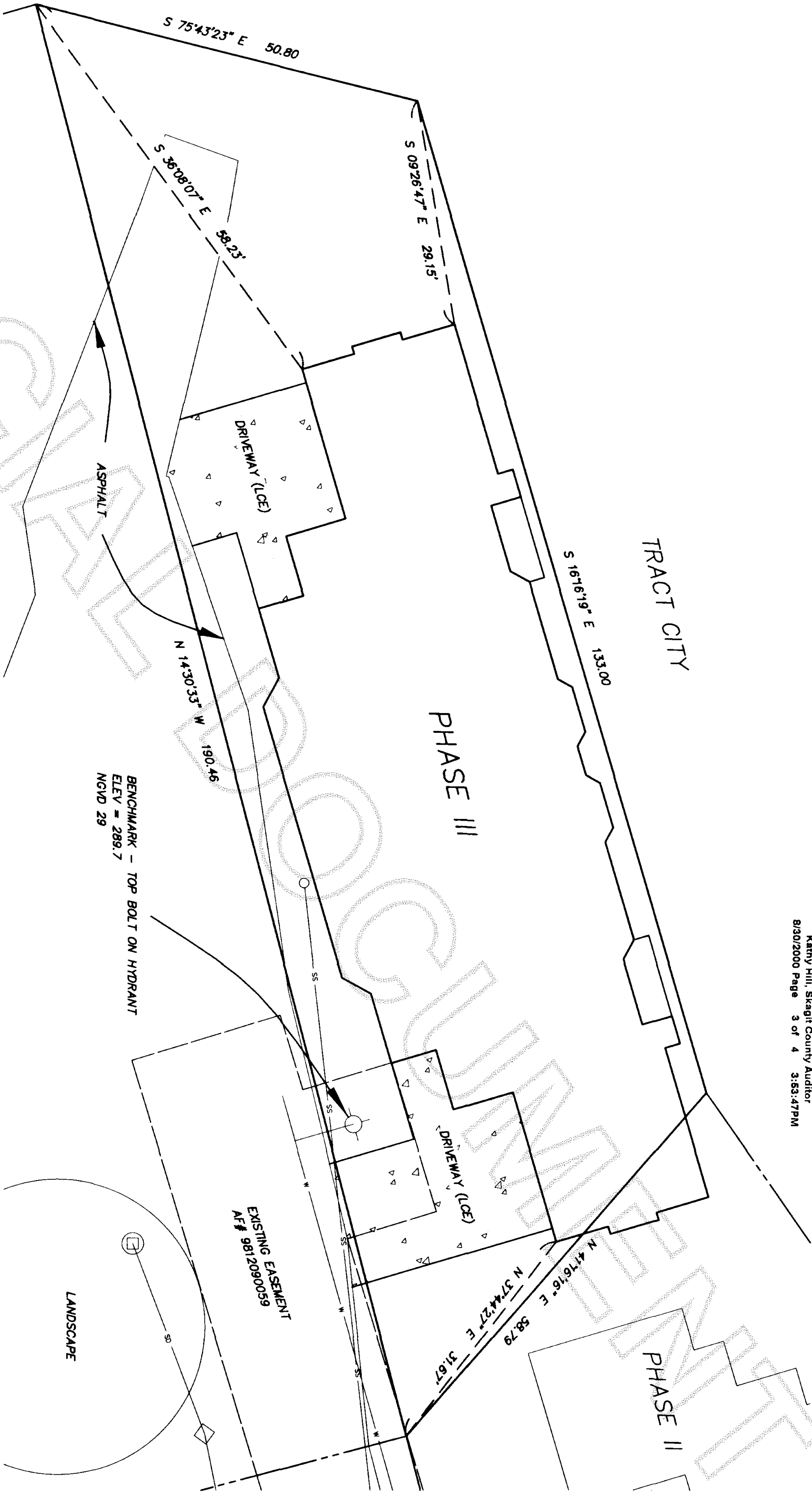


NORTHWEST DATUM & DESIGN
CIVIL ENGINEERING AND SURVEYING SOLUTIONS

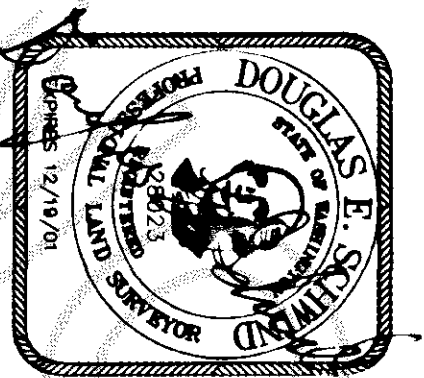
160 CASCADE PLACE, SUITE 102
BURLINGTON, WASHINGTON 98233
PH: (360) 404-2020 FAX: (360) 404-2021

**MALLARD VIEW CONDOMINIUM
PHASE III**
SURVEY in a portion of the NE 1/4 of Section 28
Township 34 North, Range 3 East, W. M.
for:
Nord Northwest Corp.
in Mt. Vernon, Washington

