

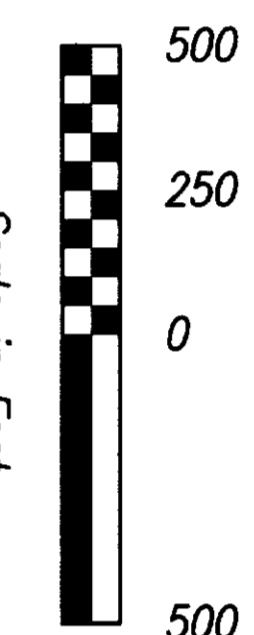
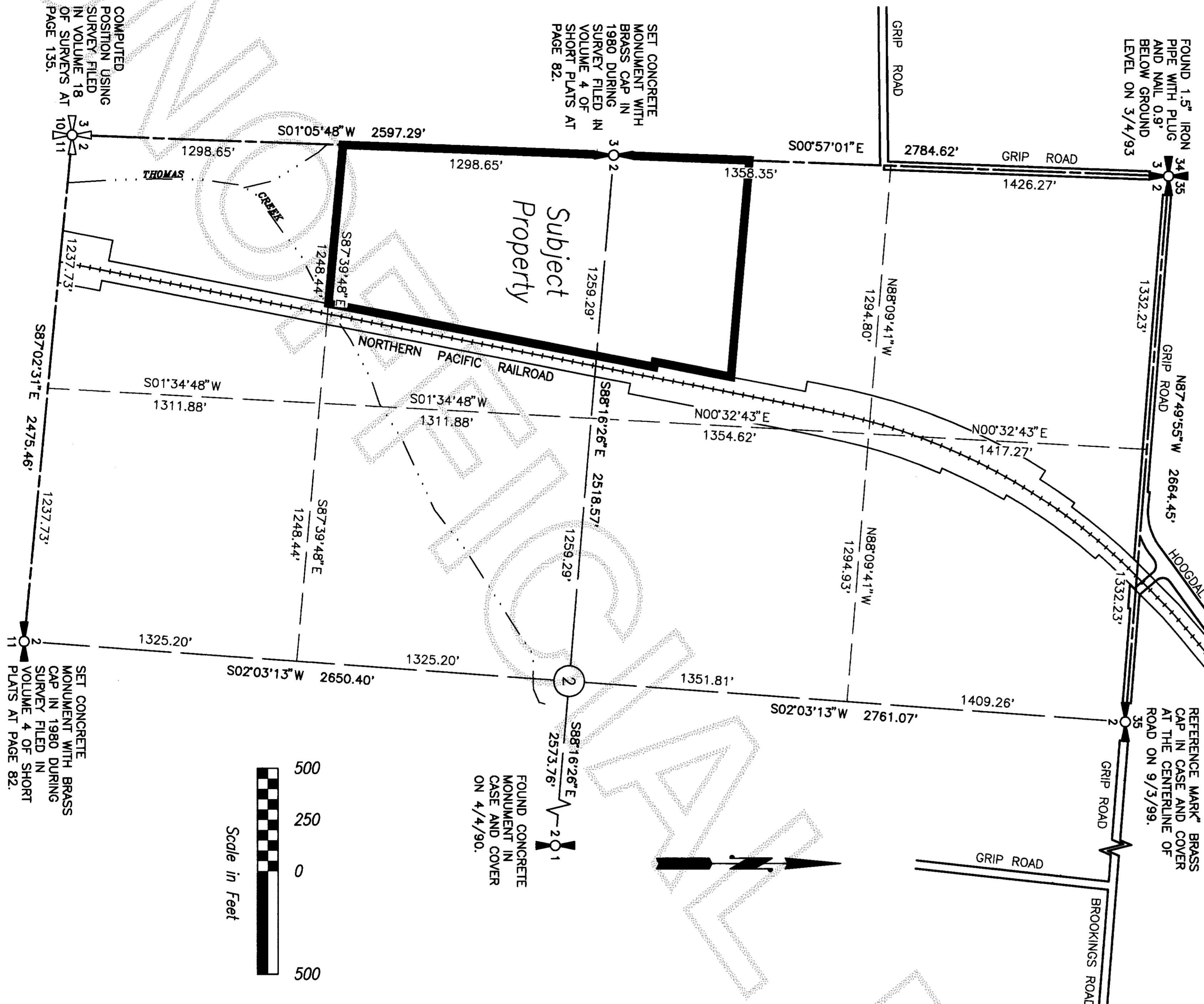
Survey in the NW1/4 of the SW1/4 and the SW1/4 of the NW1/4 of Section 2, Twp. 35 N., Rng. 4 E., W.M.

