

LEGAL DESCRIPTION

PORTION OF THE E 1/2 OF THE SE 1/4 OF SEC. 34, TWP. 35 N, RGE 3 E, W.M.

ALL THAT PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 35 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 34, TOWNSHIP 35 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 88° 20' 14" WEST ALONG THE SOUTH LINE OF SAID SECTION 34, A DISTANCE OF 645.76 FEET, MORE OR LESS, TO THE NORTHERLY EXTENSION OF THE CENTERLINE OF A 60.00 FOOT EASEMENT AS SHOWN ON SKAGIT COUNTY SHORT PLAT NO. 96-012, APPROVED OCTOBER 2, 1996, AND RECORDED IN AUDITOR'S FILE NO. 9610110054, RECORDS OF SKAGIT COUNTY, WASHINGTON, IN BOOK 12 OF SHORT PLATS, AT PAGE 155, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE NORTH 1° 27' 22" EAST, A DISTANCE OF 1,041.74 FEET; THENCE NORTH 88° 20' 48" WEST, A DISTANCE OF 30.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUE NORTH 88° 20' 48" WEST, A DISTANCE OF 645.96 FEET TO THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 34; THENCE NORTH 1° 27' 22" EAST ALONG SAID LINE A DISTANCE OF 500.00 FEET; THENCE SOUTH 88° 20' 48" EAST A DISTANCE OF 645.96 FEET; THENCE SOUTH 1° 27' 22" WEST A DISTANCE OF 500.00 FEET TO THE TRUE POINT OF BEGINNING.

PARCEL B:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER, UNDER AND ACROSS THE FOLLOWING DESCRIBED PARCEL OF LAND:

COMMENCING AT THE SOUTHEAST CORNER OF SECTION 34, TOWNSHIP 35 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN; THENCE NORTH 88° 20' 14" WEST ALONG THE SOUTH LINE OF SAID SECTION 34, A DISTANCE OF 645.76 FEET, MORE OR LESS, TO THE NORTHERLY EXTENSION OF THE CENTERLINE OF A 60.00 FOOT EASEMENT AS SHOWN ON SKAGIT COUNTY SHORT PLAT NO. 96-012, APPROVED OCTOBER 2, 1996, AND RECORDED IN AUDITOR'S FILE NO. 9610110054, RECORDS OF SKAGIT COUNTY, WASHINGTON, IN BOOK 12 OF SHORT PLATS, AT PAGE 155, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE NORTH 1° 27' 22" EAST, A DISTANCE OF 1,041.74 FEET; THENCE NORTH 88° 20' 48" WEST, A DISTANCE OF 30.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 1° 27' 22" WEST A DISTANCE OF 986.65 FEET TO THE BEGINNING OF A TANGENT CURVE TO THE RIGHT HAVING A RADIUS OF 25.00 FEET; THENCE ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 90° 12' 24", AN ARC DISTANCE OF 39.36 FEET TO THE POINT WHICH LIES 30.00 FEET, WHEN MEASURED AT A RIGHT ANGLE, FROM THE SOUTH LINE OF SAID SECTION 34; THENCE SOUTH 88° 20' 14" EAST PARALLEL TO THE SOUTH LINE OF SAID SECTION 34, A DISTANCE OF 110.00 FEET TO THE BEGINNING OF A TANGENT CURVE HAVING A RADIUS OF 25.00 FEET, THE CENTER OF WHICH BEARS NORTH 01° 34' 46" EAST; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 89° 47' 36", A DISTANCE OF 39.16 FEET; THENCE NORTH 01° 27' 22" EAST A DISTANCE OF 1,078.60 FEET TO THE BEGINNING OF A NON-TANGENT CURVE HAVING A RADIUS OF 48.00 FEET, THE CENTER OF WHICH BEARS SOUTH 51° 10' 51" EAST; THENCE NORTHWESTERLY, ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 31° 57' 02", A DISTANCE OF 26.49 FEET TO A POINT OF REVERSE CURVATURE; THENCE NORTHWESTERLY ALONG THE ARC OF SAID CURVE, PASSING THROUGH A CENTRAL ANGLE OF 61° 29' 44", A DISTANCE OF 146.55 FEET TO THE END OF SAID CURVE; THENCE NORTH 88° 20' 48" WEST A DISTANCE OF 80.00 FEET TO A POINT ON THE NORTH 88° 20' 48" WEST LINE, THE TRUE POINT OF BEGINNING; THENCE SOUTH 1° 27' 22" WEST A DISTANCE OF 207.93 FEET TO THE TRUE POINT OF BEGINNING.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