PROJECT
98011d
DRAWING NAME:
98011d.dwg
DRAWN BY CHK'D BY
PM DES
DATE: August, 2000
SHEET NO. 2 OF 4

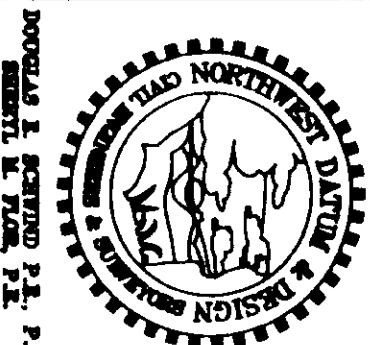
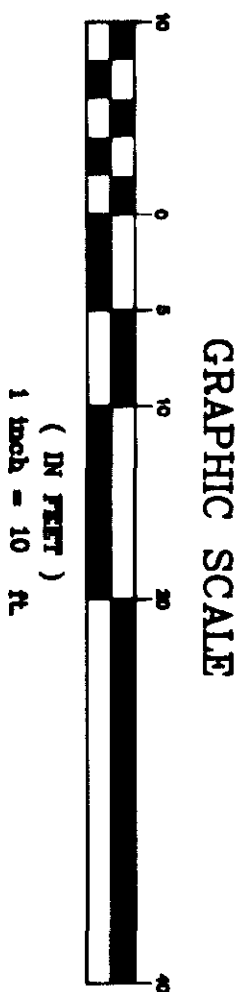
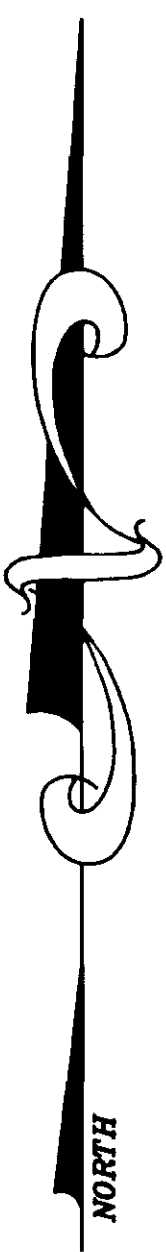


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8/24/00

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 - — EASEMENT LINE



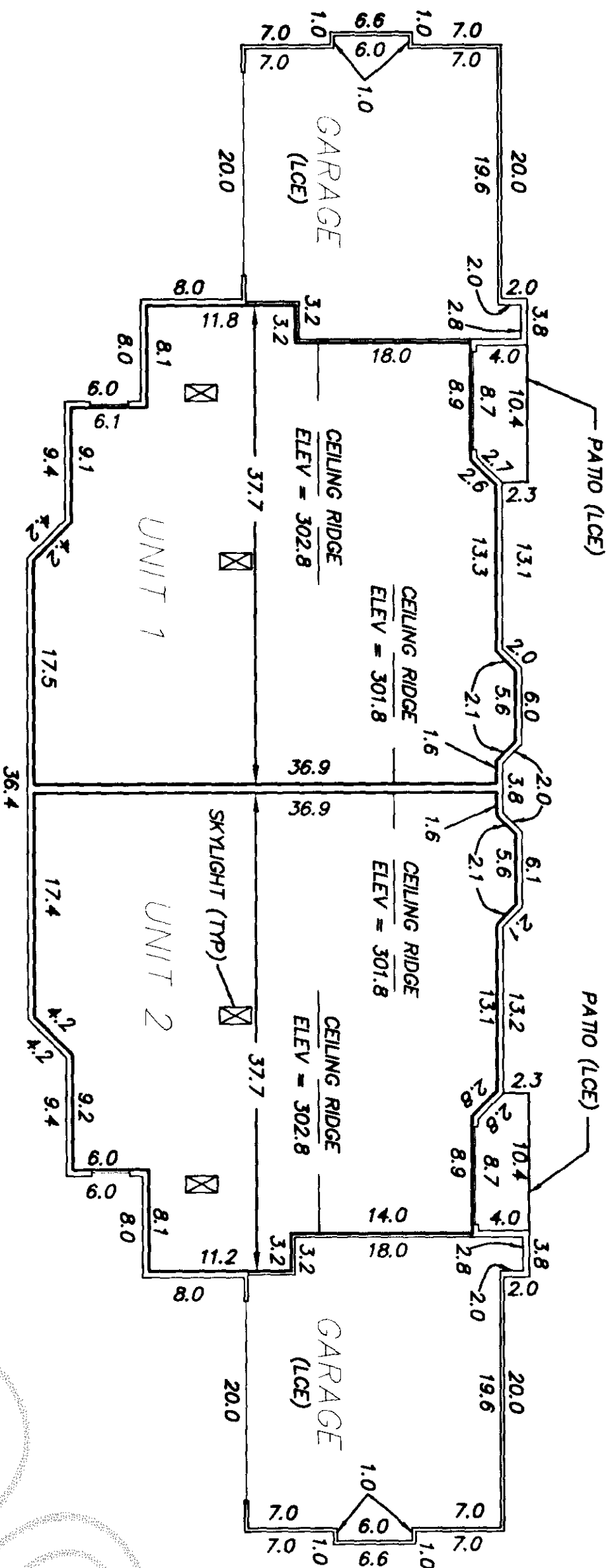
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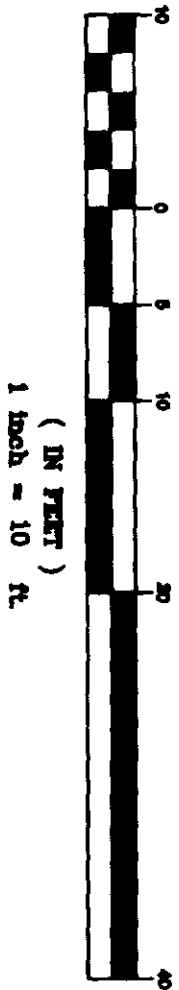
BUILDING 4



