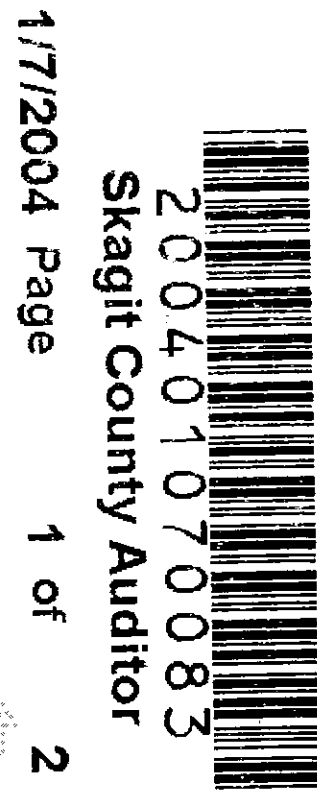


AUDITOR'S CERTIFICATE



200401070083
Skagit County Auditor

1/7/2004 Page 1 of 2 2:11PM

AT THE REQUEST OF SEMRAU ENGINEERING & SURVEYING P.L.L.C.

N. Knutzen
SKAGIT COUNTY AUDITOR

Deputy
Jane Farrow

NEW PARCEL "C" (CONTINUED)

THENCE CONTINUE SOUTH 89°50'36" WEST 180.86 FEET;
THENCE SOUTH 75°16'00" WEST 525.59 FEET TO A POINT OF CURVATURE;
THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT
HAVING A RADIUS OF 698.24 FEET, THROUGH A CENTRAL ANGLE OF 41°06'51";
AN ARC DISTANCE OF 501.04 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 34°09'09" WEST 118.33 FEET TO THE NORTH LINE OF THE
SOUTH 389.88 FEET OF SAID NORTH 1/2 OF THE SOUTH 1/2 OF THE
NORTHEAST 1/4, AND THE TRUE POINT OF BEGINNING;
THENCE CONTINUE SOUTH 34°09'09" WEST 320.87 FEET TO THE EASTERLY
RIGHT OF WAY MARGIN OF SAID STATE HIGHWAY 1, (NOW INTERSTATE NO. 5),
63°49'58" EAST 2794.73 FEET;
THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT HAVING A
RADIUS OF SAID 2764.73 FEET, THROUGH A CENTRAL ANGLE OF 02°43'36",
AN ARC DISTANCE OF 133.19 FEET TO THE SOUTH LINE OF SAID NORTH 1/2 OF
THE SOUTH 1/2 OF THE NORTHEAST 1/4;
THENCE SOUTH 89°09'19" WEST 1235.86 FEET ALONG SAID SOUTH LINE TO A
POINT THAT IS NORTH 89°09'19" WEST 132.00 FEET FROM THE WEST LINE OF
GARL STREET (NOW BURLINGTON BLVD.);
THENCE NORTH 02°22'25" EAST 330.00 FEET PARALLEL WITH SAID WEST LINE OF
NORTH GARL STREET;
THENCE SOUTH 89°09'19" EAST 132.00 FEET PARALLEL WITH SAID SOUTH
LINE TO SAID WEST LINE OF NORTH GARL STREET;
THENCE NORTH 02°22'25" EAST 60.02 FEET ALONG SAID WEST LINE TO A
POINT THAT IS SOUTH 89°09'19" WEST 1168.02 FEET TO THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°09'19" WEST 1168.02 FEET TO THE TRUE POINT OF BEGINNING.
SUBJECT TO AND TOGETHER WITH EASEMENTS, RESTRICTIONS, EXCEPTIONS AND
OTHER INSTRUMENTS OF RECORD.

PARCEL "A"
THAT PORTION OF THE SOUTH 410 FEET OF THE NORTHEAST 1/4 OF THE
NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.,
LYING EAST AND SOUTH OF PRIMARY STATE HIGHWAY NO. 1 (NOW
INTERSTATE NO. 5), AS CONVEYED TO THE STATE OF WASHINGTON BY DEED
RECORDED SEPTEMBER 22, 1955, UNDER AUDITOR'S FILE NO. 524515, AND AS
CONDEMNED BY THE STATE OF WASHINGTON BY DECREE ENTERED IN SKAGIT
COUNTY SUPERIOR COURT CAUSE NOS. 24859 AND 25266, EXCEPT OLD
HIGHWAY 99 ALONG THE EAST LINE THEREOF.

