

E 1/4 CORNER FROM SP 98-0007

S 00'52'30" W 2654.31

1327.16

S 00'29'55" W 2659.13

1329.57

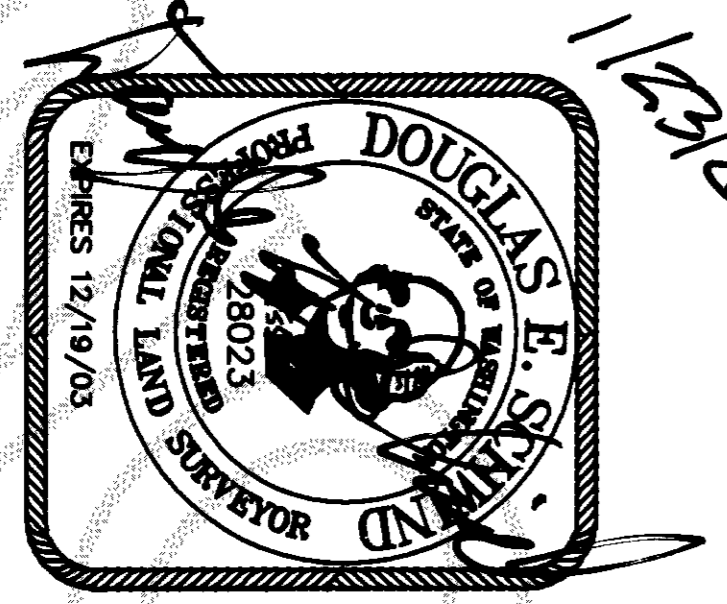
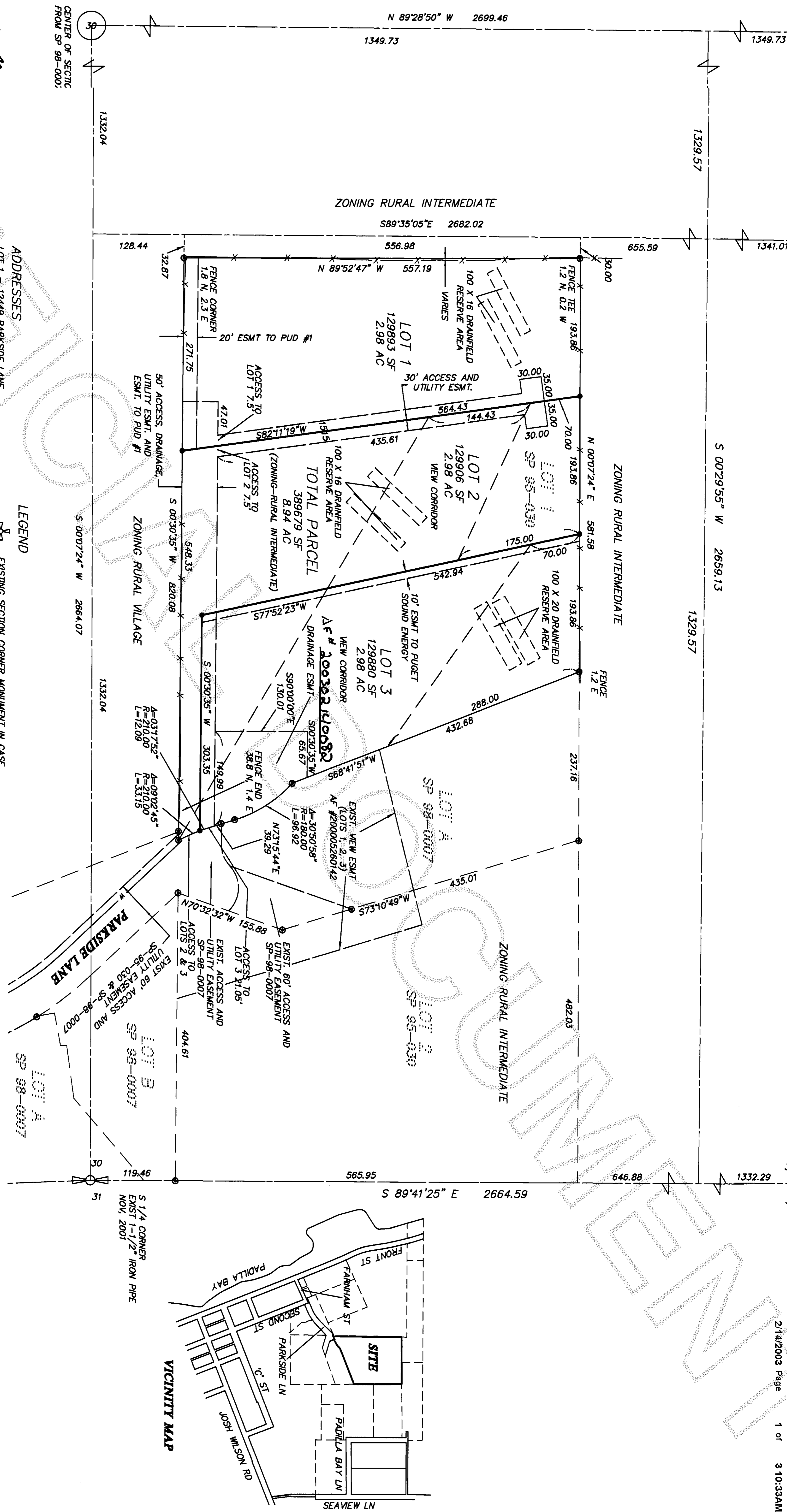
SE SEC. CORNER FROM SP 98-0007

