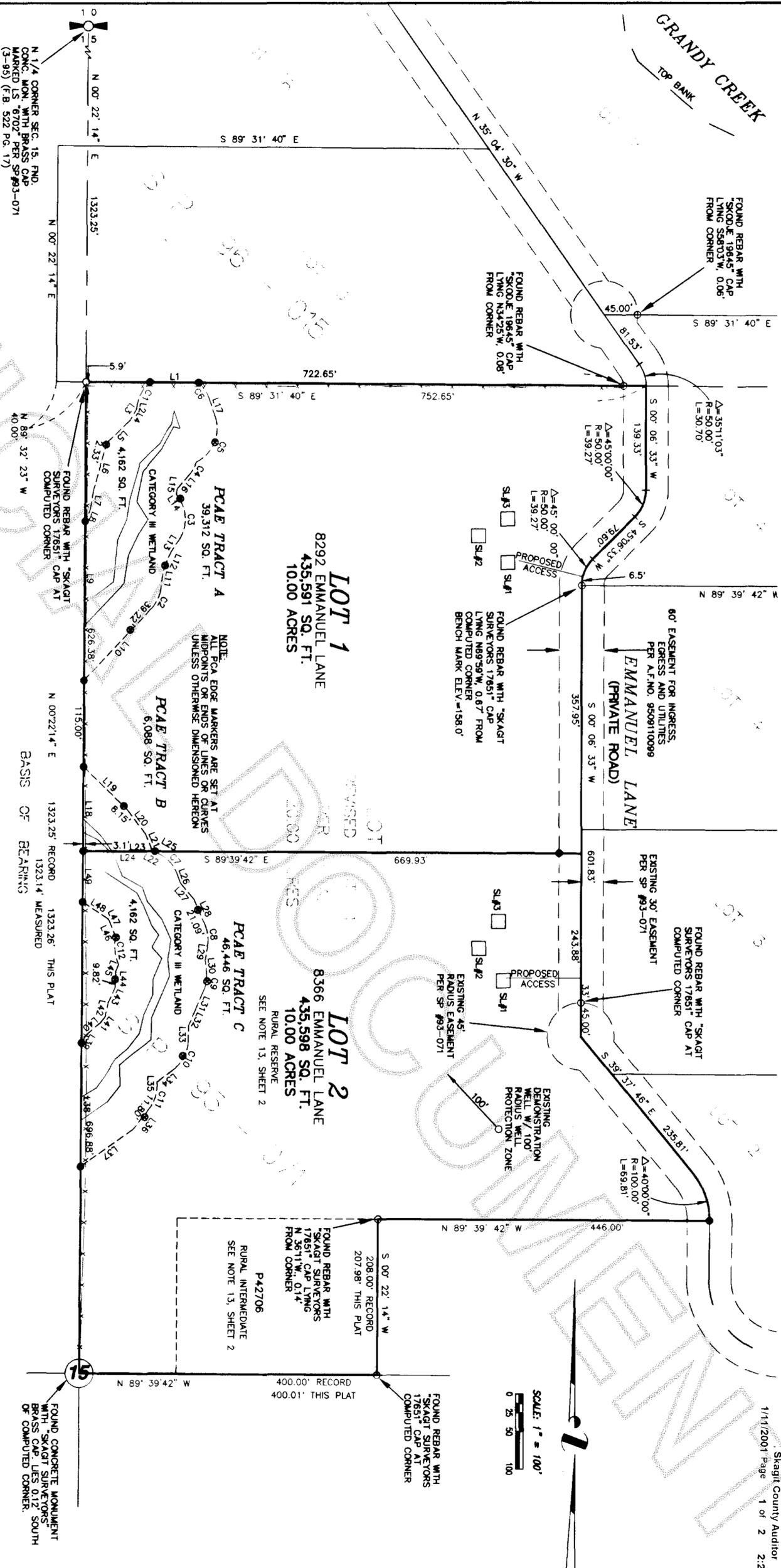


SURVEY IN THE N 1/2 SECTION 15, TWP. 35 N., RGE. 7 E., W.M.