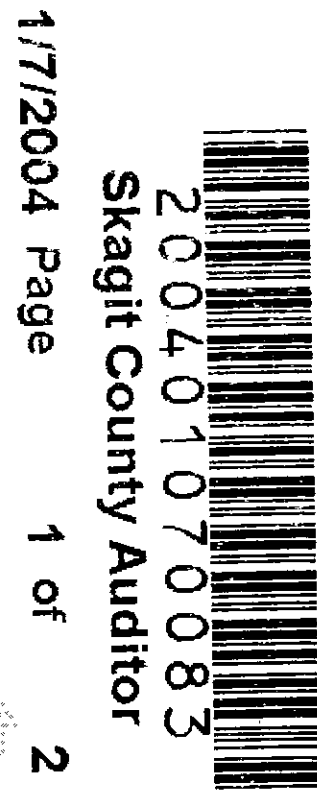
PARCEL "B"
THAT PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION
31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING EAST AND SOUTH OF
PRIMARY STATE HIGHWAY NO. 1 (NOW INTERSTATE NO. 5), AS CONVEYED TO
THE STATE OF WASHINGTON BY DEED RECORDED SEPTEMBER 22, 1955,
UNDER AUDITOR'S FILE NO. 524515, AND AS CONDEMNED BY THE STATE OF
WASHINGTON BY DECREE ENTERED IN SKAGIT COUNTY SUPERIOR COURT
CAUSE NOS. 24859 AND 25266, EXCEPT THE SOUTH 410 FEET THEREOF; AND
EXCEPT OLD HIGHWAY 99 ALONG THE EAST LINE THEREOF.

PARCEL "C"
THAT PORTION OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHEAST 1/4
OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING EAST OF
PRIMARY STATE HIGHWAY NO. 1 (NOW INTERSTATE NO. 5), AS CONVEYED TO
THE STATE OF WASHINGTON BY DEED DATED AUGUST 3, 1955 AND
RECORDED SEPTEMBER 22, 1955, IN VOLUME 273 OF DEEDS, PAGE 548,
UNDER AUDITOR'S FILE NO. 524515, EXCEPT OLD HIGHWAY 99 ALONG THE EAST
LINE THEREOF.

EXCEPTING THEREFROM, THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT;
THENCE NORTH A DISTANCE OF 330 FEET ALONG THE WEST LINE OF NORTH
GARL STREET (NOW BURLINGTON BLVD.);
THENCE WEST PARALLEL TO THE SOUTH LINE 132 FEET;
THENCE SOUTH PARALLEL TO NORTH GARL STREET 330 FEET;
THENCE EAST 132 FEET ALONG THE SOUTH LINE TO THE POINT OF BEGINNING.
SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

AUDITOR'S CERTIFICATE



200401070083
Skagit County Auditor

1/7/2004 Page 1 of 2 2:11PM

AT THE REQUEST OF SEMRAU ENGINEERING & SURVEYING P.L.L.C.

N. Knutzen
SKAGIT COUNTY AUDITOR

Deputy
Jane Farrow

NEW PARCEL "C" (CONTINUED)

THENCE CONTINUE SOUTH 89°50'36" WEST 180.86 FEET;
THENCE SOUTH 75°16'00" WEST 525.59 FEET TO A POINT OF CURVATURE;
THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT
HAVING A RADIUS OF 698.24 FEET, THROUGH A CENTRAL ANGLE OF 41°06'51";
AN ARC DISTANCE OF 501.04 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 34°09'09" WEST 118.33 FEET TO THE NORTH LINE OF THE
SOUTH 389.88 FEET OF SAID NORTH 1/2 OF THE SOUTH 1/2 OF THE
NORTHEAST 1/4, AND THE TRUE POINT OF BEGINNING;
THENCE CONTINUE SOUTH 34°09'09" WEST 320.87 FEET TO THE EASTERLY
RIGHT OF WAY MARGIN OF SAID STATE HIGHWAY 1, (NOW INTERSTATE NO. 5),
63°49'58" EAST 2794.73 FEET;
THENCE SOUTHERLY ALONG THE ARC OF SAID CURVE TO THE LEFT HAVING A
RADIUS OF SAID 2764.73 FEET, THROUGH A CENTRAL ANGLE OF 02°43'36",
AN ARC DISTANCE OF 133.19 FEET TO THE SOUTH LINE OF SAID NORTH 1/2 OF
THE SOUTH 1/2 OF THE NORTHEAST 1/4;
THENCE SOUTH 89°09'19" WEST 1235.86 FEET ALONG SAID SOUTH LINE TO A
POINT THAT IS NORTH 89°09'19" WEST 132.00 FEET FROM THE WEST LINE OF
GARL STREET (NOW BURLINGTON BLVD.);
THENCE NORTH 02°22'25" EAST 330.00 FEET PARALLEL WITH SAID WEST LINE OF
NORTH GARL STREET;
THENCE SOUTH 89°09'19" EAST 132.00 FEET PARALLEL WITH SAID SOUTH
LINE TO SAID WEST LINE OF NORTH GARL STREET;
THENCE NORTH 02°22'25" EAST 60.02 FEET ALONG SAID WEST LINE TO A
POINT THAT IS SOUTH 89°09'19" WEST 1168.02 FEET TO THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°09'19" WEST 1168.02 FEET TO THE TRUE POINT OF BEGINNING.
SUBJECT TO AND TOGETHER WITH EASEMENTS, RESTRICTIONS, EXCEPTIONS AND
OTHER INSTRUMENTS OF RECORD.

