

SURVEY DESCRIPTION

THE NORTH LINES OF PARCELS A, C AND D DESCRIBED AS FOLLOWS:

PARCEL 'A'

THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST, 11M, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 187.45 FEET EAST OF THE NORTHWEST CORNER OF SAID SECTION 29; THENCE RUNNING SOUTH PARALLEL WITH THE WEST LINE OF SAID SECTION, 346 FEET; THENCE WEST TO THE EAST LINE OF THE RIGHT-OF-WAY OF THE GREAT NORTHERN RAILWAY COMPANY; THENCE NORTHERLY ALONG SAID EAST LINE OF SAID RIGHT-OF-WAY TO THE NORTH LINE OF SAID SECTION; THENCE EAST TO THE POINT OF BEGINNING;

EXCEPT THE NORTH 30 FEET CONVEYED TO THE CITY OF MOUNT VERNON BY INSTRUMENT RECORDED APRIL 16, 1908, UNDER AUDITOR'S FILE NO. 67235, RECORDS OF SKAGIT COUNTY, WASHINGTON;

AND EXCEPT THAT PORTION OF SAID PREMISES, IF ANY, LYING SOUTH OF THE NORTH LINE OF THOSE PREMISES CONVEYED TO JOHN T. GALYEAN ET UX, BY DEED DATED OCTOBER 29, 1928, FILED JANUARY 11, 1933, UNDER AUDITOR'S FILE NO. 254307, AND RECORDED IN VOLUME 154 OF DEEDS, PAGE 566.

PARCEL 'C'

THAT SOUTH 172.00 FEET OF THE FOLLOWING DESCRIBED TRACT:

THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST, 11M, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF SAID SECTION, WHICH IS 187.45 FEET EAST OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH PARALLEL WITH THE WEST LINE OF SAID SECTION, 346 FEET; THENCE EAST PARALLEL WITH THE NORTH LINE OF SAID SECTION, 142.55 FEET; THENCE NORTH PARALLEL WITH THE WEST LINE OF SAID SECTION TO THE NORTH LINE THEREOF; THENCE WEST ALONG SAID NORTH LINE TO THE POINT OF BEGINNING;

EXCEPT THE NORTH 30 FEET THEREOF KNOWN AS SECTION STREET CONVEYED TO THE CITY OF MOUNT VERNON BY INSTRUMENT RECORDED APRIL 16, 1908 UNDER AUDITOR'S FILE NO. 67235, RECORDS OF SKAGIT COUNTY, WASHINGTON;

AND EXCEPT THAT PORTION OF SAID PREMISES, IF ANY, LYING SOUTH OF THE NORTH LINE OF THOSE PREMISES CONVEYED TO JOHN T. GALYEAN ET UX, BY DEED DATED OCTOBER 29, 1928, FILED JANUARY 11, 1933, AS AUDITOR'S FILE NO. 254307, AND RECORDED IN VOLUME 154 OF DEEDS, PAGE 566.

PARCEL 'D'

THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST, 11M, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 336 FEET SOUTH OF THE SOUTHEAST CORNER OF LOT 12, BLOCK 1, CENTRAL ADDITION TO MOUNT VERNON, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 2 OF PLATS, PAGE 103; RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE WEST 166 FEET TO THE EAST BOUNDARY LINE OF THAT PARCEL CONVEYED TO B.J. HENSHAW BY WARRANTY DEED RECORDED APRIL 12, 1922 UNDER AUDITOR'S FILE NO. 203153, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH ALONG SAID EAST LINE 90 FEET; THENCE EAST 185 FEET; THENCE NORTH 90 FEET TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION OF SAID PREMISES, IF ANY, LYING SOUTH OF THE NORTH LINE OF THOSE PREMISES CONVEYED TO JOHN T. GALYEAN ET UX, BY DEED DATED OCTOBER 29, 1928, RECORDED JANUARY 11, 1933, UNDER AUDITOR'S FILE NO. 254307, AND RECORDED IN VOLUME 154 OF DEEDS, PAGE 566, RECORDS OF SKAGIT COUNTY, WASHINGTON;

ALL OF THE ABOVE PARCELS BEING SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

ALL BEING SITUATE IN THE CITY OF MOUNT VERNON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

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 STEVE LENZ, IN MARCH 2004.