Short Plat No. PL04-0703

Legal Description

THAT PORTION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 AND OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING WESTERLY OF THE BURLINGTON NORTHERN RAILROAD RIGHT OF WAY, EXCEPT GRIP ROAD, AND EXCEPT THE NORTH 692.56 FEET OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4, TOGETHER WITH A NON-EXCLUSIVE EASEMENT 50 FEET WIDE FOR INGRESS, EGRESS OVER, UNDER AND THROUGH THE NORTH 692.56 FEET OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., LYING 25 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTERLINE: BEGINNING AT THE NORTHWEST CORNER OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4; THENCE SOUTH 00°57'01" EAST ALONG THE WEST LINE THEREOF A DISTANCE OF 25.03 FEET TO THE SOUTH LINE OF THE NORTH 25 FEET OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 AND THE POINT OF BEGINNING OF THIS CENTERLINE DESCRIPTION; THENCE SOUTH 88°09'41" EAST ALONG SAID SOUTH LINE A DISTANCE OF 453.89 FEET TO THE POINT OF CURVATURE OF A CURVE TO THE RIGHT HAVING A RADIUS OF 115.00 FEET; THENCE SOUTHWESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 40°51'04" AND AN ARC DISTANCE OF 169.08 FEET TO THE POINT OF CURVATURE OF A REVERSE CURVE TO THE LEFT HAVING A RADIUS OF 400.00 FEET; THENCE SOUTHWESTERLY ALONG SAID REVERSE CURVE THROUGH A CENTRAL ANGLE OF 24°28'58" AND AN ARC DISTANCE OF 170.92 FEET TO A POINT ON THE SOUTH LINE OF THE NORTH 692.56 FEET OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 THAT LIES 940.32 FEET FROM THE SOUTHWEST CORNER THEREOF AND TERMINUS OF THIS CENTERLINE. ALSO TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR UTILITY PURPOSES BEING 10 FEET WIDE TO THE NORTH 692.56 FEET OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 THAT LIES 940.32 FEET FROM THE SOUTHWEST CORNER THEREOF AND TERMINUS OF THIS CENTERLINE. THAT PORTION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., THE CENTERLINE OF SAID EASEMENT BEING DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 110 FEET NORTH AND 5 FEET EAST OF THE SOUTHWEST CORNER OF THE NORTH 692.56 FEET OF SAID SUBDIVISION ALSO BEING THE SOUTHWEST CORNER OF THAT PARCEL, CONNECTED BY INSTRUMENT RECORDED ON OCTOBER 14, 2003, UNDER AUDITORS FILE NO. 200310140268, RECORDS OF SKAGIT COUNTY; THENCE SOUTH 00°57' EAST PARALLEL WITH THE WEST LINE OF SAID PARCEL FOR A DISTANCE OF 110 FEET TO THE SOUTH LINE OF SAID SUBDIVISION AND THE TERMINUS OF SAID LINE.