PARCEL "A"
THAT PORTION OF THE SOUTH 410 FEET OF THE NORTHEAST 1/4 OF THE
NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.,
LYING EAST AND SOUTH OF PRIMARY STATE HIGHWAY NO. 1 (NOW
INTERSTATE NO. 5), AS CONVEYED TO THE STATE OF WASHINGTON BY DEED
RECORDED SEPTEMBER 22, 1955, UNDER AUDITOR'S FILE NO. 524515, AND AS
CONDEMNED BY THE STATE OF WASHINGTON BY DECREE ENTERED IN SKAGIT
COUNTY SUPERIOR COURT CAUSE NOS. 24859 AND 25266, EXCEPT OLD
HIGHWAY 99 ALONG THE EAST LINE THEREOF.

PARCEL "B"
THAT PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION
31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING EAST AND SOUTH OF
PRIMARY STATE HIGHWAY NO. 1 (NOW INTERSTATE NO. 5), AS CONVEYED TO
THE STATE OF WASHINGTON BY DEED RECORDED SEPTEMBER 22, 1955,
UNDER AUDITOR'S FILE NO. 524515, AND AS CONDEMNED BY THE STATE OF
WASHINGTON BY DECREE ENTERED IN SKAGIT COUNTY SUPERIOR COURT
CAUSE NOS. 24859 AND 25266, EXCEPT THE SOUTH 410 FEET THEREOF; AND
EXCEPT OLD HIGHWAY 99 ALONG THE EAST LINE THEREOF.

PARCEL "C"
THAT PORTION OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHEAST 1/4
OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING EAST OF
PRIMARY STATE HIGHWAY NO. 1 (NOW INTERSTATE NO. 5), AS CONVEYED TO
THE STATE OF WASHINGTON BY DEED DATED AUGUST 3, 1955 AND
RECORDED SEPTEMBER 22, 1955, IN VOLUME 273 OF DEEDS, PAGE 548,
UNDER AUDITOR'S FILE NO. 524515, EXCEPT OLD HIGHWAY 99 ALONG THE EAST
LINE THEREOF.

EXCEPTING THEREFROM, THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT;
THENCE NORTH A DISTANCE OF 330 FEET ALONG THE WEST LINE OF NORTH
GARL STREET (NOW BURLINGTON BLVD.);
THENCE WEST PARALLEL TO THE SOUTH LINE 132 FEET;
THENCE SOUTH PARALLEL TO NORTH GARL STREET 330 FEET;
THENCE EAST 132 FEET ALONG THE SOUTH LINE TO THE POINT OF BEGINNING.
SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

SURVEY DESCRIPTION

NEW PARCEL "A"

A PORTION OF THE FOLLOWING DESCRIBED PARCELS "A", "B", AND "C" IN THE
NORTHEAST 1/4 OF THE NORTHEAST 1/4 AND IN THE NORTH 1/2 OF THE SOUTH
1/2 OF THE NORTHEAST 1/4, ALL IN SECTION 31, TOWNSHIP 35 NORTH, RANGE
4 EAST, W.M., SAID PORTION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 31;
THENCE SOUTH 02°06'59" WEST 1026.41 FEET ALONG THE EAST LINE OF SAID
SECTION TO THE TRUE POINT OF BEGINNING;
THENCE SOUTH 89°50'36" WEST 57.08 FEET TO THE WESTERLY MARGIN OF
BURLINGTON BOULEVARD;
THENCE CONTINUE SOUTH 89°50'36" WEST 180.86 FEET;
THENCE SOUTH 75°16'00" WEST 525.59 FEET TO A POINT OF CURVATURE;
THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT HAVING
A RADIUS OF 698.24 FEET, THROUGH A CENTRAL ANGLE OF 41°06'51"; AN ARC
DISTANCE OF 501.04 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 34°09'09" WEST 118.33 FEET TO THE NORTH LINE OF THE SOUTH
389.88 FEET OF SAID NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHEAST 1/4;
THENCE SOUTH 89°09'19" EAST 1168.02 FEET TO SAID WEST LINE OF NORTH
GARL STREET;
THENCE CONTINUE SOUTH 89°09'19" EAST 25.33 FEET TO SAID EAST LINE OF
SAID SECTION 31;
THENCE NORTH 02°06'59" EAST 533.49 FEET ALONG SAID EAST LINE TO THE
TRUE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH EASEMENTS, RESTRICTIONS, EXCEPTIONS
AND OTHER INSTRUMENTS OF RECORD.

PARCEL "A"

THAT PORTION OF THE SOUTH 410 FEET OF THE NORTHEAST 1/4 OF THE
NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.,
LYING EAST AND SOUTH OF PRIMARY STATE HIGHWAY NO. 1 (NOW
INTERSTATE NO. 5), AS CONVEYED TO THE STATE OF WASHINGTON BY DEED
RECORDED SEPTEMBER 22, 1955, UNDER AUDITOR'S FILE NO. 524515, AND AS
CONDEMNED BY THE STATE OF WASHINGTON BY DECREE ENTERED IN SKAGIT
COUNTY SUPERIOR COURT CAUSE NOS. 24859 AND 25266, EXCEPT OLD
HIGHWAY 99 ALONG THE EAST LINE THEREOF.