BRUCE G. LISSEY, P.L.S., CERTIFICATE NO. 22460

DATE: May 27, 2004

LISSEY & ASSOCIATES, PLLC
320 MILWAUKEE ST/PO BOX 1104
MOUNT VERNON, WA 98273
PHONE (360) 414-7442
FAX (360) 414-0581
E-MAIL: BRUCE@LISSEY.COM

NOTES

- INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSEY 22460.
 - INDICATES EXISTING IRON PIPE OR REBAR FOUND
- DESCRIPTION FOR THIS SURVEY IS BASED UPON PORTIONS OF THAT CERTAIN STATUTORY WARRANTY DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200105010124.
- THIS SURVEY IS BASED UPON SURVEY AND SUBDIVISION INFORMATION SHOWN ON THAT CERTAIN UNDATED UNRECORDED PROPERTY SURVEY FOR BARGREENS OF MOUNT VERNON, INC., PREPARED BY LEGRO & JUDY AND RECORD OF SURVEY MAPS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBERS 9210220062, 9111800942 AND 8405250044.
- INSTRUMENTATION: LEICA TCRT05A THEODOLITE DISTANCE METER
- SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
- MERIDIAN: ASSUMED
- BASIS OF BEARING: MONUMENTED WEST LINE OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST, 11M, BEARING = NORTH 0°22'58" EAST
- THIS SURVEY WAS PERFORMED AT THE REQUEST OF STEVE LENZ, FOR THE DELINEATION AND STAKING OF A PORTION OF THE DESCRIBED PROPERTY, AS SHOWN (NORTHERLY PROPERTY 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 OR OTHER LAND-USE REGULATIONS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- ALL DISTANCES SHOWN HEREON ARE IN FEET.
- THIS SURVEY HAS SHOWN OCCUPATIONAL INDICATORS (TRAILER AND GRAVEL DRIVEWAY ENCROACHMENTS) AS PER IAC CHAPTER 352-150. 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.