Vicinity/Subdivision Sketch



Notes

1. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
2. ALL PRIVATE ROADS, EASEMENTS, COMMUNITY UTILITIES AND PROPERTIES SHALL BE OWNED AND MAINTAINED BY SEPARATE CORPORATE ENTITY OR THE OWNERS OF PROPERTY SERVED BY THE FACILITY AND KEPT IN GOOD REPAIR AND ADEQUATE PROVISIONS SHALL BE MADE FOR APPROPRIATE PRO-RATA CONTRIBUTIONS FOR SUCH MAINTENANCE BY ANY FUTURE LAND DIVISIONS THAT WILL ALSO USE THE SAME PRIVATE ROAD.
3. 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 THE SAME TO THE FULL, CURRENT COUNTY ROAD SYSTEM HAVE BEEN BROUGHT TO FULL, CURRENT COUNTY ROAD STANDARDS AND A RIGHT-OF-WAY DEED HAS BEEN TRANSFERRED TO AND ACCEPTED BY THE COUNTY.
4. BASIS-OF-BEARINGS - ASSUMED 00°57'01" ON THE WEST LINE OF THE NORTHWEST QUARTER OF SECTION 2.
5. ZONING/CORPORATE PLAN DESIGNATION - RURAL RESERVE (RRV).
6. SEWER - INDIVIDUAL, ON-SITE SEWAGE DISPOSAL SYSTEMS. AN ALTERNATE SYSTEM IS PROPOSED FOR LOT 1 OF THIS SHORT PLAT WHICH MAY HAVE SPECIAL DESIGN, CONSTRUCTION, AND MAINTENANCE REQUIREMENTS. SEE HEALTH OFFICER FOR DETAILS.
7. THIS SURVEY WAS ACCOMPLISHED BY FIELD TRAVERSE USING: 3 SECOND OR BETTER DIGITAL ELECTRONIC TOTAL STATION AND METERS OR EXCEEDS THE STANDARDS CONTAINED IN WAC 332-130-090.
8. 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 AN OFFICIAL DESIGNATED BOUNDARY OF A SKAGIT COUNTY FIRE DISTRICT.
9. A SKAGIT COUNTY ADDRESS RANGE HAS BEEN APPLIED TO THE ROAD SYSTEM IN THIS SUBDIVISION. AT THE TIME OF APPLICATION FOR BUILDING AND/OR ACCESS, SKAGIT COUNTY GIS WILL ASSIGN INDIVIDUAL ADDRESSES IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY CODE 15.24. CHANGE IN LOCATION OF ACCESS, MAY NECESSITATE A CHANGE OF ADDRESS. CONTACT SKAGIT COUNTY PLANNING AND PERMIT CENTER.
10. WATER - INDIVIDUAL WELLS: WATER WILL BE SUPPLIED FROM INDIVIDUAL WATER SYSTEMS. CONTACT THE HEALTH DEPARTMENT TO DETERMINE IF ADDITIONAL WATER QUALITY OR QUANTITY TESTING WILL BE REQUIRED FOR BUILDING PERMIT APPROVALS. SKAGIT COUNTY REQUIRES A 100 FOOT RADIUS WELL PROTECTION ZONE FOR NEW INDIVIDUAL WATER SYSTEMS. THE ZONE MUST BE CONTAINED ENTIRELY ON THE LOT OWNED IN FEE SIMPLE AND/OR BE PROVIDED THROUGH APPROPRIATE COVENANTS OR EASEMENTS. PRESENT AND FUTURE OWNERS OF LOTS WITH AN EXISTING WELL SHALL PRESERVE A 100 FOOT RADIUS WELL PROTECTION ZONE FOR EXISTING WELL IMPROVEMENT OR REPLACEMENT.
11. ALL RAINOFF FROM IMPERVIOUS SURFACES AND ROOF DRAINS SHALL BE DIRECTED SO AS NOT TO ADVERSELY AFFECT ADJACENT PROPERTIES.
12. SEE PROTECTED CRITICAL AREAS EASEMENT AGREEMENT FILED IN A.F. # 200504270113.
13. THE TOTAL AREA IN THIS SHORT SUBDIVISION IS 40.0 ACRES.
14. SUBJECT PROPERTY MAY BE ENCUMBERED BY EASEMENTS OR RESTRICTIONS CONTAINED IN DOCUMENTS FILED IN A.F. #793541; A.F. #793542; A.F. #807902; A.F. #968020008; A.F. #200312080135.
15. THE 100' W.P. FOR THE DECOMMISSIONED WELL A.G. 212 IS PROTECTED PER WAC 173-160-381(2). SPECIFICS ON THE DECOMMISSION CAN BE FOUND AT ECOTOLOGY'S WELL SITE UNDER NOTICE OF ABANDON # W167902.
16. THE WELL WITH THE TAG NUMBER A.G. 238 WAS TESTED FOR ARSENIC ON JANUARY 24, 2005. THE LEVEL OF ARSENIC AT THE TIME OF TESTING WAS 23.8 PARTS PER BILLION (PPB). FEDERAL RECOMMENDATIONS ARE TO LOWER THE ARSENIC MAXIMUM CONTAMINATE LEVEL FROM 50 PPB TO 10 PPB. TREATMENT OF THE WELL MAY BE REQUIRED TO OBTAIN BUILDING PERMIT. ANNUAL TESTING IS RECOMMENDED.

