

# NOTES

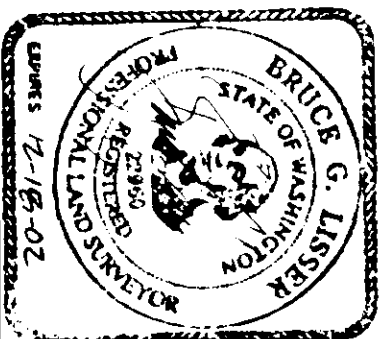
1. ALL MAINTENANCE AND CONSTRUCTION OF PRIVATE ROADS ARE THE RESPONSIBILITY OF THE LOT OWNERS AND THE RESPONSIBILITY OF MAINTENANCE SHALL BE IN DIRECT RELATIONSHIP TO USAGE OF ROAD.
2. CARD NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
3. COMPREHENSIVE PLAN DESIGNATION: AGRICULTURAL NRL
4. SEWAGE DISPOSAL: INDIVIDUAL SEPTIC SYSTEM, (LOTS 1 AND 2) CONVENTIONAL SYSTEMS
5. WATER: PLUD, NO. 1
6. INDICATES IRON REBAR SET WITH YELLOW CAP SURVEY NUMBER L155ER 22460.
7. INDICATES EXISTING REBAR OR IRON PIPE FOUND.
8. HERIDIAN: ASSURED
9. BASIS OF BEARING: MONUMENTED NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 33 NORTH, RANGE 4 EAST, 1/4.
10. BEARING = SOUTH 84°04'55" EAST
11. SURVEY DESCRIPTION IS FROM LAND TITLE COMPANY OF SKAGIT COUNTY ORDER NO. 5-44504 DATED SEPTEMBER 4, 2000.
12. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE SKAGIT COUNTY SHORT PLAT NO. 64-21 RECORDED IN VOLUME 5 OF SHORT PLATS, PAGE 174 AND SHORT PLAT NO. 28-03 RECORDED IN VOLUME 6 OF SHORT PLATS, PAGE 85, ALL IN RECORDS OF SKAGIT COUNTY, WASHINGTON.
13. THIS PROPERTY IS SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD INCLUDING BUT NOT LIMITED TO THOSE INSTRUMENTS DESCRIBED IN THE TITLE REPORT MENTIONED IN NOTE NUMBER 9 ABOVE. SAID REPORT LISTS DOCUMENTS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBERS 9104160062, 200002150018, 742421, 418141, 578614, 647345 AND 719427.
14. INSTRUMENTATION: LIETZ SET 4A THEODOLITE DISTANCE 1/4ETER.
15. SURVEY PROCEDURE: FIELD TRAVERSE.
16. 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 OFFICIALLY DESIGNATED BOUNDARY OF A SKAGIT COUNTY FIRE DISTRICT.
17. CHANGE IN LOCATION OF ACCESS, MAY NECESSITATE A CHANGE OF ADDRESS, CONTACT SKAGIT COUNTY PLANNING AND PERMIT CENTER.
18. OPEN SPACE DESIGNATED (NRL) LOT 3 PER SKAGIT COUNTY CODE 4.18.300.5.(D)(1) PROPERTY IS RESTRICTED TO NATURAL RESOURCE PRODUCTION AS DEFINED IN THE NMLE PROVIDED, THAT IT MAY BE USED FOR THOSE USES OUTLINED IN THE UNDERLYING ZONE (EXCEPT FOR A DWELLING UNIT). IN THE CASE OF AGRICULTURE AND INDUSTRIAL FOREST LANDS, RESTRICTIONS DEFINED IN THE NMLE MAY ONLY BE EXTINGUISHED FROM A DECLARATION IN A COURT OF COMPETENT JURISDICTION FINDING THAT IT IS NO LONGER POSSIBLE TO COMMERCIALLY USE THE PROPERTY FOR THE PRODUCTION OF FOOD, AGRICULTURE PRODUCTS, TIMBER, OR EXTRACTION OF MINERALS."
19. PROPERTY IS LOCATED IN FLOOD ZONE AO DEPTH 3 AS IDENTIFIED ON FEMA FLOODPLAIN MAP NO. 530151-C-0425-C DATED JANUARY 3, 1985. SEE SKAGIT COUNTY PLANNING DEPARTMENT FOR MINIMUM BUILDING REQUIREMENTS. NO BENCH MARK REQUIRED.
20. THIS SUBDIVISION IS LOCATED WITHIN AN AREA IDENTIFIED BY COUNTY STAFF AS A LOW FLOW AREA OF HILL DITCH AND IS SUBJECT TO THE FOLLOWING CODE REQUIREMENT (SCC 14.24.350-5(1)) "IMPERVIOUS SURFACES. THE TOTAL IMPERVIOUS SURFACE OF THE PROPOSAL SHALL BE LIMITED TO 5% OF THE TOTAL LOT AREA, UNLESS THE PROPOSED DEVELOPMENT PROVIDES MITIGATION THAT WILL COLLECT RUNOFF FROM THE PROPOSED DEVELOPMENT, WILL TREAT THAT RUNOFF, IF NECESSARY TO PROTECT GROUNDWATER QUALITY AND DISCHARGE THAT COLLECTED RUNOFF INTO A GROUNDWATER INFILTRATION SYSTEM ON SITE. IF A PROJECT IS CONNECTED TO A PUBLIC WATER SYSTEM WHOSE SOURCE OF WATER IS OUTSIDE OF THE WATERSHED AND IF THE PROJECT USES AN APPROVED SEPTIC SYSTEM FOR SEWAGE DISPOSAL, THE COUNTY MAY APPROVE AN INCREASE IN THE IMPERVIOUS SURFACE LIMITS OF THIS SUBSECTION IF IT IS DETERMINED THAT THE SEPTIC SYSTEM IS PROVIDING ACCEPTABLE COMPENSATING RECHARGE TO THE AQUIFER."