1/11/2001 Page 1 of 2 2:24:38PM  
 200101110136  
 Skagit County Auditor



LEGEND

- INDICATES 1/2" IRON ROAD SET WITH YELLOW CAP MARKED "SKODJE 19645"
- INDICATES 1/2" IRON ROAD WITH YELLOW CAP MARKED "SKA SURV 17651" FOUND
- INDICATES FOUND MONUMENT AS NOTED
- DENOTES SOIL LOG TEST HOLE AS DUG BY ANDERSON CONTRACTING
- DENOTES EXISTING FENCE
- ⊙ DENOTES SET 1/2" REBAR WITH RED CAP MARKED "S 19645" - PCA EDGE MARKER

NOTE

ALL MONUMENTS TIED 11-22-1999 UNLESS OTHERWISE NOTED  
 SEE FIELD BOOK 596, PAGES 18-19

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SHORT SUBDIVISION IS BASED ON AN ACTUAL SURVEY, WHICH IS RETRACEABLE AND BASED ON A TRUE SUBDIVISION OF THE SECTION THAT THE DISTANCES, COURSES, AND ANGLES ARE SHOWN THEREON CORRECTLY AND THAT MONUMENTS HAVE BEEN SET AND LOT CORNERS STAKED ON THE GROUND AS SHOWN ON THE SHORT PLAT IN ACCORDANCE WITH PROVISIONS CONTAINED IN CHAPTER 332-130

JEFFREY A SKODJE P.L.S. DATE 12-26-2000  
 CERTIFICATE NO 19645



LOT 1  
 8292 EMMANUEL LANE  
 435,591 SQ. FT.  
 10.00 ACRES

LOT 2  
 8366 EMMANUEL LANE  
 435,598 SQ. FT.  
 10.00 ACRES

NOTE:  
 ALL PCA EDGE MARKERS ARE SET AT MIDPOINTS OR ENDS OF LINES OR CURVES UNLESS OTHERWISE DIMENSIONED HEREON

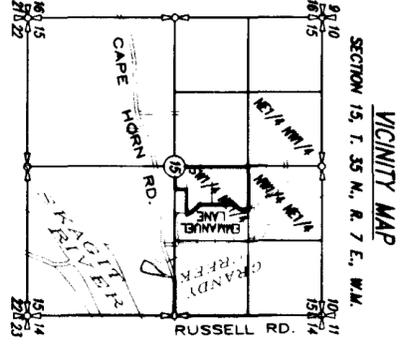
PCAE CURVE TABLE  
 (SEE SHEET 2 OF 2 FOR PCAE LINE TABLE)

NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH
C1	39.5615°	S 29.3510° W	50.00	34.85
C2	34.0318°	N 26.1437° E	50.00	29.72
C3	65.5206°	N 00.2359° E	50.00	57.48
C4	21.3359°	N 29.3025° E	50.00	18.82
C5	82.2402°	N 22.3040° E	50.00	71.91
C6	29.3515°	N 33.3858° W	50.00	26.11
C7	40.4012°	S 40.1017° E	50.00	35.49
C8	34.0304°	S 06.5849° E	50.00	29.72
C9	29.2111°	S 08.5228° W	50.00	25.62
C10	51.1044°	S 26.5301° W	50.00	44.66
C11	38.5411°	S 18.5124° W	50.00	33.95
C12	42.4118°	N 05.2102° W	50.00	37.25

AUDITOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SHORT SUBDIVISION IS BASED ON AN ACTUAL SURVEY, WHICH IS RETRACEABLE AND BASED ON A TRUE SUBDIVISION OF THE SECTION THAT THE DISTANCES, COURSES, AND ANGLES ARE SHOWN THEREON CORRECTLY AND THAT MONUMENTS HAVE BEEN SET AND LOT CORNERS STAKED ON THE GROUND AS SHOWN ON THE SHORT PLAT IN ACCORDANCE WITH PROVISIONS CONTAINED IN CHAPTER 332-130

JEFFREY A SKODJE P.L.S. DATE 12-26-2000  
 CERTIFICATE NO 19645



SHORT PLAT NUMBER: P100-00157  
 SHEET 1 OF 2  
 JANUARY 2000

**JEMA MATHEN SHORT PLAT**  
 THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4  
 IN SECTION 15, TWP. 35 N., RGE. 7 E., W.M., SKAGIT COUNTY, WASHINGTON

LEONARD, BOUDINOT and SKODJE, INC.  
 1200 1/2 AVENUE, SEASIDE, WASHINGTON 98138  
 PHONE: 206-885-5351 FAX: 206-885-5351

SCALE: 1" = 100'  
 JOB NO. 99157

**CONSENT**

KNOW ALL PERSONS BY THESE PRESENTS THAT THE UNDERSIGNED SUBDIVIDER HEREBY CERTIFIES THAT THIS SHORT PLAT IS MADE AS HER FREE AND VOLUNTARY ACT AND DEED.

