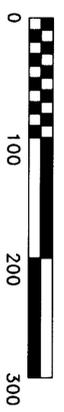


- NOTES:
- DENOTES REBAR AND CAP IMPRINTED "AZIMUTH N.W. 21591" SET THIS SURVEY
  - DENOTES 2" ALUMINUM MONUMENT WITH CAP MARKED 18920.
  - ▲ DENOTES 2"x 2" WOODEN HUB.
  - DENOTES 2"x 2" WHITE STAKE.
  - x— DENOTES EXISTING FENCE LINE.
  - THIS SURVEY PERFORMED BY FIELD TRAVERSE USING A 3 SECOND ELECTRONIC DISTANCE MEASURING THEODOLITE.
  - BASIS OF BEARING: WEST LINE OF SHORT PLAT 90-34, RECORDED UNDER AUDITOR'S FILE NO. 9009200014 MARKED BY 2" ALUMINUM MONUMENTS.
  - LEGAL DESCRIPTION OF PROPERTY FROM FIRST AMERICAN TITLE COMPANY OF SKAGIT COUNTY NO. 65570.
  - THIS SURVEY DEPICTS EXISTING FENCE AND OTHER OCCUPATIONAL INDICATORS IN ACCORDANCE WITH WAC 332.130. THESE OCCUPATIONAL INDICATORS MAY INDICATE A POTENTIAL FOR CLAIMS OF UNWRITTEN TITLE. LEGAL OWNERSHIP BASED UPON UNWRITTEN TITLE CLAIMS HAVE NOT BEEN RESOLVED BY THIS SURVEY.
- SURVEYOR'S NOTE:  
 THIS SURVEY DEPICTS A BOUNDARY LINE ADJUSTMENT AND PORTIONS OF THE WESTERLY BOUNDARY OF SHORT PLAT NO. 90-34 AND EASTERLY BOUNDARY OF SHORT PLAT NO. 94-044, ALL OF WHICH ARE CONSISTENT WITH EACH OTHER. THIS SURVEY RELIES ON EXISTING MONUMENTATION FOUND IN GOOD CONDITION WHICH ACCURATELY DEPICTS THE TWO SHORT PLATS. THE POSITION OF THESE SHORT PLATS IN SECTION 19 WAS NOT VERIFIED BY THIS SURVEY.



SHORT PLAT 94-044

AUDITOR'S CERTIFICATE  
 Filed for record this 10th day of May, 2002  
 at the request of AZIMUTH NORTHWEST, INC.  
 A.F. NO. 200206100139

Norma Brunhoff  
 SKAGIT COUNTY AUDITOR

Michelle Codda  
 DEPUTY

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 of the request of Michelle Codda  
 IN Jan 2002

