

SURVEY DESCRIPTION

LOT ONE (1) AND THE SOUTH 90 FEET OF LOT 5, BLOCK B, PLAN OF GARDEN ADDITION TO MOUNT VERNON, AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 54, RECORDS OF SKAGIT COUNTY.

EXCEPT THE EAST 20 FEET OF THE SOUTH 50 FEET OF LOT 5, BLOCK "B" OF SAID PLAN OF GARDEN ADDITION, AS CONVEYED TO THE CITY OF MOUNT VERNON BY DEED RECORDED IN VOLUME 152 OF DEEDS, PAGE 87 RECORDS OF SKAGIT COUNTY, WASHINGTON.

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

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

NOTES

- INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22960.
- DESCRIPTION FOR THIS SURVEY IS BASED UPON DOCUMENTS RECORDED UNDER SKAGIT COUNTY AUDITORS FILE NUMBER 20001150004 AND VOLUME 152 OF DEEDS, PAGE 87. NOTE: AUDITOR FILE NO. 200015000054 DOES NOT EXCEPT OUT THE 20' X 50' AREA CONVERTED TO THE CITY OF MOUNT VERNON BY DOCUMENT RECORDED IN VOLUME 152 OF DEEDS, PAGE 87. SKAGIT COUNTY ASSESSORS RECORDS STILL SHOW VESTING IN THE CITY OF MOUNT VERNON.
- FOR ADDITIONAL MERIDIAN AND SURVEY INFORMATION SEE SHORT PLAT NO. MV-27-76 RECORDED IN VOLUME 1 OF SHORT PLATS, PAGE 166, AND SHORT PLAT NO. MV-28-76 RECORDED IN VOLUME 1 OF SHORT PLATS, PAGE 167 AND "PLAN OF GARDEN ADDITION TO MOUNT VERNON" RECORDED IN VOLUME 3 OF PLATS, PAGE 34, ALL IN RECORDS OF SKAGIT COUNTY, WASHINGTON.
- INSTRUMENTATION: LEICA TCR05A THEODOLITE DISTANCE METER.
- SURVEY PROCEDURE: STANDARD FIELD TRAVERSE.
- MERIDIAN: ASSUMED
- BASIS OF BEARING: MONUMENTED CENTERLINE OF BAKER STREET BEARING = NORTH 00°13'25" EAST
- THIS SURVEY WAS PREPARED AT THE REQUEST OF DAN THORENE FOR THE DELINEATION AND STAKING OF THE DEEDED BOUNDARY LINES.
- 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 SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING LIMITS OR OTHER LAND-USE REGULATIONS.
- ALL DISTANCES SHOWN HEREON ARE IN FEET.
- THIS SURVEY HAS SHOWN OCCUPATIONAL INDICATORS (PLANTINGS, SHED, DRIVEWAY, FENCE LINES) AS PER MAC CHAPTER 332.130. LINES OF OCCUPATION MAY INDICATE AREAS FOR POTENTIAL CLAIMS OF UNWRITTEN OWNERSHIP. THIS 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.
- THE SOLUTION FOR BLOCK B, PLAN OF GARDEN ADDITION TO MOUNT VERNON SHOWN ON THE SHORT PLATS MENTIONED IN NOTE 3 ABOVE WAS HELD FOR THIS SURVEY.

SURVEYORS 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 DAN THORENE IN OCTOBER 2002.