## SURVEYOR'S CERTIFICATE

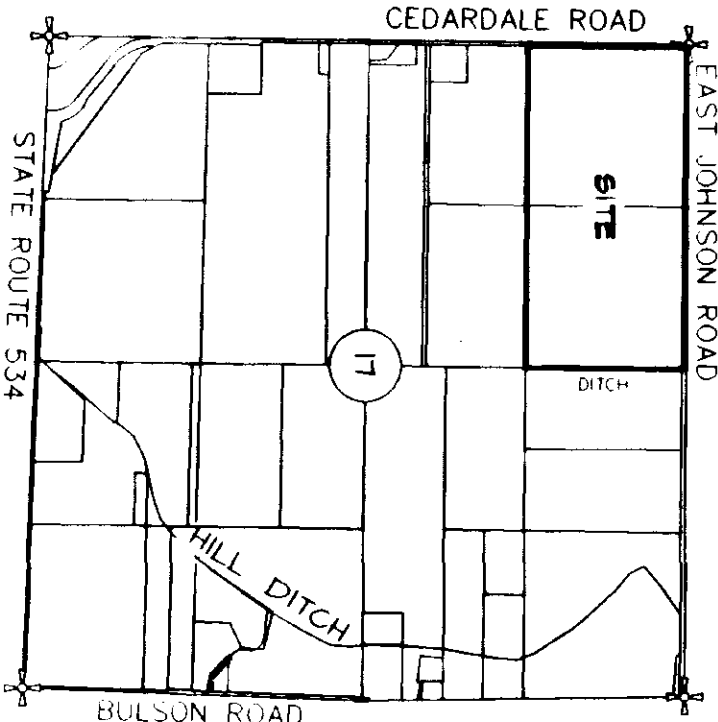
HEREBY CERTIFY THAT THIS CARD SUBDIVISION IS BASED ON AN ACTUAL SURVEY, WHICH IS RETRACEABLE AND BASED ON A TRUE SUBDIVISION OF THE SECTION, THAT THE DISTANCES, COURSES, AND ANGLES ARE SHOWN HEREON CORRECTLY, AND THAT LOT CORNERS HAVE BEEN SET ON THE GROUND AS SHOWN ON THE CARD SUBDIVISION IN ACCORDANCE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

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22460  
5555 4 ASSOCIATES, PLLC  
20 MILLMAKREE PO BOX 1104  
MOUNT VERNON, WA 98273  
PHONE (360) 419-7442  
FAX (360) 419-0581  
E-mail: bruce@lissier.com

DATE March 16, 2001



VICINITY MAP  
N.T.S.



19. BUYER SHOULD BE AWARE THAT THIS SUBDIVISION IS LOCATED IN THE FLOODPLAIN OF THE SKAGIT RIVER AND SIGNIFICANT ELEVATION MAY BE REQUIRED FOR THE FIRST FLOOR CONSTRUCTION.
20. LOT 3 IS NOT FOR RESIDENTIAL BUILDING PURPOSES. THE RESIDENTIAL DEVELOPMENT RIGHTS ON THIS PARCEL HAVE BEEN EXHAUSTED THROUGH GRANTING OF A NATURAL RESOURCES LANDS EASEMENT. THE SUBDIVIDER HAS ENTERED INTO A NATURAL RESOURCE LANDS EASEMENT (NRL) AGREEMENT WITH SKAGIT COUNTY INVOLVING LOT 3 SHOWN HEREON. THE (NRL) EASEMENT IS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200105300155
21. THIS PROPERTY LIES WITHIN AN AREA DESIGNATED AS AGRICULTURE BY SKAGIT COUNTY. A VARIETY OF COMMERCIAL AGRICULTURAL ACTIVITIES OCCUR IN THE AREA THAT MAY BE INCONVENIENT OR CAUSE DISCOMFORT TO AREA RESIDENTS. THIS MAY ARISE FROM THE USE OF AGRICULTURAL CHEMICALS, INCLUDING HERBICIDES, PESTICIDES AND FERTILIZERS, OR FROM SPRAYING, PRUNING, AND HARVESTING WHICH OCCASIONALLY GENERATES DUST, SMOKE, NOISE AND ODOR. SKAGIT COUNTY HAS ESTABLISHED AGRICULTURE AS A PRIORITY USE ON DESIGNATED AGRICULTURAL LANDS, AND RESIDENTS OF ADJACENT PROPERTY SHOULD BE PREPARED TO ACCEPT SUCH INCONVENIENCES OR DISCOMFORT FROM NORMAL, NECESSARY FARM OPERATIONS WHEN PERFORMED IN COMPLIANCE WITH BEST MANAGEMENT PRACTICES AND LOCAL, STATE AND FEDERAL LAW.