Consent

KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED SUBDIVIDERS HEREBY CERTIFY THAT THIS SHORT PLAT IS MADE AS OUR FREE AND VOLUNTARY ACT AND DEED.

*Paul Z. Taylor*  
PAUL Z. TAYLOR

Acknowledgments

STATE OF WASHINGTON, COUNTY OF SKAGIT  
I, CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT PAUL Z. TAYLOR SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

NOTARY SIGNATURE: *Janice Higgins* TITLE: *Notary*  
DATE: *4-1-05* MY APPOINTMENT EXPIRES: *July 1, 2006*

Treasurer's Certificate

THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE LEVIED AND WHICH HAVE BECOME A LIEN ON THE LANDS HEREBY DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE UP TO AND INCLUDING THE YEAR 2005.

*Paul Z. Taylor*  
DATE: *4-1-05*

Approvals

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY CODE TITLE 14.18 (LAND DIVISIONS)

*Steve Wilde*  
DATE: *2005* COUNTY ENGINEER

*Paul Z. Taylor*  
DATE: *2005* SHORT PLAT ADMINISTRATOR

Owner/Developer  
PAUL Z. TAYLOR  
2294 GREENOUGH LANE  
SEDO-WOOLLEY, WA 98284

AUDITOR'S CERTIFICATE

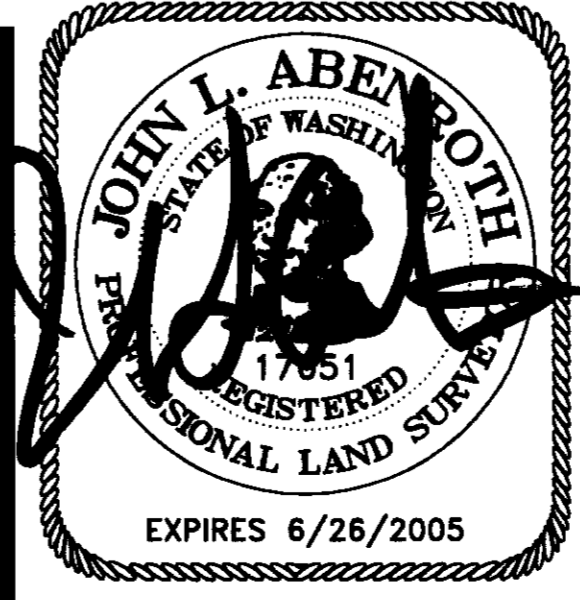
200504270112  
Skagit County Auditor  
4/27/2005 Page 1 of 3 2:03PM

*N. Gummel by J. Foster*  
County Auditor or Deputy Auditor

SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in September 2004 at the request of Paul Z. Taylor.

John L. Abenroth CERT#17651  
Date *4/01/05*



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806 Metcalf St., Sedro-Woolley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658