PARCEL "B"

THAT PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION
31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING EAST AND SOUTH OF
PRIMARY STATE HIGHWAY NO. 1 (NOW INTERSTATE NO. 5), AS CONVEYED TO
THE STATE OF WASHINGTON BY DEED RECORDED SEPTEMBER 22, 1955,
UNDER AUDITOR'S FILE NO. 524515, AND AS CONDEMNED BY THE STATE OF
WASHINGTON BY DECREE ENTERED IN SKAGIT COUNTY SUPERIOR COURT
CAUSE NOS. 24859 AND 25266, EXCEPT THE SOUTH 410 FEET THEREOF;
AND EXCEPT OLD HIGHWAY 99 ALONG THE EAST LINE THEREOF.

PARCEL "C"

THAT PORTION OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHEAST 1/4
OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING EAST OF
PRIMARY STATE HIGHWAY NO. 1 (NOW INTERSTATE NO. 5), AS CONVEYED TO
THE STATE OF WASHINGTON BY DEED DATED AUGUST 3, 1955 AND
RECORDED SEPTEMBER 22, 1955, IN VOLUME 273 OF DEEDS, PAGE 548,
UNDER AUDITOR'S FILE NO. 524515, EXCEPT OLD HIGHWAY 99 ALONG THE EAST
LINE THEREOF.

EXCEPTING THEREFROM, THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT;
THENCE NORTH A DISTANCE OF 330 FEET ALONG THE WEST LINE OF NORTH
GARL STREET (NOW BURLINGTON BLVD.);
THENCE WEST PARALLEL TO THE SOUTH LINE 132 FEET;
THENCE SOUTH PARALLEL TO NORTH GARL STREET 330 FEET;
THENCE EAST 132 FEET ALONG THE SOUTH LINE TO THE POINT OF BEGINNING.
SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

NEW PARCEL "B"

A PORTION OF THE FOLLOWING DESCRIBED PARCELS "A", "B", AND "C" IN THE
NORTHEAST 1/4 OF THE NORTHEAST 1/4 AND IN THE NORTH 1/2 OF THE SOUTH
1/2 OF THE NORTHEAST 1/4, ALL IN SECTION 31, TOWNSHIP 35 NORTH, RANGE 4
EAST, W.M., SAID PORTION LYING NORTHERLY AND WESTERLY OF THE FOLLOWING
DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 31;
THENCE SOUTH 02°06'59" WEST 1026.41 FEET ALONG THE EAST LINE OF SAID
SECTION TO THE TRUE POINT OF BEGINNING;
THENCE SOUTH 89°50'36" WEST 57.08 FEET TO THE WESTERLY MARGIN OF
BURLINGTON BOULEVARD;
THENCE CONTINUE SOUTH 89°50'36" WEST 180.86 FEET;
THENCE SOUTH 75°16'00" WEST 525.59 FEET TO A POINT OF CURVATURE;
THENCE SOUTHWESTERLY ALONG THE ARC OF SAID CURVE TO THE LEFT HAVING A
RADIUS OF 698.24 FEET, THROUGH A CENTRAL ANGLE OF 41°06'51"; AN ARC
DISTANCE OF 501.04 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 34°09'09" WEST 439.20 FEET TO THE EASTERLY RIGHT OF
WAY MARGIN OF SAID STATE HIGHWAY 1, (NOW INTERSTATE NO. 5) AND THE
TERMINUS OF SAID LINE.

SUBJECT TO AND TOGETHER WITH EASEMENTS, RESTRICTIONS, EXCEPTIONS AND
OTHER INSTRUMENTS OF RECORD.

SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL "A"

THAT PORTION OF THE SOUTH 410 FEET OF THE NORTHEAST 1/4 OF THE
NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.,
LYING EAST AND SOUTH OF PRIMARY STATE HIGHWAY NO. 1 (NOW
INTERSTATE NO. 5), AS CONVEYED TO THE STATE OF WASHINGTON BY DEED
RECORDED SEPTEMBER 22, 1955, UNDER AUDITOR'S FILE NO. 524515, AND AS
CONDEMNED BY THE STATE OF WASHINGTON BY DECREE ENTERED IN SKAGIT
COUNTY SUPERIOR COURT CAUSE NOS. 24859 AND 25266, EXCEPT OLD
HIGHWAY 99 ALONG THE EAST LINE THEREOF.

PARCEL "B"

THAT PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION
31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING EAST AND SOUTH OF
PRIMARY STATE HIGHWAY NO. 1 (NOW INTERSTATE NO. 5), AS CONVEYED TO
THE STATE OF WASHINGTON BY DEED RECORDED SEPTEMBER 22, 1955,
UNDER AUDITOR'S FILE NO. 524515, AND AS CONDEMNED BY THE STATE OF
WASHINGTON BY DECREE ENTERED IN SKAGIT COUNTY SUPERIOR COURT
CAUSE NOS. 24859 AND 25266, EXCEPT THE SOUTH 410 FEET THEREOF; AND
EXCEPT OLD HIGHWAY 99 ALONG THE EAST LINE THEREOF.