*Jemma Mathew*  
JEMMA MATHEW

**ACKNOWLEDGMENT**

PROVINCE OF BRITISH COLUMBIA  
CITY OF NANAIMO

ON THIS 20th DAY OF December, 2000, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE PROVINCE OF BRITISH COLUMBIA, DULY COMMISSIONED AND PERSONALLY APPEARED JEMMA MATHEW

TO ME KNOWN TO BE THE INDIVIDUAL DESCRIBED IN AND WHO EXECUTED THE WITHIN INSTRUMENT, AND ACKNOWLEDGED THAT SHE SIGNED AND SEALED THE SAME AS HER FREE AND VOLUNTARY ACT AND DEED, FOR THE PURPOSES THEREIN MENTIONED.

NOTARY PUBLIC *Tina M. Lloy*  
**TINA M. LLOY**  
NOTARY PUBLIC  
RESIDING AT  
1732 HORNFIELD BLDG.  
NANAIMO BC V9S3B7 353391

**APPROVALS**

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE THIS 24th DAY OF January, 2001

*Franka Kubler*  
SHORT PLAT ADMINISTRATOR  
*Scott Smith*  
SKAGIT COUNTY ENGINEER  
1/24/01

**TREASURER'S CERTIFICATE**

THIS IS TO CERTIFY THAT ALL TAXES LEVIED, WHICH HAVE BECOME A LIEN UPON, THE LANDS HEREIN DESCRIBED, HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE INCLUDING TAXES FOR THE CURRENT YEAR TO AND INCLUDING THIS 5th DAY OF January, 2001

*Debra Peterson for Patricia Svinguik, Treasurer*  
SKAGIT COUNTY TREASURER



**LEGAL DESCRIPTION**

LOT 1, SHORT PLAT NO. 93-071, APPROVED OCTOBER 21, 1994, AND RECORDED NOVEMBER 3, 1994, IN VOLUME 11 OF SHORT PLATS, PAGE 135, UNDER AUDITOR'S FILE NO. 941030038, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 15, TOWNSHIP 35 NORTH, RANGE 7 EAST, W.M. EXCEPT ALL THAT PORTION OF LOT 1 OF SAID SHORT PLAT NO. 93-071, LYING NORTHERLY AND EASTERLY OF THE FOLLOWING DESCRIBED LINE:  
BEGINNING AT THE NORTHEAST CORNER OF LOT 1 OF SAID SHORT PLAT 93-071; THENCE SOUTH 00° 09' 07" EAST ALONG THE EASTERLY LINE OF LOT 1, A DISTANCE OF 265.32 FEET TO THE NORTHEAST CORNER OF LOT 4 OF SAID SHORT PLAT; SAID POINT BEING THE TRUE POINT OF BEGINNING OF SAID DESCRIBED LINE; THENCE NORTH 89° 39' 42" EAST ALONG THE SOUTH LINE OF LOT 1, A DISTANCE OF 668.27 FEET TO THE NORTHEAST CORNER OF SAID LOT 4, SAID POINT ALSO BEING ON A NON-TANGENT CURVE CONCAVE TO THE NORTHWEST WHOSE RADIUS POINT BEARS SOUTH 89° 53' 27" EAST A DISTANCE OF 50.00 FEET; THENCE NORTHERLY ALONG SAID CURVE, THROUGH A CENTRAL ANGLE OF 45° 00' 00", AN ARC DISTANCE OF 39.27 FEET; THENCE NORTH 45° 06' 35" EAST A DISTANCE OF 79.60 FEET TO THE BEGINNING OF A CURVE TO THE LEFT HAVING A CENTRAL ANGLE OF 45° 00' 00" WITH A RADIUS OF 50.00 FEET; THENCE NORTHERLY ALONG SAID CURVE OF 45° 00' 00" WITH A RADIUS OF 50.00 FEET; THENCE NORTH 0° 06' 33" EAST A DISTANCE OF 139.33 FEET TO THE NORTH LINE OF LOT 1 OF SAID SHORT PLAT AND THE END OF SAID DESCRIBED LINE

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, AND UTILITIES AS SHOWN ON THE FACE OF SAID SHORT PLAT AND AS SET FORTH IN DECLARATION RECORDED NOVEMBER 3, 1994, UNDER AUDITOR'S FILE NO. 941030039.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON  
SOURCE OF LEGAL DESCRIPTION IS STEWART TITLE GUARANTEE NO. S-91760.  
DATED 11-15-1999