S 89°41'25" E 2664.59

1332.29

200302140081 Skagit County Auditor

2/14/2003 Page 1 of 3 3:10:33AM



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:

Kirk Bryannell IN *Feb 2003*

Douglas E. Skaght CERTIFICATE NO. 28023

LEGEND

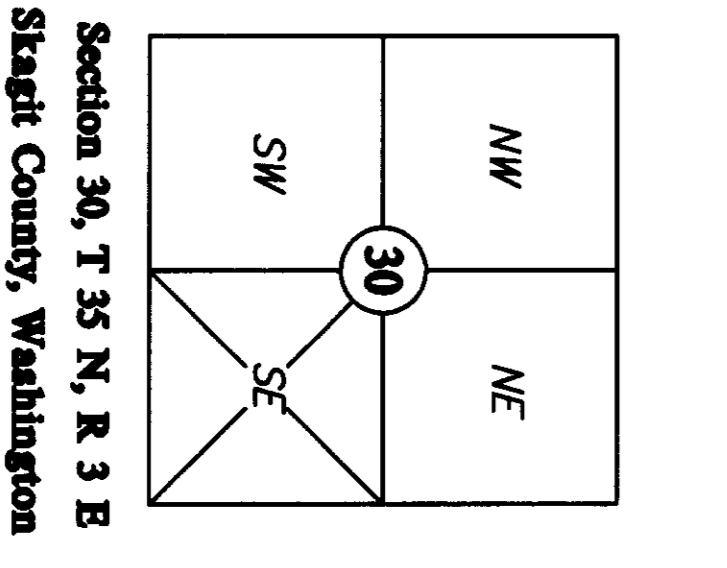
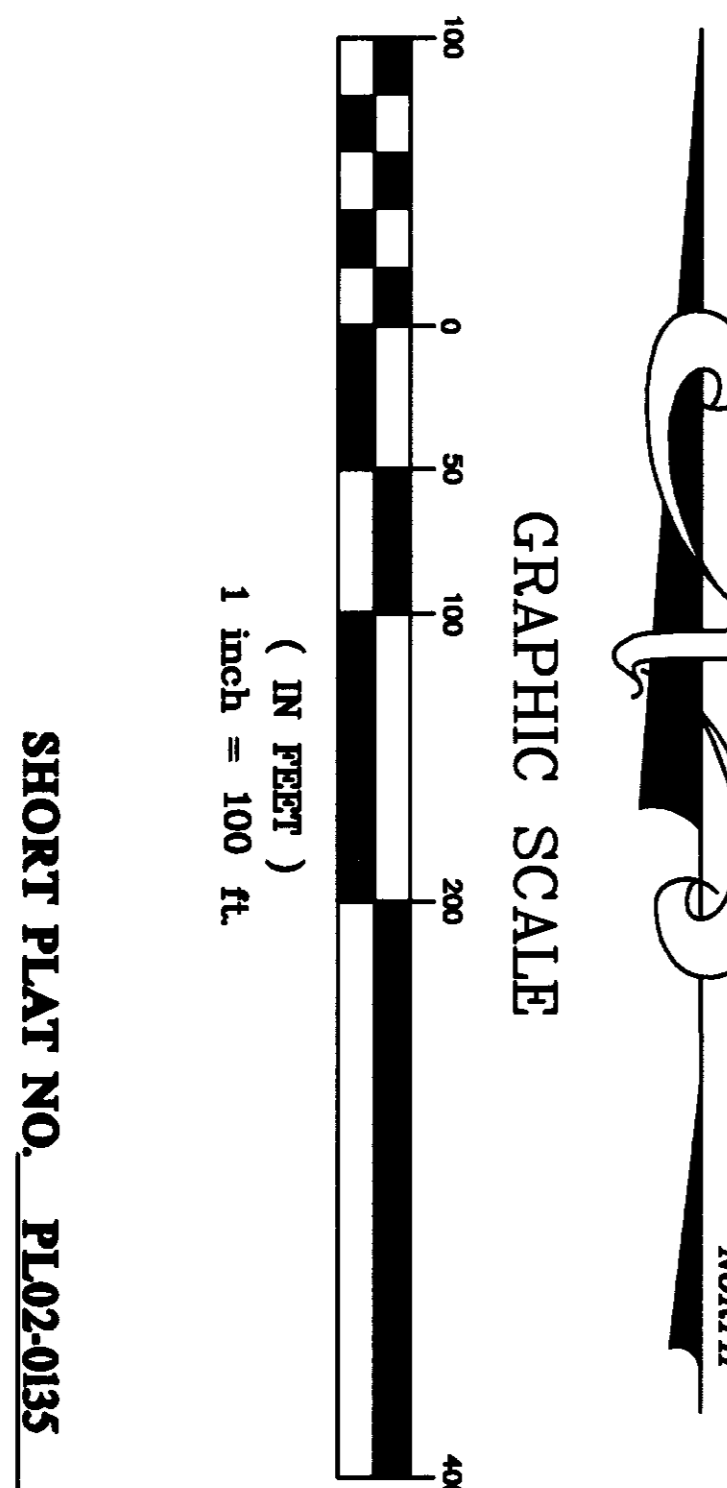
- EXISTING SECTION CORNER MONUMENT IN CASE
- EXISTING 1/4 CORNER MONUMENT IN CASE
- EXISTING REBAR AND CAP LS NO 17651
- 5/8" REBAR SET WITH YELLOW CAP MARKED DES LS 28023
- PROPOSED PROPERTY LINE
- EXISTING PROPERTY LINE
- SUBDIVISIONAL LINE
- VIEW CORRIDOR