PARCEL "C"

THAT PORTION OF THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTHEAST 1/4
OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING EAST OF
PRIMARY STATE HIGHWAY NO. 1 (NOW INTERSTATE NO. 5), AS CONVEYED TO
THE STATE OF WASHINGTON BY DEED DATED AUGUST 3, 1955 AND
RECORDED SEPTEMBER 22, 1955, IN VOLUME 273 OF DEEDS, PAGE 548,
UNDER AUDITOR'S FILE NO. 524515, EXCEPT OLD HIGHWAY 99 ALONG THE EAST
LINE THEREOF; AND

EXCEPTING THEREFROM, THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT;
THENCE NORTH A DISTANCE OF 330 FEET ALONG THE WEST LINE OF NORTH
GARL STREET (NOW BURLINGTON BLVD.);
THENCE WEST PARALLEL TO THE SOUTH LINE 132 FEET;
THENCE SOUTH PARALLEL TO NORTH GARL STREET 330 FEET;
THENCE EAST 132 FEET ALONG THE SOUTH LINE TO THE POINT OF BEGINNING.
SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

NEW PARCEL "C"

A PORTION OF THE FOLLOWING DESCRIBED PARCELS "A", "B", AND "C" IN THE
NORTHEAST 1/4 OF THE NORTHEAST 1/4 AND IN THE NORTH 1/2 OF THE SOUTH
1/2 OF THE NORTHEAST 1/4, ALL IN SECTION 31, TOWNSHIP 35 NORTH, RANGE 4
EAST, W.M., SAID PORTION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

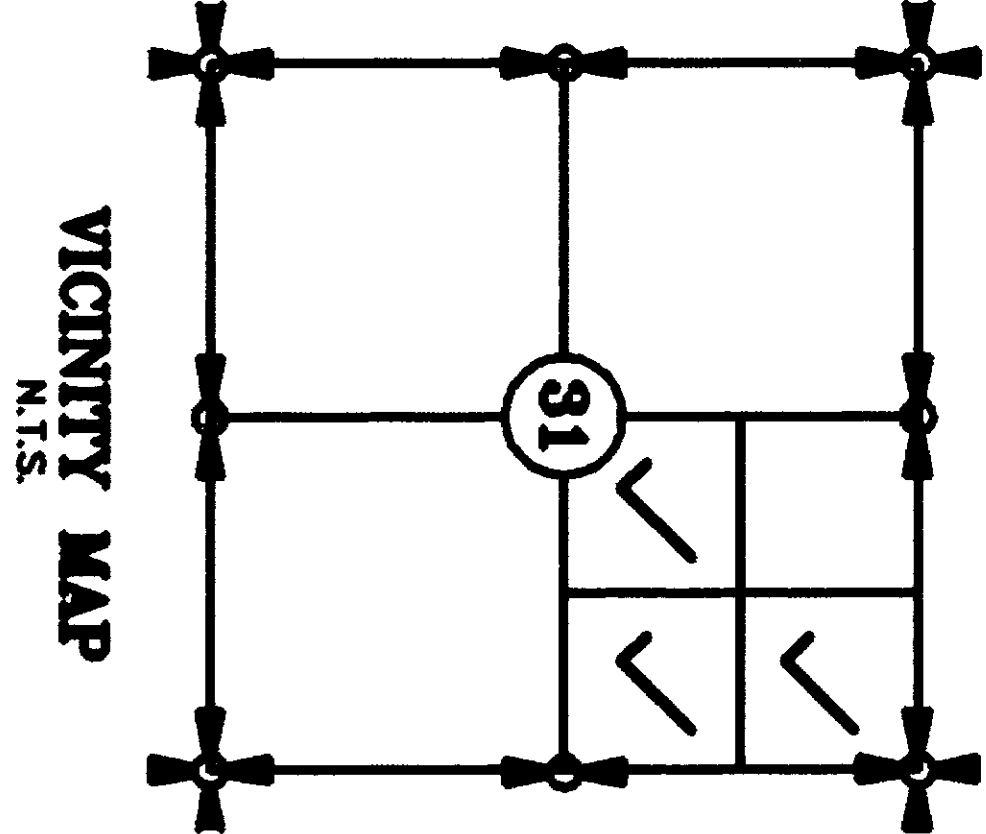
COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 31;
THENCE SOUTH 02°06'59" WEST 1026.41 FEET ALONG THE EAST LINE OF SAID SECTION;
THENCE SOUTH 89°50'36" WEST 57.08 FEET TO THE WESTERLY MARGIN OF PRIMARY
STATE HIGHWAY NO. 1, ALSO BEING THE WESTERLY MARGIN OF BURLINGTON BOULEVARD;

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 EINAR KNUTZEN TRUST

JOHN B. SEMRAU, P.E., P.L.S., CERTIFICATE NO. 28626
SEMRAU ENGINEERING & SURVEYING, P.L.L.C.
2118 RIVERSIDE DRIVE SUITE 208
MOUNT VERNON, WA 98273
PHONE 360-424-9566