DATE	REVISION	BY	JOB#	DRAWN	CHECKED	DATE	SCALE	SHEET
			201010	strm	jla	05MAY04	1" = 500'	1 OF 3

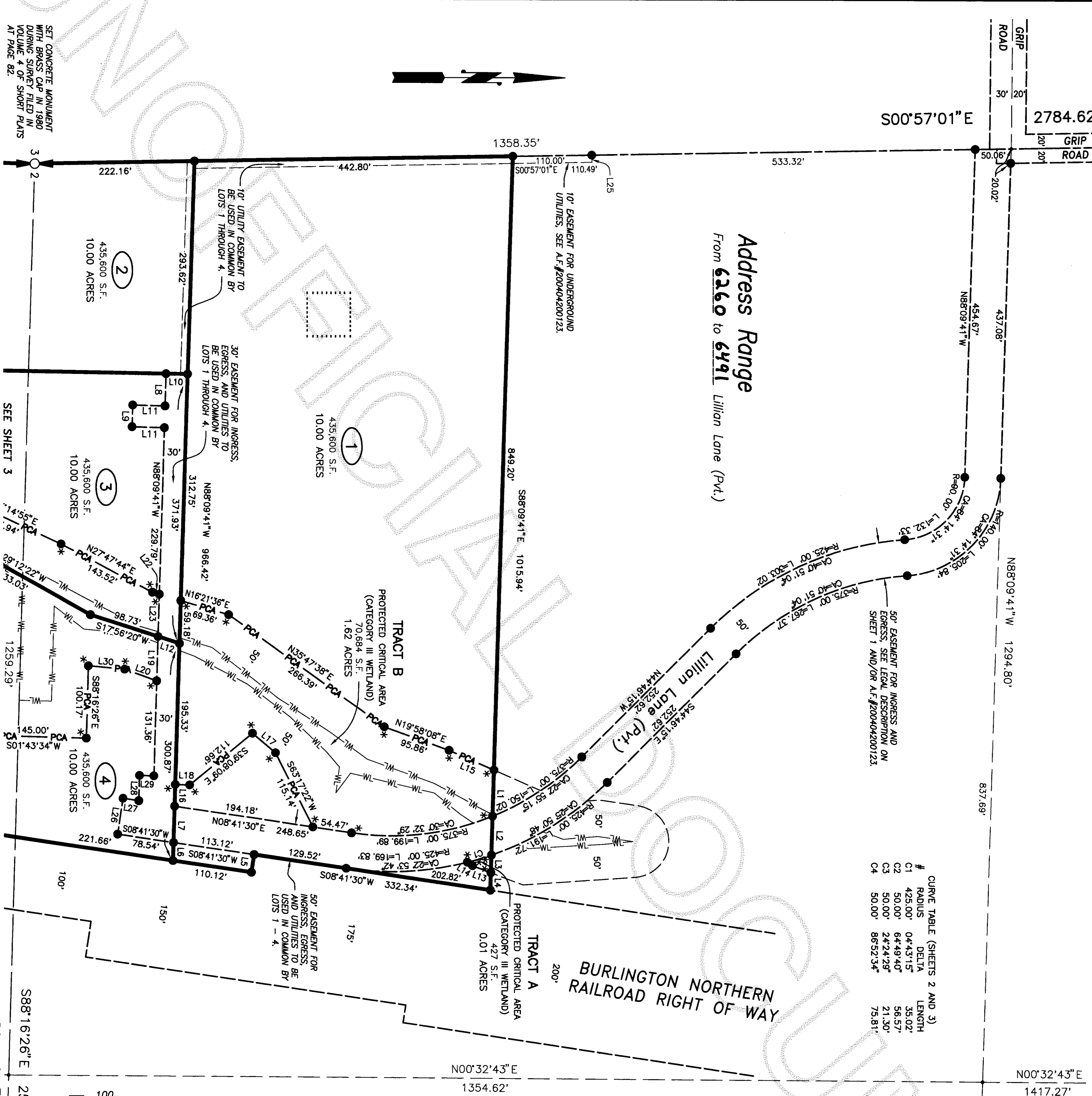
COMPUTED POSITION USING SURVEY FILED IN VOLUME 18 OF SURVEYS AT PAGE 135.

SET CONCRETE MONUMENT WITH BRASS CAP IN 1980 DURING SURVEY FILED IN VOLUME 4 OF SHORT PLATS AT PAGE 82.

SET CONCRETE MONUMENT WITH BRASS CAP IN 1980 DURING SURVEY FILED IN VOLUME 4 OF SHORT PLATS AT PAGE 82.

Survey in the NW1/4 of the SW1/4 and the SW1/4 of the NW1/4 of Section 2, Twp. 35 N., Rng. 4 E., W.M.