Stuart B. VanBuren, Jr., P.L.S.  
 Certificate No. 21591



**AZIMUTH NORTHWEST, INC.**  
 17963 WOOD ROAD  
 BOW, WA, 98232  
 [360] 724-7326

SURVEY IN THE N.W. QUARTER  
 SECTION 19, T.35N., R.9E., W.M.  
 SKAGIT COUNTY, WASHINGTON  
 FOR  
 Michelle Codda

DRWG: 0613ROS.DWG	DATE: JAN., 2002	SHEET 1 OF 2
CHECKED: SVB	SCALE: 1" = 100'	JOB NO. 01,0613

LEGAL DESCRIPTIONS

PARCEL "A":  
THAT PORTION OF GOVERNMENT LOTS 3, 4, 5 AND 6, SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 EAST, W.M., LYING WITHIN THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT A POINT WHICH IS THE INTERSECTION OF THE SOUTH LINE OF THE GREAT NORTHERN RAILROAD RIGHT-OF-WAY WITH THE WEST LINE OF THAT CERTAIN TRACT SOLD TO JOHN W. MAXWELL BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 720179, SAID POINT BEING THE NORTHEAST CORNER OF A TRACT CONVEYED TO ROGER WECHSLER AND LINDA A. BALLANTINE BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 8410110039; THENCE SOUTH 0°32'15" WEST ALONG THE EASTERLY LINE OF SAID WECHSLER/BALLANTINE TRACT A DISTANCE OF 511.22 FEET TO THE SOUTHWEST CORNER OF LOT 1 OF SHORT PLAT NO. 90-34, WEST ALONG AUDITOR'S FILE NO. 9009200014; THENCE NORTH 90°00'00" WEST ALONG THE WESTERLY PROJECTION OF THE SOUTH LINE OF SAID LOT 1 OF SHORT PLAT NO. 90-34, A DISTANCE OF 43.23 FEET; THENCE NORTH 2°05'28" EAST A DISTANCE OF 509.88 FEET TO THE SOUTHERLY LINE OF SAID GREAT NORTHERN RAILWAY RIGHT-OF-WAY; THENCE NORTH 86°47'15" EAST ALONG THE SAID GREAT NORTHERN RAILWAY RIGHT-OF-WAY LINE A DISTANCE OF 29.46 FEET TO THE POINT OF BEGINNING; EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHICH IS THE INTERSECTION OF THE SOUTH LINE OF THE GREAT NORTHERN RAILROAD RIGHT-OF-WAY WITH THE WEST LINE OF THAT TRACT CONVEYED TO JOHN W. MAXWELL BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 720179, SAID POINT BEING THE NORTHEAST CORNER OF A TRACT CONVEYED TO ROGER WECHSLER AND LINDA A. BALLANTINE BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 8410110039; THENCE SOUTH 0°32'15" WEST ALONG THE EASTERLY LINE OF SAID WECHSLER/BALLANTINE TRACT A DISTANCE OF 511.22 FEET TO THE SOUTHWEST CORNER OF LOT 1 OF SHORT PLAT NO. 90-34, WEST ALONG AUDITOR'S FILE NO. 9009200014; THENCE NORTH 90°00'00" WEST ALONG THE WESTERLY PROJECTION OF THE SOUTH LINE OF SAID LOT 1 OF SHORT PLAT NO. 90-34, A DISTANCE OF 43.23 FEET; THENCE NORTH 2°05'28" EAST A DISTANCE OF 509.88 FEET TO THE SOUTHERLY LINE OF SAID GREAT NORTHERN RAILWAY RIGHT-OF-WAY; THENCE NORTH 86°47'15" EAST ALONG THE SAID GREAT NORTHERN RAILWAY RIGHT-OF-WAY LINE A DISTANCE OF 29.46 FEET TO THE POINT OF BEGINNING.

PARCEL "B":  
TOGETHER WITH THAT PORTION OF GOVERNMENT LOTS 4 AND 5, SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 EAST, W.M., LYING WITHIN THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT A POINT 560 FEET WEST OF A POINT WHICH IS THE INTERSECTION OF THE SOUTH LINE OF THE GREAT NORTHERN RAILWAY RIGHT-OF-WAY WITH THE WEST LINE OF THAT CERTAIN TRACT SOLD TO JOHN W. MAXWELL BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 720179; THENCE WEST ALONG THE SOUTH LINE OF SAID RIGHT-OF-WAY 25 FEET; THENCE SOUTH PARALLEL TO THE WEST LINE OF SAID MAXWELL TRACT 1,845 FEET, MORE OR LESS, TO THE NORMAL HIGH WATER MARK OF THE SKAGIT RIVER; THENCE EASTERLY ALONG THE SKAGIT RIVER TO A POINT DUE SOUTH OF THE POINT OF BEGINNING; THENCE NORTH TO THE POINT OF BEGINNING.

PARCEL "C":  
A NON EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER, ACROSS AND UNDER THOSE PORTIONS OF THE FOLLOWING DESCRIBED TRACTS "X" AND "Y" LYING WITHIN 30 FEET OF THE NORTHWEST CORNER OF TRACT "X":

TRACT "X":  
THAT PORTION OF GOVERNMENT LOT 3, SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 EAST, W.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT WHICH IS THE INTERSECTION OF THE SOUTH LINE OF THE GREAT NORTHERN RAILROAD RIGHT-OF-WAY WITH THE WEST LINE OF THAT TRACT CONVEYED TO JOHN W. MAXWELL BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 720179, SAID POINT BEING THE NORTHEAST CORNER OF A TRACT CONVEYED TO ROGER WECHSLER AND LINDA A. BALLANTINE BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 8410110039; THENCE SOUTH 0°32'15" WEST ALONG THE EASTERLY LINE OF SAID WECHSLER/BALLANTINE TRACT A DISTANCE OF 511.22 FEET TO THE SOUTHWEST CORNER OF LOT 1 OF SHORT PLAT NO. 90-34, WEST ALONG AUDITOR'S FILE NO. 9009200014; THENCE NORTH 90°00'00" WEST ALONG THE WESTERLY PROJECTION OF THE SOUTH LINE OF SAID LOT 1 OF SHORT PLAT NO. 90-34, A DISTANCE OF 43.23 FEET; THENCE NORTH 2°05'28" EAST A DISTANCE OF 509.88 FEET TO THE SOUTHERLY LINE OF SAID GREAT NORTHERN RAILWAY RIGHT-OF-WAY; THENCE NORTH 86°47'15" EAST ALONG THE SAID GREAT NORTHERN RAILWAY RIGHT-OF-WAY LINE A DISTANCE OF 29.46 FEET TO THE POINT OF BEGINNING.  
EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE COUNTY ROAD RIGHT-OF-WAY KNOWN AS THE YEAGER ROAD.