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22960

DATE: 2-26-04

LISSER & ASSOCIATES, PLLC
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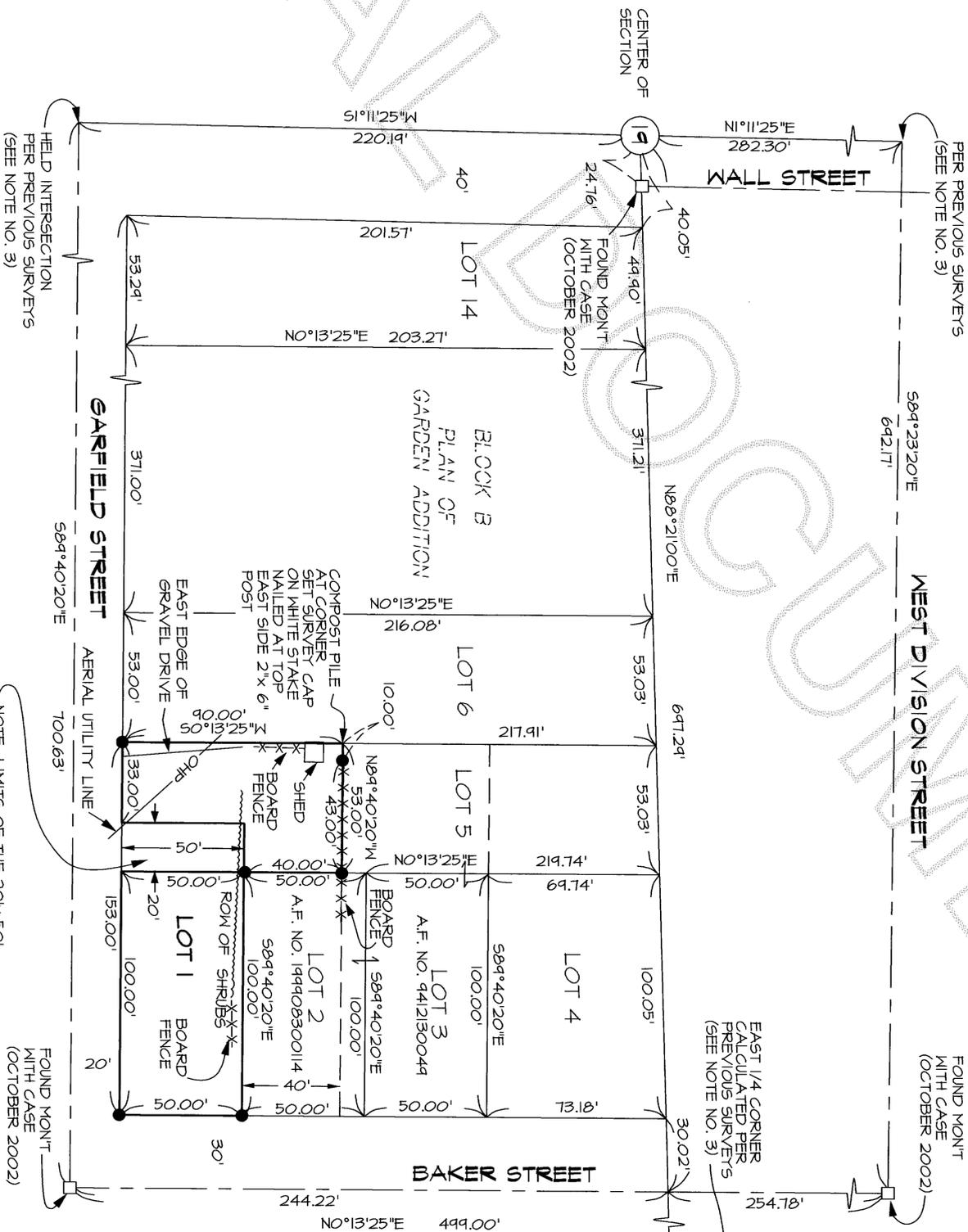
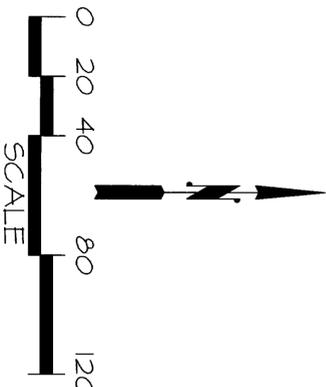
AUDITOR'S CERTIFICATE

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



N. *Barbara H.*
SKAGIT COUNTY AUDITOR

Jane Froun
DEPUTY



NOTE: LIMITS OF THE 20' X 50' CITY OWNERSHIP NOT STAKED AS A PART OF THIS SURVEY AREA OF CONFUSION. (SEE NOTE NO. 2)

SHEET 1 OF 1

DATE: 2/26/04

SURVEY IN A PORTION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 34 NORTH, RANGE 4 EAST, N.M. CITY OF MOUNT VERNON, WASHINGTON

FOR: DAN THORENE

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|-------------------|-------|-------------------------------------|------------------|
| FB 37 | Pg 25 | LISSER & ASSOCIATES, PLLC | SCALE: 1" = 40' |
| MERIDIAN: ASSUMED | | SURVEYING & LAND-USE CONSULTATION | DRAWINGS: 02-084 |
| | | MOUNT VERNON, WA 98273 360-419-4712 | |