**PCAE LINE TABLE**

NUMBER	DIRECTION	DISTANCE
11	N 89°31'40" W	65.50'
12	S 09°41'28" W	6.57'
13	S 36°42'25" W	1.29'
14	S 29°16'29" W	13.71'
15	S 46°14'16" W	43.21'
16	S 15°47'36" W	66.79'
17	S 06°38'47" W	23.48'
18	S 23°24'39" W	18.65'
19	S 00°22'14" W	212.74'
110	N 43°16'18" E	31.02'
111	N 09°12'59" E	31.32'
112	N 25°11'57" E	20.59'
113	N 33°20'03" E	20.00'
114	N 32°32'05" E	20.00'
115	N 11°28'59" E	7.29'
116	N 40°17'20" E	25.31'
117	N 18°41'22" W	24.94'
118	N 00°22'14" E	112.52'
119	S 45°56'28" E	84.02'
120	S 36°23'31" E	38.29'
121	S 21°57'44" E	23.24'
122	S 60°30'21" E	4.63'
123	N 89°39'42" W	96.55'
124	S 89°39'42" E	96.55'
125	S 60°30'15" E	8.95'
126	S 19°50'09" E	11.57'
127	S 39°58'22" E	28.35'
128	S 24°00'25" E	36.96'
129	S 10°02'40" W	19.01'
130	S 05°48'17" E	16.53'
131	S 23°32'59" W	28.75'
132	S 23°18'55" W	21.20'
133	S 01°17'45" W	20.10'
134	S 52°28'25" W	28.43'
135	S 00°55'34" E	41.4'
136	S 36°18'29" W	34.51'
137	S 54°49'21" W	85.81'
138	N 00°22'14" E	185.13'
139	N 31°45'53" E	12.88'
140	N 49°21'04" E	24.96'
141	N 37°51'07" E	9.85'
142	N 12°43'59" E	19.47'
143	N 24°33'13" E	23.34'
144	N 00°28'02" E	20.28'
145	N 22°48'43" E	10.61'
146	N 22°21'13" W	22.81'
147	N 28°05'17" W	3.39'
148	N 56°59'26" W	41.64'
149	N 00°22'14" E	88.01'