TRACT "Y":  
TRACT 1 OF SKAGIT COUNTY SHORT PLAT NO. 90-34, APPROVED AUGUST 18, 1990 AND RECORDED SEPTEMBER 20, 1990 AS AUDITOR'S FILE NO. 9009200014 IN BOOK 9 OF SHORT PLATS, PAGE 260, RECORDS OF SKAGIT COUNTY, WASHINGTON, EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE COUNTY ROAD RIGHT-OF-WAY KNOWN AS THE YEAGER ROAD.

TRACT "D":  
A NON-EXCLUSIVE DRIVEWAY AND UTILITY EASEMENT OVER THE EAST 30 FEET OF THAT PORTION OF THE FOLLOWING DESCRIBED TRACT "T" LYING SOUTH OF THE COUNTY ROAD CALLED YEAGER ROAD, AS RESERVED IN THAT CERTAIN DEED DATED FEBRUARY 8, 1988 AND RECORDED MARCH 3, 1988 AS AUDITOR'S FILE NO. 8803030029 BETWEEN LLOYD G. HANSON, ET UX, AND STEVEN L. OSBORNE, ET UX.

TRACT "T":  
ALL THAT PORTION OF WHAT WAS FORMERLY GREAT NORTHERN RAILWAY COMPANY'S RAILROAD RIGHT-OF-WAY, BEING 300 FEET IN WIDTH, LOCATED IN GOVERNMENT LOTS 3 AND 4, SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 EAST, W.M., LYING WESTERLY OF THE WEST LINE OF THAT CERTAIN CONVEYANCE MADE TO RICHARD N. AND BONNIE S. MERRILL BY DEED GRANTED FROM THE BURLINGTON NORTHERN, INC., DATED OCTOBER 31, 1975, VOLUME 204, PAGE 43, AND EASTERLY OF THE EAST LINE OF THAT CERTAIN CONVEYANCE MADE TO ROBERT V. SJOBOEN BY DEED GRANTED FROM THE BURLINGTON NORTHERN, INC. DATED MARCH 9, 1977 AND BEING DESCRIBED AS FOLLOWS:

Parcel #1:  
ALL THAT PORTION OF WHAT WAS FORMERLY RAILROAD RIGHT-OF-WAY, BEING 100 FEET IN WIDTH, LOCATED IN THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 8 EAST, W.M., AND WHICH WAS ACQUIRED BY THE SEATTLE AND NORTHERN RAILWAY COMPANY, PREDECESSOR IN INTEREST OF THE GRANITOR HEREIN, BY DEED FROM CLARENCE A. ROWLEY DATED JANUARY 10, 1900, RECORDED IN BOOK 40, PAGE 263, JANUARY 15, 1900.

Parcel #2:  
BEING THE WESTERLY 415 FEET, MORE OR LESS, OF GOVERNMENT LOT 4 OF WHAT WAS FORMERLY RAILROAD RIGHT-OF-WAY, BEING 100 FEET IN WIDTH, LOCATED IN THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 9 EAST, W.M., AND WHICH WAS ACQUIRED BY THE SEATTLE AND NORTHERN RAILWAY COMPANY, PREDECESSOR IN INTEREST OF THE GRANITOR HEREIN BY DEED FROM FRED E. PAPE AND ANNA B. PAPE AND THE MILLION INVESTMENT AND TRUST COMPANY, A CORPORATION, DATED FEBRUARY 1, 1900, RECORDED IN VOLUME 41, PAGE 44 ON JUNE 1, 1900.

AUDITOR'S CERTIFICATE

Filed for record this 10<sup>th</sup> day of May, 2002 at M. of the request of AZIMUTH NORTHWEST, INC.

A.F. NO. 200206100139  
Norma Brummett  
SKAGIT COUNTY AUDITOR

Wendy Davosett  
DEPUTY

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 of the request of Michelle Coda in Jan 2002

Stuart B. VanBuren, Jr., P.L.S.  
Certificate No. 21591



**AZIMUTH NORTHWEST, INC.**  
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SURVEY IN THE N.W. QUARTER  
SECTION 19, T.35N., R.9E., W.M.  
SKAGIT COUNTY, WASHINGTON  
FOR  
Michelle Coda  
DRWG: 0613ROS.DWG DATE: JAN., 2002 SHEET 2 OF 2  
CHECKED: SVB SCALE: 1" = 100' JOB NO. 01.0613