SOURCE OF LEGAL DESCRIPTION IS SECOND COMMITMENT FOR TITLE INSURANCE, SUPPLIED BY CHICAGO COMPANY-ISLAND DIVISION, DATED FEBRUARY 24, 2004, ORDER NO. IC30073.

NOTES

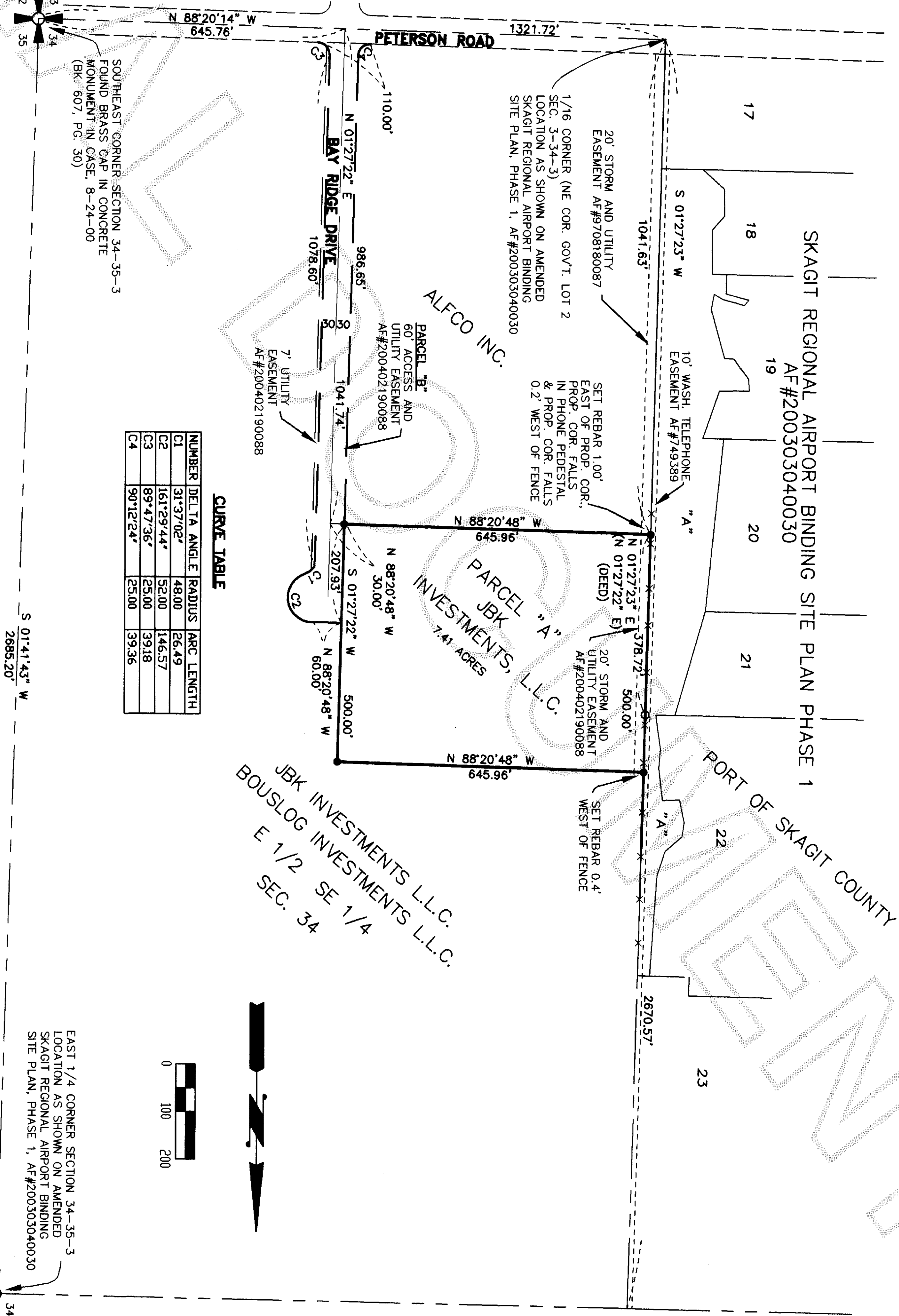
1. THIS SURVEY WAS PERFORMED IN THE FIELD USING A LEICA TCA1105 ELECTRONIC DISTANCE MEASURING THEODOLITE.
2. THIS SURVEY WAS PERFORMED WITH THE BENEFIT OF A CURRENT TITLE REPORT, DATED FEBRUARY 24, 2004, ORDER NO. IC30073, SUPPLIED BY CHICAGO TITLE COMPANY-ISLAND DIVISION, EASEMENTS, RESTRICTIONS, RESERVATIONS, PROVISIONS, COVENANTS OR CONDITIONS WHICH MAY AFFECT THE PARCEL ARE SHOWN HEREON AND ON SAID TITLE REPORT.
3. BASIS OF BEARING: PER "SKAGIT REGIONAL AIRPORT BINDING, SITE PLAN, PHASE 1", AS RECORDED IN VOLUME 7 OF SHORT PLATS, PAGES 111 THROUGH 120, INCLUSIVE, RECORDS OF SKAGIT COUNTY, THE BEARING FROM THE REBAR WITH YELLOW CAP AT THE NORTHEAST CORNER OF GOVERNMENT LOT 2, ON PETERSON ROAD, TO THE MONUMENT IN CASE AT THE NORTHEAST CORNER OF SECTION 3 =SOUTH 88°20'14" EAST.
4. THIS MAP REPRESENTS THE EXISTING CONDITIONS AS FOUND ON THE DATE OF SURVEY, MARCH 5, 2004, F.B.#637, PG. 54.