AREAS

UNIT 1	AREA	FLOOR/CEILING
TOTAL	1276.8 SF	269.8/299.0
GARAGE	398.0 SF	269.8/297.8
STORAGE	11.2 SF	
PATIO	40.2 SF	
UNIT 2		
TOTAL	1265.1 SF	269.8/299.0
GARAGE	392.0 SF	269.8/297.8
STORAGE	11.2 SF	
PATIO	40.2 SF	

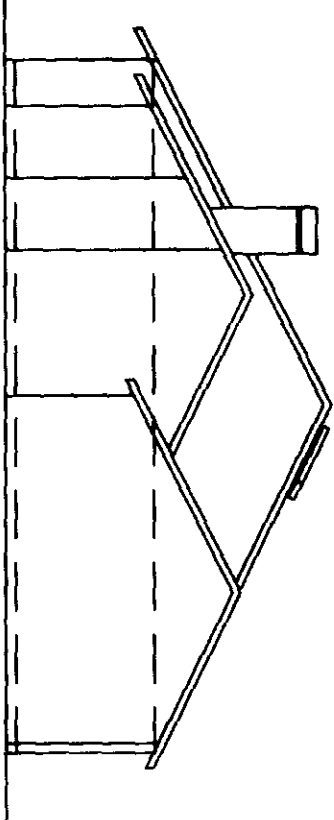
GRAPHIC SCALE



NOTES

ALL UNIT DIMENSIONS ARE TO THE SURFACE OF THE WALL STUDS, SHOWN TO THE NEAREST 0.1'.
FLOOR ELEVATIONS ARE TO THE SURFACE OF THE OF FLOOR.
CEILING ELEVATIONS ARE TO THE UNDERSIDE OF THE CEILING JOISTS.
GARAGES, DECKS, STORAGE AND STAIRWAYS ARE LIMITED COMMON ELEMENTS.
ALL DIMENSIONS ARE BASED ON AS-BUILT MEASUREMENTS AS OF THE DATE OF DECLARANT'S EXECUTION HEREOF; IS SUBJECT TO CHANGE WITHOUT NOTICE AND DOES NOT CONSTITUTE COVENANTS, CONDITIONS, RESTRICTIONS WARRANTIES OR GUARANTEES CONCERNING USE, DESIGN VALUE OR OTHERWISE.

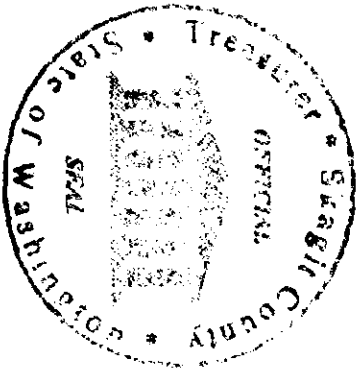
TYPICAL RIGHT ELEVATION (N.T.S.)



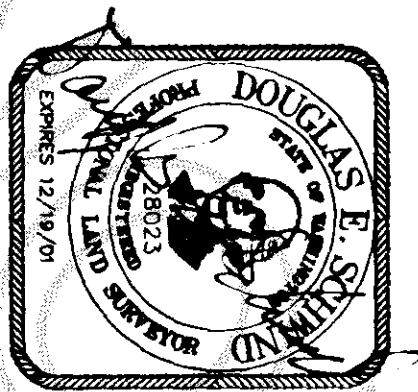
TREASURER'S CERTIFICATE:

THIS IS TO CERTIFY THAT ALL TAXES HEREFORE LEVIED & WHICH HAVE BECOME A LIEN UPON THE LANDS HEREIN DESCRIBED HAVE BEEN FULLY PAID & DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE, UP TO & INCLUDING THE YEAR 2000.

Katie Jungquist by Klara Nelson 9800



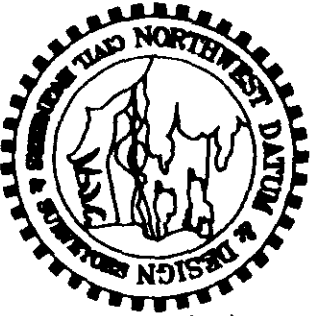
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SHEET NO. 4 OF 4