BASIS OF BEARING

SHORT PLAT NO 98-0007 FILED UNDER AUDITOR'S FILE NO 9908240104 RECORDS OF SKAGIT COUNTY, WASHINGTON

SURVEYING PROCEDURE

LINEAR AND ANGULAR MEASUREMENTS MEET OR EXCEED STANDARDS SET IN WAC 332-150-090



RECORDING CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF *Kirk Bryannell*

THIS *14th* DAY OF *February* 2003 AT 10:33 AM/PW AND RECORDED UNDER AUDITOR'S FILE NO. *200302140081* RECORDS OF SKAGIT COUNTY, WASHINGTON.

Neelma Primmoff COUNTY AUDITOR

Wanda Neurosett DEPUTY

NORTHWEST DATUM & DESIGN

CIVIL ENGINEERING AND SURVEYING SOLUTIONS

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

BAYVIEW SHORT PLAT

Lot 1 SP No. 95-030

SURVEY in a portion of the SE 1/4 of Section 30, T. 35 N., R. 3 E. WM

for:

Pat Miller

17141 BRITT RD, MT VERNON, WA 98273

PROJECT 01069
DRAWING 01069.dwg
DRAWN BY pm
CHECKED BY des
DATE: Dec, 2002

SHEET 1 OF 3

OWNER'S CERTIFICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED OWNERS OF THE LAND HEREBY PLATTED, DECLARE THIS SHORT PLAT AS THEIR FREE AND VOLUNTARY ACT FOR THE USES SHOWN HEREIN.