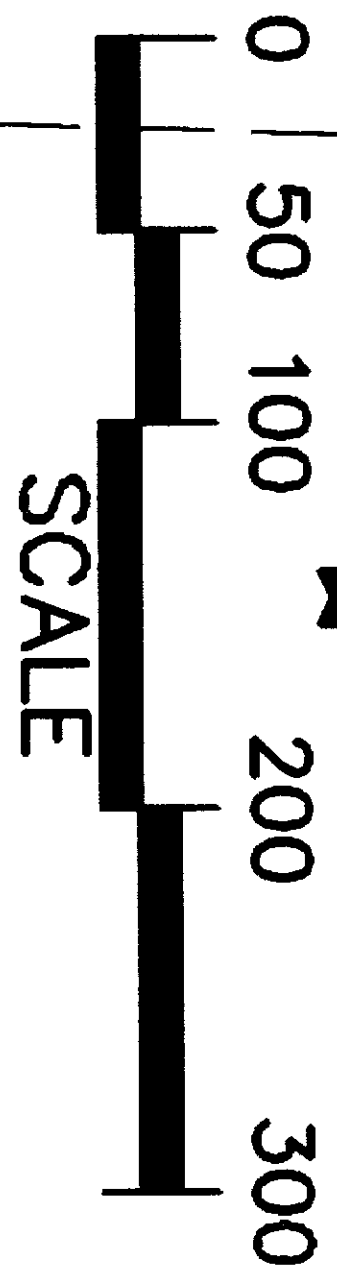
DATE: 1-7-04



SHEET 1 OF 2

SURVEY IN THE N.E. 1/4
SECTION 31, T. 35 N., R. 4 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: EINER KNUTZEN TRUST

FB, LL	PG. 24-26	SEMRAU ENGINEERING & SURVEYING	SCALE: N/A
MERIDIAN: ASSUMED		SURVEYING • ENGINEERING • PLANNING MOUNT VERNON, WA 98273 360-424-9566	JOB NO. . 4252



TOTAL CENTERLINE CURVE
 $\Delta = 180^{\circ}3'40''$
 $C\Delta = 1603'40''$
 $D = 200'00''$
 $R = 2865.00'$
 $L = 803.11'$

DE = $9^{\circ}1'20''00''$
L = 200'00"
N 42°45'09" E 199.99'
(SPIRAL CHORD)

NEW PARCEL B
AREA = 6.59 ACRES

30 29
NE. CORNER
SEC. 31-35-4
FOUND 2" BRASS
DISK IN CASE

NOTES

1. INDICATES IRON REBAR SET WITH YELLOW CAP - SURVEY NUMBER SEMRAU 28626.
2. THE DESCRIPTIONS FOR THIS SURVEY ARE FROM QUIT CLAIM DEED A.F. NO. 200307280292 AND 20030910133.
3. BASIS OF BEARINGS: EAST LINE OF N.E. 1/4 OF SECTION 31-35-4, BEARING = N 02°06'59" E.
4. ALL DISTANCES ARE SHOWN IN FEET.
5. INSTRUMENTATION: LEICA TCA 1105 THEODOLITE DISTANCE METER, LEICA SR 520 GPS.
6. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE AND RTK GPS.
7. THIS SURVEY WAS REQUESTED BY RONALD KNUITZEN, FOR EINER C. KNUITZEN TESTAMENTARY TRUST.
8. THIS SURVEY MAY SHOW OCCUPATIONAL INDICATORS AS PER W.A.C. CHAPTER 33A.130. LINES OF OCCUPATION MAY INDICATE AREAS FOR POTENTIAL CLAIMS OF UNWRITTEN OWNERSHIP. THIS BOUNDARY SURVEY HAS ONLY SHOWN THE RELATIONSHIP OF LINES OF OCCUPATION TO THE DEEDED LINES OF RECORD. NO RESOLUTION OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.
9. EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP, THIS SURVEY DOES NOT PURPORT TO REFLECT ALL OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, BUILDING SETBACKS, RESTRICTIVE COVENANTS, SUBDIVISION AGREEMENTS, LEASES, COVENANTS, RESTRICTIONS, AND EASEMENTS INCLUDING BUT NOT LIMITED TO THOSE INSTRUMENTS RECORDED AS AUDITOR'S FILE NUMBERS 199200, 456951, 503130, 523966, 524515, 827853, 780181, 810862, SUPERIOR COURT CAUSE NO. 248049, AND 25266. AS DISCLOSED IN STEWART TITLE GUARANTY COMPANY ORDER NO. 1-80041, DATED AUGUST 20, 1996.
10. "GRANT OF EASEMENT" TO DRAINAGE DIST. 14 AF NO. 200312180048 AND 200401050117, THIS IS A PORTION OF AN EASEMENT TO DRAINAGE DIST. 14 AS DESCRIBED IN INSTRUMENT RECORDED UNDER AF NO. 456951, SAID EASEMENT WAS RELEASED THROUGH NEW PARCELS A AND C BY "RELINQUISHED OF EASEMENT" RECORDED AS AF NO. 200312180047.