LEGEND

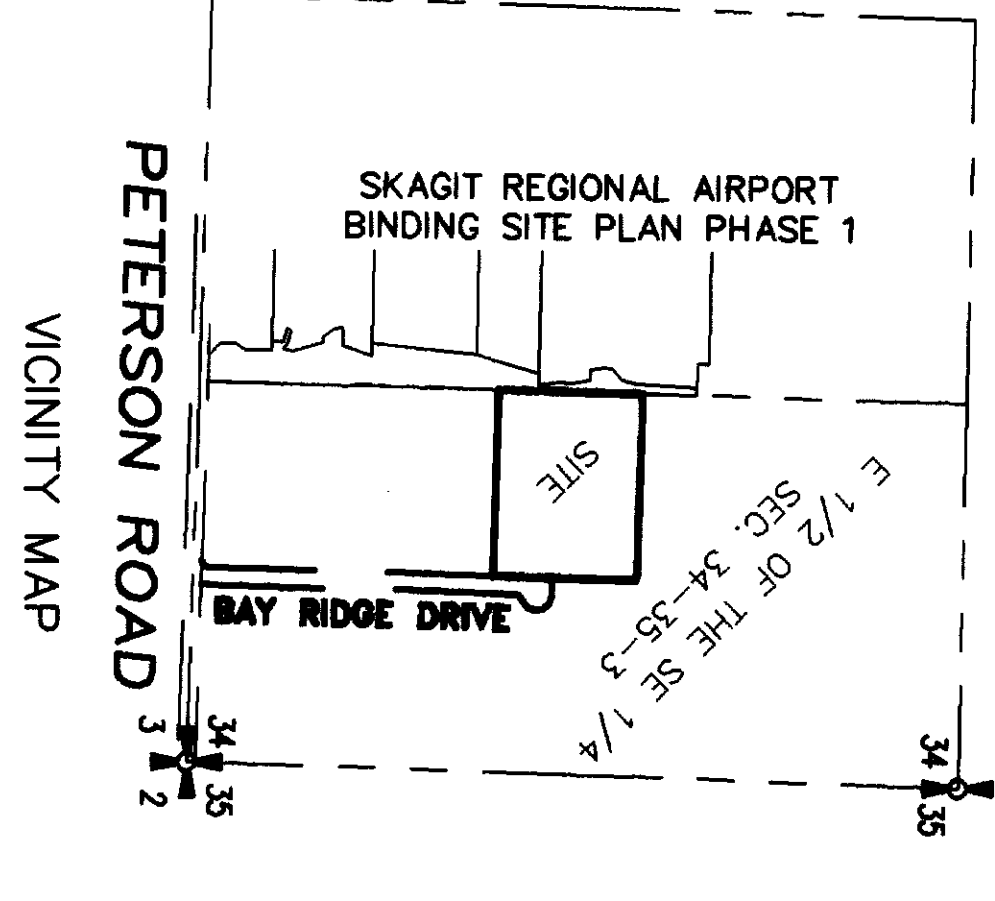
- DENOTES SET 1/2" REBAR WITH YELLOW CAP MARKED "SKODJE 19645"
- DENOTES FOUND REBAR WITH YELLOW CAP MARKED "LEONARD 8992"
- *** DENOTES EXISTING FENCE LINE

OCCUPATIONAL INDICATORS & EXISTING FENCELINE NOTE

THIS SURVEY HAS DEPICTED EXISTING FENCE LINES AND OTHER OCCUPATIONAL INDICATORS IN ACCORDANCE WITH W.A.C. CH. 332.130. THESE OCCUPATIONAL INDICATORS MAY INDICATE A POTENTIAL FOR CLAIMS OF UNWRITTEN TITLE OWNERSHIP. THE LEGAL RESOLUTION OF OWNERSHIP BASED UPON UNWRITTEN TITLE CLAIMS HAS NOT BEEN RESOLVED BY THIS BOUNDARY SURVEY.



CURVE TABLE			
NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH
C1	31°37'02"	48.00	26.49
C2	161°29'44"	52.00	146.57
C3	89°47'36"	25.00	39.18
C4	90°12'24"	25.00	39.36



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

JONES WASHINGTON 1, L.L.C.

JEFFREY A. SKODJE, P.L.S.

CERTIFICATE NO. 19645 DATE 4-1-04



AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 1 DAY OF April 2004 AT 9:44 A.M. AT THE REQUEST OF LEONARD BOUDINOT AND SKODJE INC. UNDER AUDITOR'S FILE NUMBER 2004201010050

Angie Bunnick Skagit County Auditor By Debra

RECORD OF SURVEY

FOR JONES WASHINGTON 1, L.L.C.

PORTION OF THE E 1/2 OF THE SE 1/4 OF SECTION 34, TWP. 35 N, RGE. 3 E, W.M.

SKAGIT COUNTY, WASHINGTON

DWN BY: MCJ DATE: MARCH, 2004

LEONARD, BOUDINOT and SKODJE, INC. CIVIL ENGINEERS AND LAND SURVEYORS 603 SOUTH FIRST ST., MOUNT VERNON, WA 98273 (360) 336-5751

SCALE: 1" = 200' JOB NO. 04027