Patrick D Miller
PATRICK D MILLER
Cherie Miller
CHERIE MILLER
Kirk H. Brownell
KIRK H. BROWNELL
Sandra L. Brownell
SANDRA L. BROWNELL
Mark A. Brownell
MARK A. BROWNELL
Rebecca M. Brownell
REBECCA M. BROWNELL
WASHINGTON FEDERAL SAVINGS

ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT
THIS IS TO CERTIFY THAT ON THIS 25th DAY OF Sept 2002, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC, PERSONALLY APPEARED Gregory A. Beck, Vice-President of WASHINGTON FEDERAL SAVINGS, 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.
Doreen K. Nystrom
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT
Mount Vernon
MY COMMISSION EXPIRES 3-10-06

ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT

THIS IS TO CERTIFY THAT ON THIS 20th DAY OF Sept 2002, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC PERSONALLY APPEARED Patrick D Miller TO ME KNOWN TO BE THE INDIVIDUAL WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENTS, AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.
Cathy J. Stewart
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT
Stauwood
MY COMMISSION EXPIRES 11-19-03

ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT

THIS IS TO CERTIFY THAT ON THIS 20th DAY OF Sept 2002, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC PERSONALLY APPEARED Patrick D Miller TO ME KNOWN TO BE THE INDIVIDUAL WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENTS, AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.
Cathy J. Stewart
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT
Stauwood
MY COMMISSION EXPIRES 11-19-03

ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT

THIS IS TO CERTIFY THAT ON THIS 23 DAY OF Sept 2002, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC PERSONALLY APPEARED Rebecca Brownell TO ME KNOWN TO BE THE INDIVIDUAL WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENTS, AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.
Rebecca Brownell
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT
Bachel
MY COMMISSION EXPIRES May 24, 2006

ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT

THIS IS TO CERTIFY THAT ON THIS 23 DAY OF Sept 2002, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC PERSONALLY APPEARED Kirk H. Brownell TO ME KNOWN TO BE THE INDIVIDUAL WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENTS, AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.
Kirk H. Brownell
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT
Bachel
MY COMMISSION EXPIRES May 24, 2006

ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT

THIS IS TO CERTIFY THAT ON THIS 25th DAY OF September, 2002, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC PERSONALLY APPEARED Kirk H. Brownell TO ME KNOWN TO BE THE INDIVIDUAL WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENTS, AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.
Doreen K. Nystrom
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT
Mount Vernon
MY COMMISSION EXPIRES 3-10-06

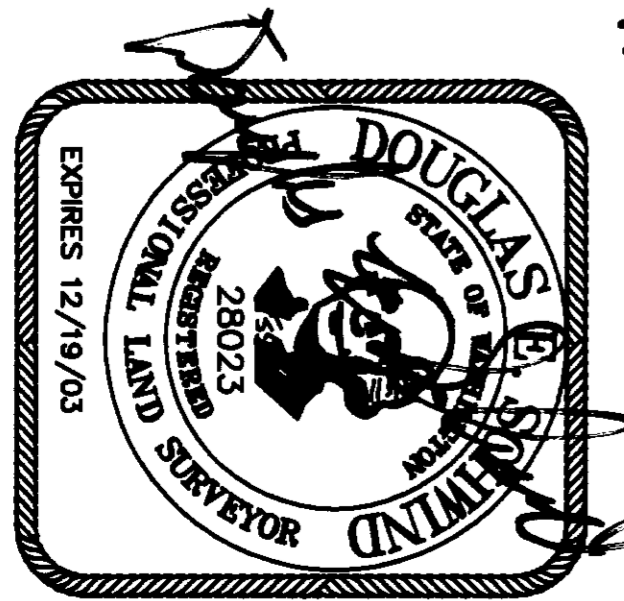
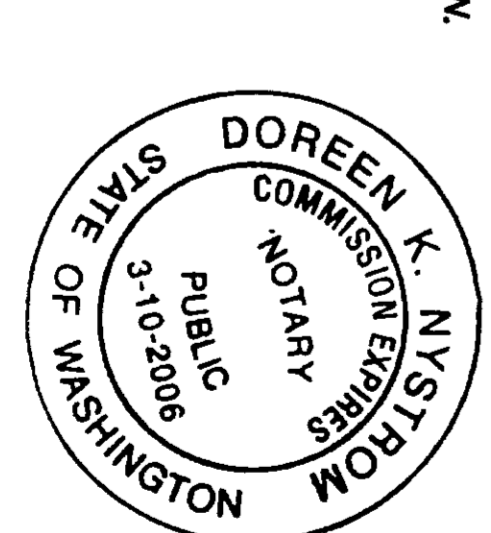
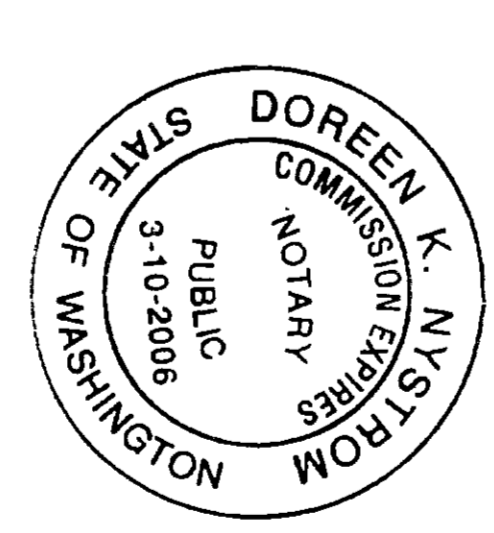
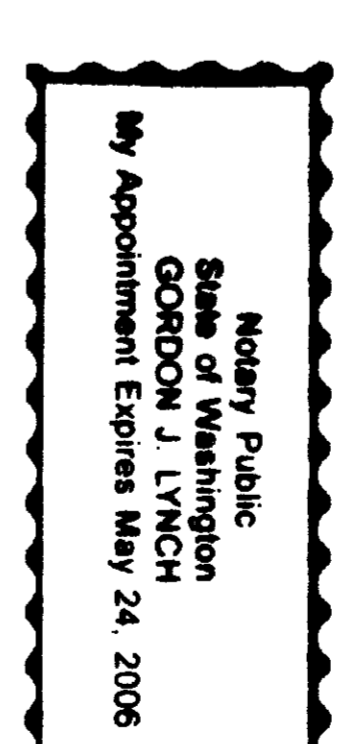
ACKNOWLEDGMENT