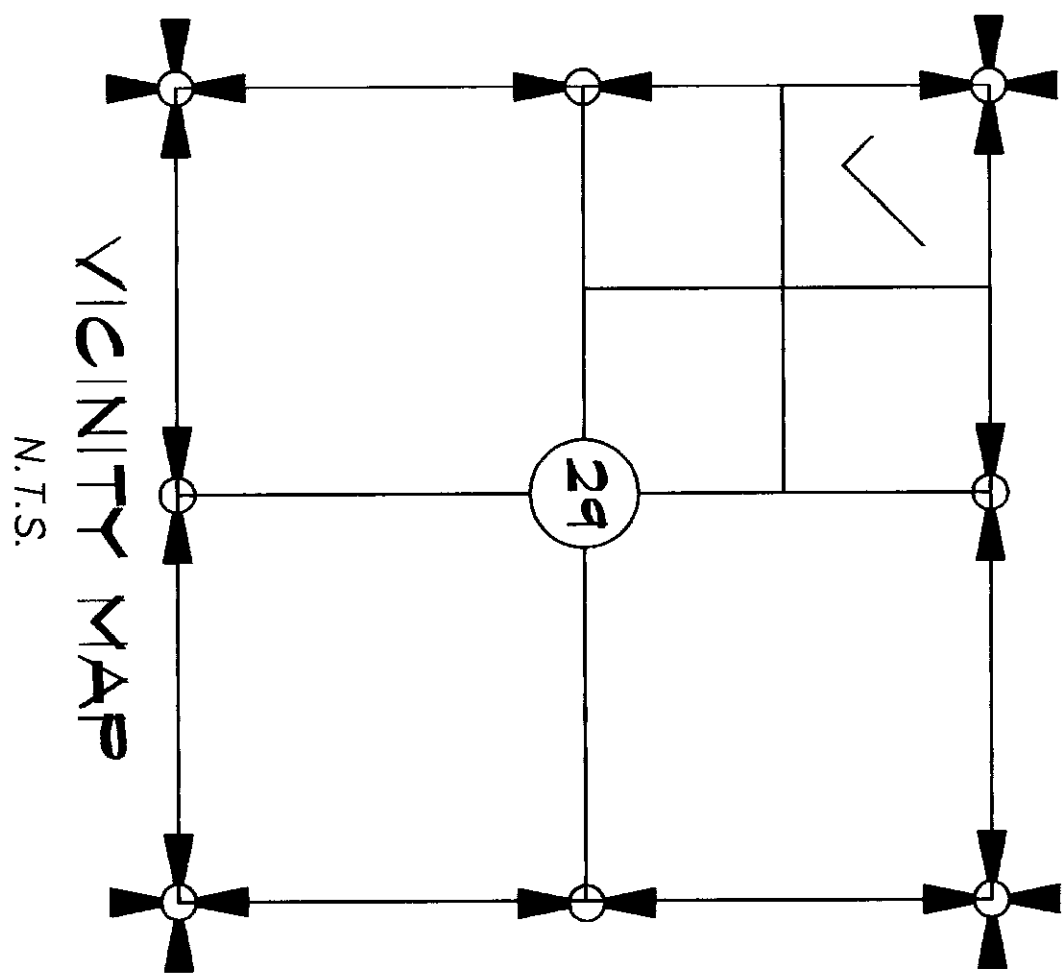
AUDITOR'S CERTIFICATE

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

200405280728
Skagit County Auditor
5/28/2004 Page 1 of 2 11:37AM

N. P. PUMMEL
SKAGIT COUNTY AUDITOR

DAVE FOGARTY
DEPUTY



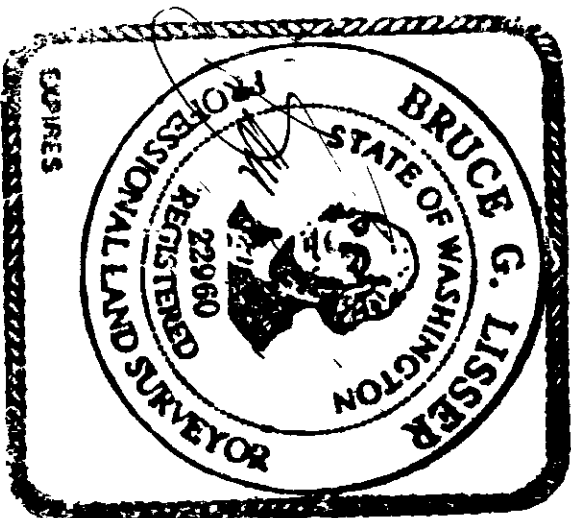
SHEET 1 OF 2

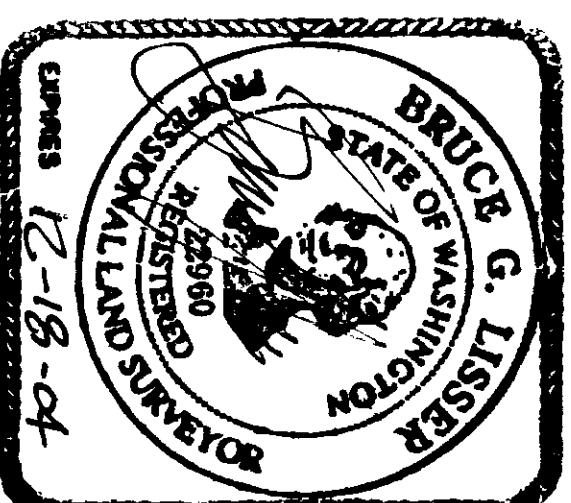
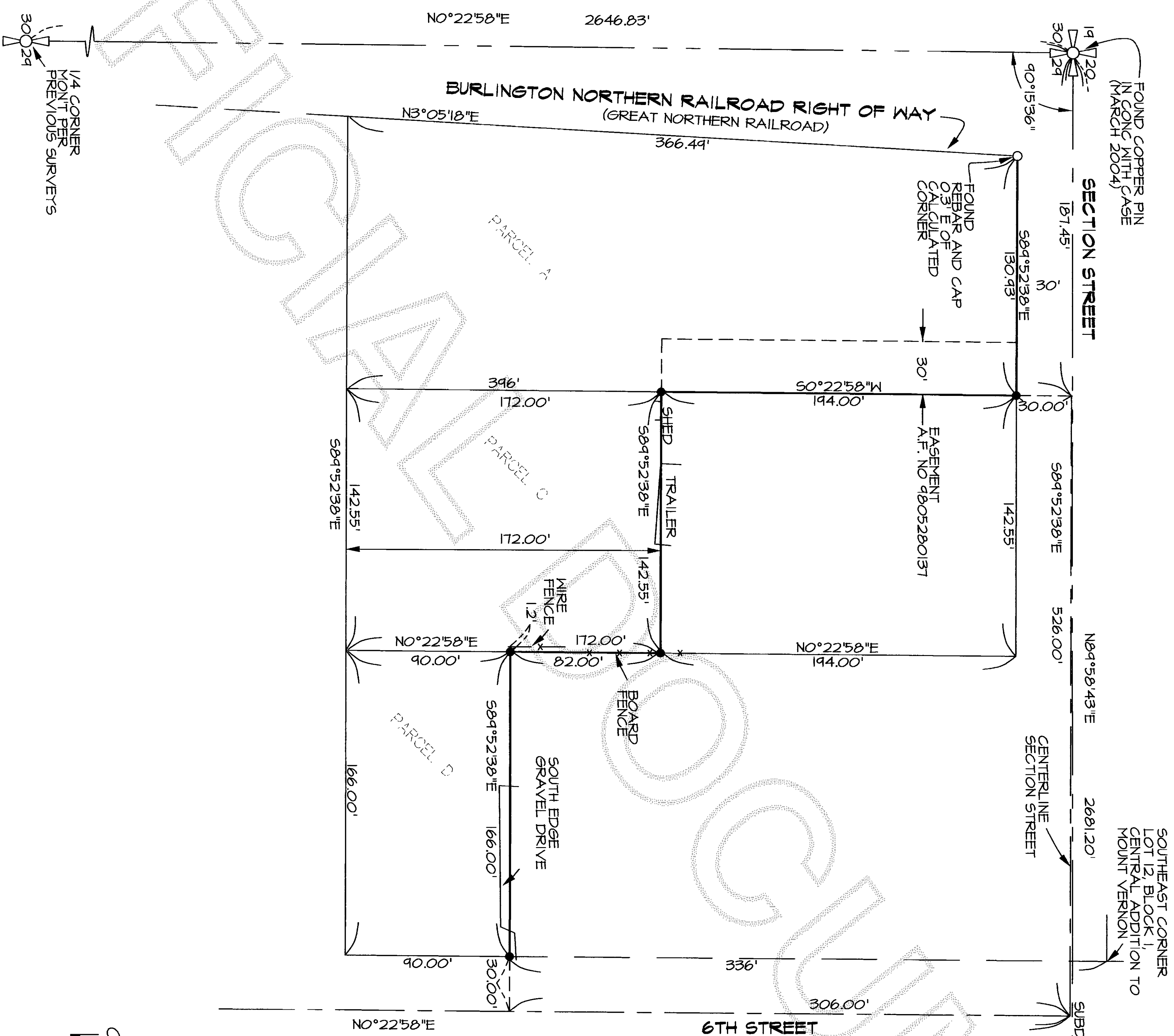
DATE: 5/26/04

SURVEY IN A PORTION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 29, T34 N., R.4 E., 11M, MOUNT VERNON, WASHINGTON

FOR: STEVE LENZ

FB 249 Pg 62 LISSEY & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 360-414-7442 SCALE: 1" = 50' JOB NO.: 04-014





UNIT 2

DATE: 5/26/04

SURVEY IN A PORTION OF THE
NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF
SECTION 29, T.34 N., R.4 E., M.M.
MOUNT VERNON, WASHINGTON

FOR STEPHEN LEE

FB 249 PG 62

MERIDIAN: ASSUMED

LISSEY & ASSOCIATES, PLLC

SURVEYING & LAND-USE CONSULTATION
MOUNT VERNON, WA 98273 360-419-7442

SCALE: 1" = 50'

JOB NO.: 04-014