Short Plat No. PL04-0703



CURVE TABLE (SHEETS 2 AND 3)

#	RADIUS	DELTA	LENGTH
C1	425.00'	04°43'15"	35.02'
C2	50.00'	64°49'40"	56.57'
C3	50.00'	24°24'29"	21.30'
C4	50.00'	86°52'34"	75.81'

LINE TABLE (SHEETS 2 AND 3)

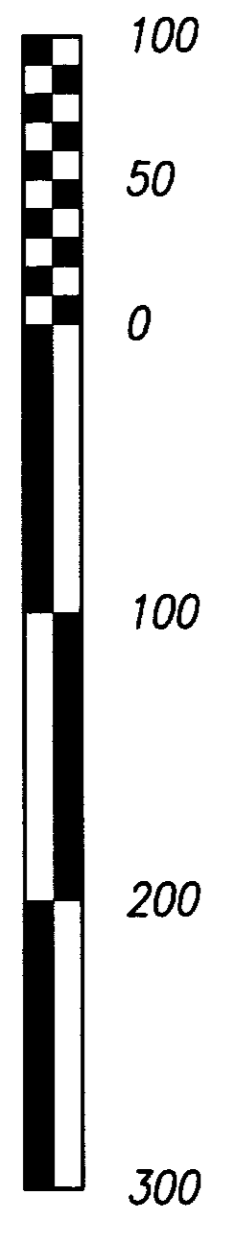
#	BEARING	DISTANCE
L1	S88°09'41"E	63.98'
L2	S88°09'41"E	54.00'
L3	S88°09'41"E	24.61'
L4	S88°09'41"E	24.16'
L5	S81°18'51"E	23.00'
L6	N88°09'41"W	25.18'
L7	N88°09'41"W	50.36'
L8	N88°09'41"W	44.81'
L9	N88°09'41"W	30.00'
L10	S01°05'48"W	30.00'
L11	S01°50'19"W	45.00'
L12	S17°56'20"W	31.22'
L13	S20°52'48"W	27.32'
L14	S33°58'26"W	8.73'
L15	N23°40'14"E	67.95'
L16	N88°09'41"W	30.00'
L17	S40°13'06"W	41.72'
L18	S01°50'19"W	20.00'
L19	S88°09'41"E	61.36'
L20	S20°06'51"W	47.44'
L21	S49°19'08"W	40.12'
L22	N16°21'36"E	9.91'
L23	S88°09'41"E	58.29'
L24	N61°50'27"E	32.65'
L25	N88°02'58"E	10.00'
L26	N81°18'31"W	50.00'
L27	N08°41'30"E	22.18'
L28	N88°09'41"W	35.25'
L29	N01°50'19"E	20.00'
L30	S05°25'58"W	50.80'

**Legend**

● Set 1/2" X 18" reinforcing rod with yellow plastic cap marked "SKA SURV 17651" and white 2" X 2" witness stake, except as noted.

\* Set 1/2" X 18" reinforcing rod with yellow plastic cap marked "SKA SURV 17651", and 5/16" X 48" white post with label marked "PCA".

- PCA — Protected Critical Area Boundary.
- WL — Limits of wetlands.
- ▨ Proposed Access Locations.
- ▭ Proposed locations for sewage disposal systems and replacement areas.



DATE	REVISION	BY	JOB#	DRAWN	CHECKED	DATE	SCALE	SHEET
			201010	SRM	JLD	05MAY04	1" = 100'	2 OF 3

SET CONCRETE MONUMENT WITH BRASS CAP IN 1980 DURING SURVEY FILED IN VOLUME 4 OF SHORT PLATS AT PAGE 82.

Short Plat for Paul Z. Taylor

**Skagit Surveyors & Engineers**  
 806 Metcalf St., Sedro-Woolley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658

**JOHN L. ABENROTH**  
 PROFESSIONAL LAND SURVEYOR  
 EXPIRES 6/26/2005

**SURVEYOR'S CERTIFICATE**  
 This map correctly represents a survey made by me or under my direction in conformance with the direction of the Recording Act in September 2004 at the request of Paul Z. Taylor.  
 John L. Abenroth CERT#17651  
 Date **4/01/05**

**AUDITOR'S CERTIFICATE**  
 200504270112  
 Skagit County Auditor  
 4/27/2005 Page 2 of 3 2:03PM  
 N. Enmmett by J. Faahr  
 County Auditor or Deputy Auditor