STATE OF WASHINGTON
COUNTY OF SKAGIT

THIS IS TO CERTIFY THAT ON THIS 25th DAY OF September, 2002, BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC PERSONALLY APPEARED Sandra L. Brownell TO ME KNOWN TO BE THE INDIVIDUAL WHO EXECUTED THE WITHIN AND FOREGOING INSTRUMENTS, AND ACKNOWLEDGED TO ME THAT HE SIGNED AND SEALED THE SAME AS HIS FREE AND VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.
Doreen K. Nystrom
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON, RESIDING AT
Mount Vernon
MY COMMISSION EXPIRES 3-10-06

200302140081
Skagit County Auditor
2/14/2003 Page 2 of 3 3:10:33AM



SHORT PLAT NO. PL02-0135

BAYVIEW SHORT PLAT

Lot 1 SP No. 95-030
SURVEY in a portion of the SE 1/4 of
Section 30, T. 35 N., R. 3 E. WM
for:
Pat Miller

PROJECT 01069
DRAWING 01069.dwg
DRAWN BY pm
CHECKED BY des
DATE: Sep, 2002
SHEET 2 OF 3

NORTHWEST DATUM & DESIGN
CIVIL ENGINEERING AND SURVEYING SOLUTIONS
160 CASCADE PLACE, SUITE 102
BURLINGTON, WASHINGTON 98233
PH: (360) 404-2020 FAX: (360) 404-2021
DOUGLAS E. SCHMIDT P.E., P.L.S.

LEGAL DESCRIPTION

LOT 1 OF SHORT PLAT NO 95-030, APPROVED AUGUST 2, 1996, RECORDED AUGUST 12, 1996, IN VOLUME 12 OF SHORT PLATS, PAGES 124 AND 125, UNDER AUDITOR'S FILE NO 9608120136, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND BEING A PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER AND OF GOVERNMENT LOT 4, SECTION 30, TOWNSHIP 35 NORTH, RANGE 3 EAST, WM.

EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:
 BEGINNING AT THE SOUTHWEST CORNER OF LOT 1 OF SAID SHORT PLAT; THENCE N00°30'35"E ALONG THE WEST LINE OF SAID LOT 1, A DISTANCE OF 74.23 FEET TO A POINT ON A NON TANGENT CURVE CONCAVE TO THE SOUTH THE RADIUS POINT OF WHICH BEARS S29°04'54"E A DISTANCE OF 210.00 FEET; THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 12°20'37" AND AN ARC DISTANCE OF 45.24 FEET; THENCE N27°5'43"E A DISTANCE OF 39.29 FEET TO THE POINT OF CURVATURE OF A CURVE CONCAVE TO THE NORTH HAVING A RADIUS OF 180.00 FEET; THENCE EASTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 30°46'25" AND AN ARC DISTANCE OF 96.88 FEET; THENCE N68°41'51"E A DISTANCE OF 432.88 FEET TO THE EAST LINE OF SAID LOT 1; THENCE S00°07'24"W ALONG SAID EAST LINE A DISTANCE OF 83.15 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1; THENCE S00°34'W A DISTANCE OF 47.44 FEET; S68°37'59"W A DISTANCE OF 498.58 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER UNDER AND ACROSS PARKSIDE LANE, AS SHOWN ON THE FACE OF SAID SHORT PLAT NO 95-030 AND ON THE FACE OF SHORT PLAT NO 98-007, APPROVED JUNE 21, 1999, RECORDED JUNE 24, 1999 IN VOLUME 14 OF SHORT PLATS, PAGES 35 AND 36, UNDER AUDITOR'S FILE NO 9606240104, SITUATE IN SKAGIT COUNTY, WASHINGTON.

PUD NO 1 EASEMENT DEDICATION

EASEMENTS ARE GRANTED TO PUBLIC UTILITY 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, RELOCATE, 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 PLAT TOGETHER WITH THE RIGHT OF INGRESS TO AND EGRESS FROM SAID LANDS ACROSS ADJACENT LANDS OF THE GRANTOR; ALSO, THE RIGHT TO CUT AND/OR TRIM ALL BRUSH, TIMBER, TREES OR OTHER GROWING 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 ENDANGER THE 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.

NOTES

THE SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
 ALL MAINTENANCE AND CONSTRUCTION OF PRIVATE DRIVEWAY TO LOTS 1 AND 2 IS THE RESPONSIBILITY OF THE PROPERTY OWNERS OF LOTS 1 AND 2. MAINTENANCE OF PARKSIDE LANE IS THE RESPONSIBILITY OF ALL PROPERTY OWNERS ABUTTING THE ROAD AND/OR USING IT FOR THEIR BENEFIT, INCLUDING THE PROPERTY OWNERS OF LOTS 1, 2 AND 3 OF THIS SHORT PLAT.
 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 AS OFFICIAL DESIGNATED BOUNDARY OF SKAGIT COUNTY FIRE DISTRICT.
 CHANGE IN LOCATION OF ACCESS, MAY NECESSITATE CHANGE OF ADDRESS, CONTACT SKAGIT COUNTY PLANNING AND PERMIT CENTER.
 IN NO CASE SHALL THE COUNTY ACCEPT A DEDICATION OR ANY OBLIGATION AS TO ANY SUCH ROAD, STREET, AND/OR ALLEY UNTIL THE SAME AND ALL ROADS, STREETS, AND/OR ALLEYS CONNECTING TO THE SAME TO THE FULL, CURRENT COUNTY ROAD SYSTEM HAVE BEEN BROUGHT UP TO FULL COUNTY ROAD STANDARDS AND A RIGHT-OF-WAY DEED HAS BEEN TRANSFERRED TO AND ACCEPTED BY THE COUNTY.
 SIDE YARD SET BACKS: 8' ON INTERIOR LOTS, 20' ON STREET RIGHT-OF-WAY
 FRONT YARD SET BACKS: 35', 25' ON MINOR ACCESS AND DEAD END STREETS
 BACK YARD SET BACKS: 25'

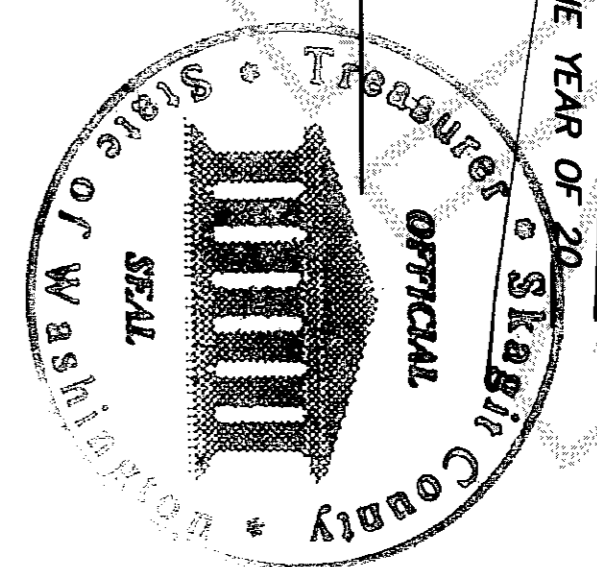
ZONING/COMPREHENSIVE PLAN DESIGNATION - RURAL INTERMEDIATE (R)
 WATER: SKAGIT COUNTY PUD #1
 SEWER: PRIVATE DRAINFIELDS
 POWER: PUGET SOUND POWER & LIGHT COMPANY
 GAS: CASCADE NATURAL GAS CORPORATION
 CABLE TV: AT&T BROADBAND
 TELEPHONE: VERIZON NORTHWEST

COUNTY TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE LEVIED AND WHICH HAVE BECOME A LIEN UPON THE LANDS HEREBY DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE, UP TO AND INCLUDING THE YEAR OF 2002.