200401070083
Skagit County Auditor
1/17/2004 Page 2 of 2 2:11PM

N. Brummitt by Jane Faxon

TOTAL CENTERLINE CURVE
 $\Delta = 45^{\circ}06'30''$
 $C\Delta = 4106'30''$
 $D = 200'00''$
 $R = 2864.79'$
 $L = 2035.42'$

DE = $9^{\circ}1'20''00''$
L = 200'00"
N 42°45'09" E 199.99'
(SPIRAL CHORD)

"GRANT OF EASEMENT"
TO DRAINAGE DIST. 14
AF NO. 200312180048
AND 200401050117

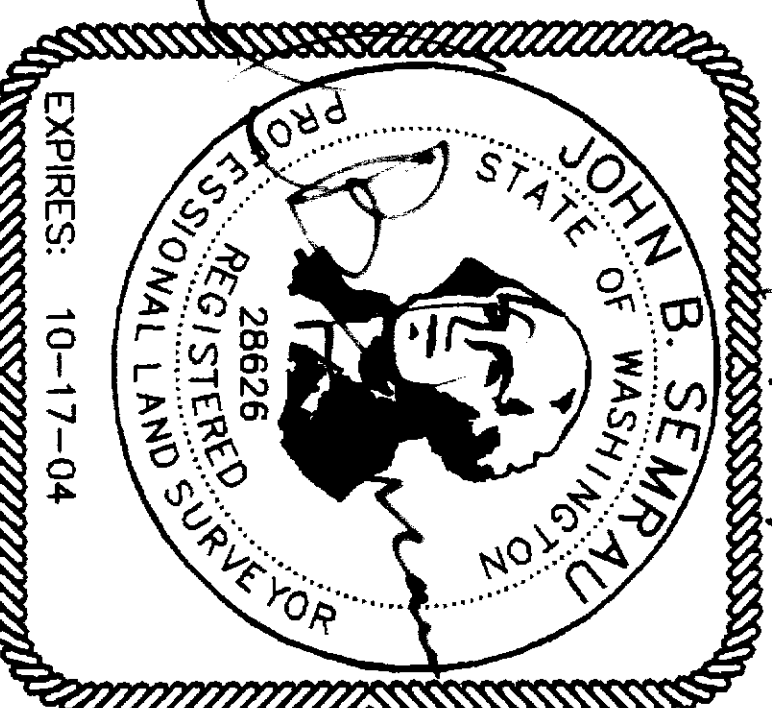
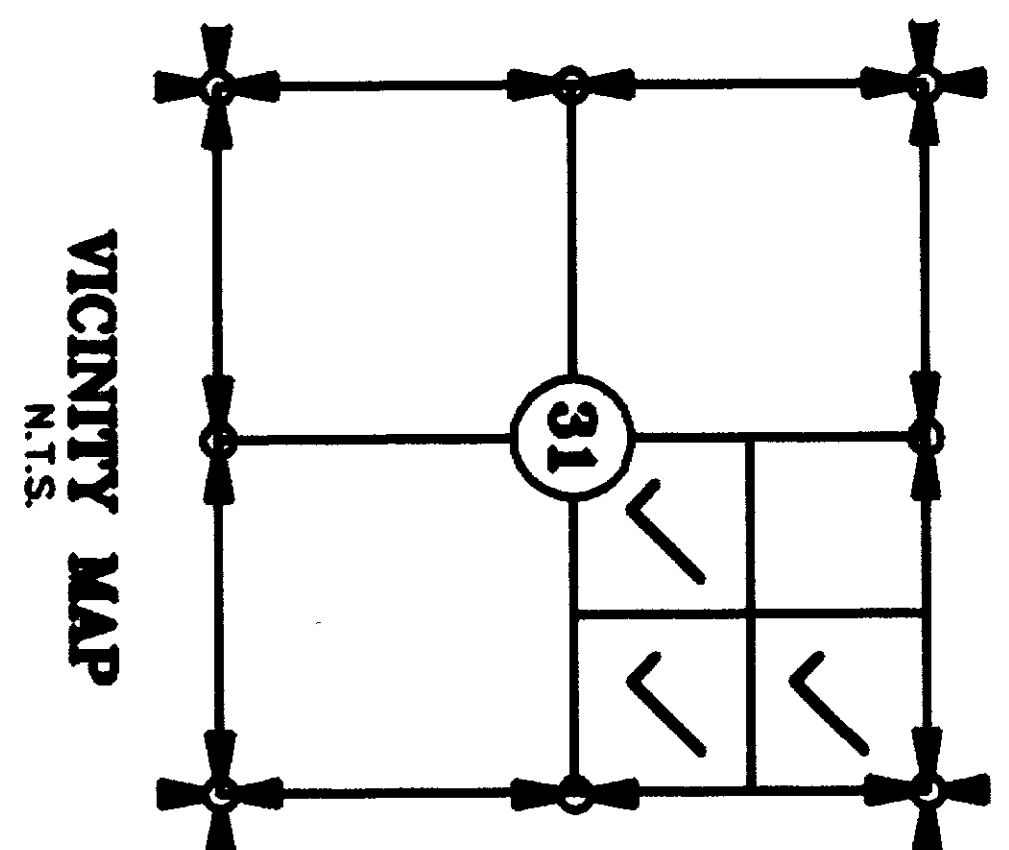
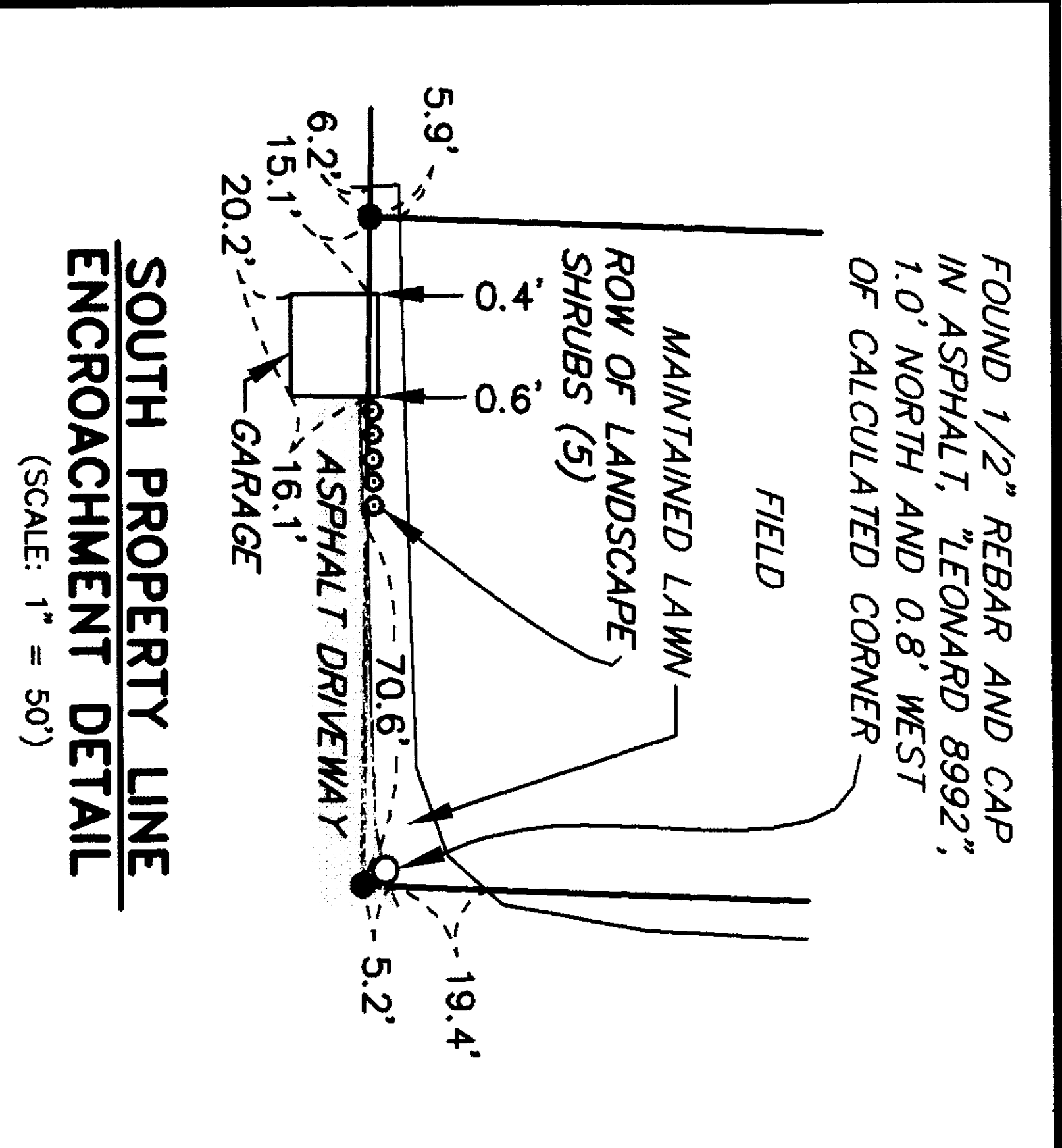
"GRANT OF EASEMENT"
SEE NOTE 11

15 FT. WIDE SANITARY SEWER
EASEMENT AS DESCRIBED
UNDER AF NO. 827953
TO WHATCOM COUNTY WATER
DISTRICT NO. 12

NEW PARCEL A
AREA = 10.44 ACRES

NEW PARCEL C
AREA = 10.52 ACRES

N. BURLINGTON BLVD.



SHEET 2 OF 2

SURVEY IN THE N.E. 1/4
SECTION 31, T. 35 N., R. 4 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: EINER KNUITZEN TRUST

FB, LL PG. 24-26 SEMRAU ENGINEERING & SURVEYING SCALE: 1" = 100'
SURVEYING - ENGINEERING - PLANNING
MOUNT VERNON, WA 98273 360-424-9566 JOB NO. 4252