## SURVEY DESCRIPTION

PARCEL "A"  
THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 33 NORTH, RANGE 4 EAST, 1/4,  
EXCEPT STATE HIGHWAY, COUNTY ROAD AND DITCH RIGHTS-OF-WAY.  
PARCEL "B"  
THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 33 NORTH, RANGE 4 EAST, 1/4,  
EXCEPT COUNTY ROAD AND DITCH RIGHTS-OF-WAY.

ALL OF THE ABOVE BEING SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

ALL BEING SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

## OWNER'S CONSENT

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED SUBDIVIDERS CERTIFIES THAT THIS SHORT CARD IS MADE AS A FREE AND VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF WE HAVE HEREUNTO SET OUR HAND AND SEALS THIS 4th DAY OF April, 2001.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS AND SEALS THIS 4th DAY OF April, 2001.

MORRISON LAND COMPANY,  
A WASHINGTON LIMITED PARTNERSHIP

Donald K. Morrison  
DONALD K. MORRISON, PARTNER

Keith E. Morrison  
KEITH E. MORRISON, PARTNER

Darin L. Morrison  
DARIN L. MORRISON, PARTNER

NORTHWEST FARM CREDIT SERVICES, FLCA, AS HOLDER OF A MORTGAGE UNDER LOAN NO. 28842-311 UPON THE DESCRIBED PROPERTY THEREIN CONSENTS TO THE SHORT PLAT DATED \_\_\_\_\_

DATED THIS 3rd DAY OF April, 2001.

NORTHWEST FARM CREDIT SERVICES, FLCA

BY: Keith E. Morrison  
AUTHORIZED AGENT

## AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LISSER & ASSOCIATES, PLLC.

Nana Brunnett  
SKAGIT COUNTY AUDITOR

Deputy Auditor

## TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE DUE 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 2001

Paul J. Brunnett  
SKAGIT COUNTY TREASURER

## APPROVALS

THE WITHIN AND FOREGOING CARD SUBDIVISION IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SUBDIVISION ORDINANCE ON THIS 16th DAY OF November, 2001.

Paul J. Brunnett  
CARD ADMINISTRATOR

Charles Brunnett  
SKAGIT COUNTY ENGINEER

THE WITHIN AND FOREGOING SHORT CARD IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY TITLE CODE TITLE 12.05 (ON-SITE SEWAGE) & 12.48 (WATER) THIS 16th DAY OF November, 2001.

Richard Brunnett  
SKAGIT COUNTY HEALTH OFFICER

## ACKNOWLEDGEMENT

STATE OF WASHINGTON  
COUNTY OF SKAGIT

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT DONALD K. MORRISON, KEITH E. MORRISON, AND DARIN L. MORRISON ARE THE PERSONS WHO APPEARED BEFORE ME, AND SAID PERSONS ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT, ON OATH STATED THAT THEY ARE AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE GENERAL PARTNERS OF MORRISON LAND COMPANY, A WASHINGTON LIMITED PARTNERSHIP, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED April 4, 2001

SIGNATURE Donald K. Morrison

TITLE Partner

MY APPOINTMENT EXPIRES 2-14-01

RESIDING AT: Mount Vernon

STATE OF WASHINGTON  
COUNTY OF Skagit

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT DONALD K. MORRISON IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE/SHE/IT SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE IS/ARE AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE General Manager OF NORTHWEST FARM CREDIT SERVICES, FLCA, A WASHINGTON CORPORATION, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED April 3, 2001

SIGNATURE Bruce G. Lissier

TITLE Surveyor

MY APPOINTMENT EXPIRES 2-14-01

RESIDING AT: Mount Vernon

SHEET 1 OF 2

DATE: 3/16/01

SHORT CARD NO. PL-00-0786

SURVEY IN A PORTION OF THE  
NORTH 1/2 OF THE NORTHWEST 1/4 OF  
SECTION 17, TOWNSHIP 33 NORTH RANGE 4 EAST, N.W.  
SKAGIT COUNTY, WASHINGTON  
FOR MORRISON LAND COMPANY

BRUCE G. LISSER & ASSOCIATES, PLLC  
SURVEYING & LAND USE CONSULTANTS  
MOUNT VERNON, WA 98273 (360) 419-7442  
SCALE: 1" = 200'  
DRAWING: 00-085BDY