TREASURER OF SKAGIT COUNTY - WASHINGTON - HEREBY CERTIFY THAT A DEPOSIT HAS BEEN PAID TO COVER ANTICIPATED TAXES UP TO AND INCLUDING THE YEAR OF 2003 THIS DAY OF 20

Patricia J. Kulla
 DEPUTY
 SKAGIT COUNTY TREASURER



PLANNING DEPARTMENT APPROVAL

EXAMINED AND APPROVED THIS 13th DAY OF February 2003

Jude Kulla (jr)
 PLANNING DIRECTOR

COUNTY ENGINEERS APPROVAL

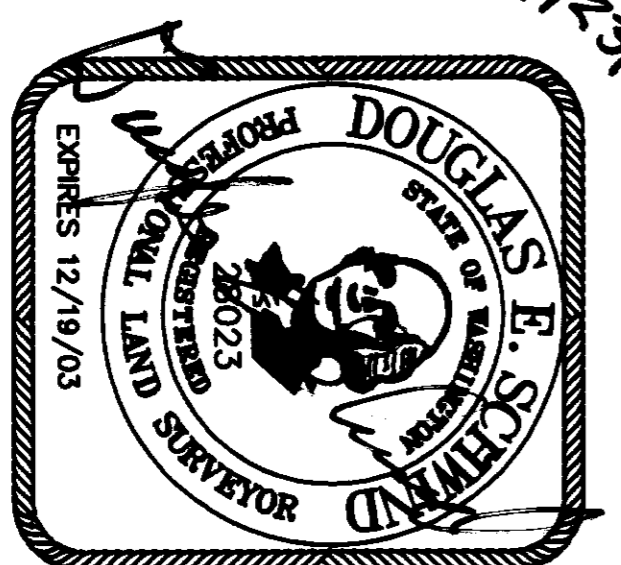
EXAMINED AND APPROVED THIS 13 DAY OF Feb. 2003

Steve Skiles
 COUNTY ENGINEER

COUNTY HEALTH OFFICER

EXAMINED AND APPROVED THIS 11 DAY OF Feb 2003

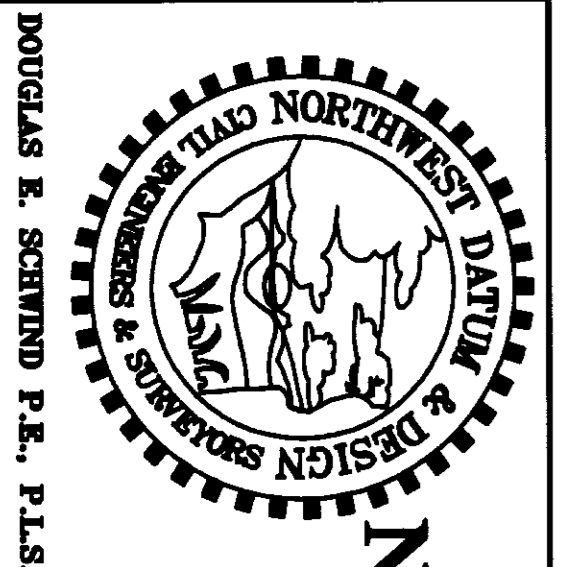
Richard
 COUNTY HEALTH OFFICER



SHORT PLAT NO. PL02-0135

BAYVIEW SHORT PLAT

Lot 1 SP No. 95-030
 SURVEY in a portion of the SE 1/4 of Section 30, T. 35 N., R. 3 E. WM
 for:
Pat Miller
 17141 BRITT RD, MT VERNON, WA 98273



NORTHWEST DATUM & DESIGN
 CIVIL ENGINEERING AND SURVEYING SOLUTIONS

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

DOUGLAS E. SCHWIND P.E., P.L.S.