**NOTES**

1. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
2. ZONING - RURAL RESERVE COMPREHENSIVE PLAN DESIGNATION - RURAL RESERVE & RURAL INTERMEDIATE
3. SEWAGE DISPOSAL - INDIVIDUAL ON-SITE SEWAGE SYSTEMS
4. WATER - INDIVIDUAL WELLS; WATER WILL BE SUPPLIED FROM INDIVIDUAL WATER SYSTEMS; CONTACT THE HEALTH DEPARTMENT TO DETERMINE IF ADDITIONAL WATER QUALITY OR QUANTITY TESTING WILL BE REQUIRED FOR BUILDING PERMIT APPROVALS; SKAGIT COUNTY REQUIRES A 100-FOOT RADIUS WELL PROTECTION ZONE FOR NEW INDIVIDUAL WATER SYSTEMS; THE ZONE MUST BE CONTAINED ENTIRELY ON THE LOT OWNED IN FEE SIMPLE AND/OR BE PROVIDED THROUGH APPROPRIATE COVENANTS OR EASEMENTS; PRESENT AND FUTURE OWNERS OF LOTS WITH AN EXISTING WELL SHALL PRESERVE A 100-FOOT RADIUS WELL PROTECTION ZONE FOR EXISTING WELL IMPROVEMENT OR REPLACEMENT; ACTIVITIES WITHIN THE WELL PROTECTION ZONE SHALL CONFORM TO SKAGIT COUNTY CODE CHAPTER 12.48.
5. NO BUILDING PERMIT SHALL BE ISSUED FOR ANY RESIDENTIAL AND/OR COMMERCIAL STRUCTURES WHICH ARE NOT, AT THE TIME OF APPLICATION, DETERMINED TO BE WITHIN AN OFFICIAL DESIGNATED BOUNDARY OF A SKAGIT COUNTY FIRE DISTRICT (SOC 14.04.1901(4)).
6. BASIS OF BEARING IS THE NORTH-SOUTH CENTER 1/4 OF SECTION 15, TOWNSHIP 35 NORTH, RANGE 7 EAST, W.M., BEING S 00° 22' 14" W AS SHOWN ON SHORT PLAT FOR JEMMA MATHEW, RECORDED IN VOLUME 11 OF SHORT PLATS, PAGE 135, RECORDS OF SKAGIT COUNTY.
7. THIS SURVEY WAS PERFORMED IN THE FIELD USING A LEICA TOTAL STATION ELECTRONIC TOTAL STATION.
8. DEVELOPER - JEMMA MATHEW  
1238 OKANAGAN PLACE, NANAIMO, B.C. CANADA V9R 5Z5
9. THIS SURVEY HAS DEPICTED EXISTING FENCE LINES IN ACCORDANCE WITH W.A.C. CH 3321.30. 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.
10. ALL MAINTENANCE AND CONSTRUCTION OF ROADS IS THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION WITH THE LOT OWNERS AS MEMBERS; SEE SHORELINE PERMIT #93-031 ISSUED 12-12-93, REVISED 9-18-95, AND VARIANCES #93-038 AND #93-020 APPROVED 12-10-93 AND 7-29-95. SEE A.F. NO. 2001010157 FOR CURRENT HOMEOWNERS ASSOCIATION ROAD MAINTENANCE AGREEMENT.
11. CHANGE IN LOCATION OF ACCESS MAY NECESSITATE A CHANGE OF ADDRESS; CONTACT COUNTY PLANNING AND PERMIT CENTER.
12. SECTION SUBDIVISION IS AS SHOWN ON SHORT PLAT FOR JEMMA MATHEW, RECORDED IN VOLUME 11 OF SHORT PLATS, PAGE 135, RECORDS OF SKAGIT COUNTY.
13. LOT 2 HAS TWO COMPREHENSIVE PLAN DESIGNATIONS; SEPARATE DEVELOPMENT RIGHTS ALLOWED UNDER TWO DESIGNATIONS SHALL BE EXTINGUISHED; FUTURE DEVELOPMENT RIGHTS WILL BE LIMITED TO THE TOTAL ACREAGE OF THE LOT.
14. THIS PROPERTY LIES WITHIN 300 FEET OF LAND DESIGNATED AS RESOURCE LANDS BY SKAGIT COUNTY. A VARIETY OF NATURAL RESOURCE LAND ACTIVITIES OCCUR IN THE AREA THAT MAY BE INCONVENIENT OR CAUSE DISCOMFORT TO NEARBY RESIDENTS. THIS MAY ARISE FROM THE USE OF CHEMICALS INCLUDING SPARKING AND PESTICIDES, WHICH OCCUR SOMETIMES GENERALLY DURING SPRING AND WINTER; SKAGIT COUNTY HAS ESTABLISHED RESERVE USES AS ADJACENT PROPERTY OWNERS DESIGNATED NATURAL RESOURCE LANDS; AND RESIDENTS OF ADJACENT PROPERTY SHOULD BE PREPARED TO ACCEPT SUCH RESERVE USES OR DISCOMFORT FROM NORMAL, NECESSARY AGRICULTURAL AND FORESTRY OPERATIONS WHEN PERFORMED IN COMPLIANCE WITH BEST MANAGEMENT PRACTICES AND LOCAL STATE AND FEDERAL LAW.
15. ANY DEVELOPMENT OF THE LOTS RESULTING IN THE CREATION OF IMPERVIOUS SURFACE SHALL REQUIRE RUNOFF TO BE COLLECTED, TREATED IF NECESSARY, AND DISCHARGED INTO AN ON SITE GROUNDWATER INFILTRATION SYSTEM. THE COMPLETION OF ANY SUCH SYSTEM SHALL BE REQUIRED PRIOR TO THE ISSUANCE OF A BUILDING PERMIT. REFER TO THE DRAINAGE REPORT SUBMITTED WITH THIS SHORT PLAT FOR TYPICAL ON SITE GROUNDWATER INFILTRATION SYSTEM DESIGN DETAILS.
16. NO LAWN WATERING SHALL BE PERMITTED BETWEEN JUNE 1 AND SEPTEMBER 30 UNLESS CONNECTION TO AN EXISTING APPROVED PUBLIC WATER SUPPLY SYSTEM HAS BEEN MADE.
17. FOR PCA EASEMENT AGREEMENT, SEE A.F. NO. 2001010157.
18. THE COUNTY SHALL NOT ACCEPT DEDICATION OF ANY SHORT SUBDIVISION RURAL PRIVATE ROAD UNTIL SAID ROADWAY AND RIGHT-OF-WAY HAS BEEN BROUGHT UP TO FULL CURRENT COUNTY ROAD STANDARDS AS PER SECTION 3.03



SHORT PLAT NUMBER: **P100-00157** JANUARY 2000  
SHEET 2 OF 2

**JEMMA MATHEW SHORT PLAT**  
THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 15, TWP. 35 N., RGE. 7 E., W.M., SKAGIT COUNTY, WASHINGTON

**LEONARD, BOUDINOI and SKODJE, INC.**

RED BOOK BK. 546 P. 13  
DATE 08-00  
SCALE: 1" = 100'  
JOB NO. 99157