

MARINER'S RIDGE  
A CONDOMINIUM

IN A PORTION OF SW 1/4 OF THE NW 1/4  
AND A PORTION OF THE SE 1/4 OF THE NW 1/4 OF  
SECTION 25, T. 35 N., R. 1 E., W.M.  
ANACORTES, WASHINGTON  
SHEET 1 OF 8

AUDITOR'S CERTIFICATE

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

Norma Brunnet  
SKAGIT COUNTY AUDITOR

James A. Winstha  
DEPUTY

200606120159  
Skagit County Auditor  
6/12/2006 Page 1 of 8 1:26PM

DECLARATION REFERENCE

THE CONDOMINIUM DECLARATION PREPARED UNDER THE WASHINGTON CONDOMINIUM ACT FOR THE CONDOMINIUM TO WHICH THIS SURVEY AND SET OF PLANS REFER, WAS RECORDED WITH THE AUDITOR OF SKAGIT COUNTY, WASHINGTON, ON JUNE 12, 2006, AT AUDITOR'S FILE NO. 200606120159, RECORDS OF SKAGIT COUNTY, WASHINGTON.

DEDICATION

WE, THE UNDERSIGNED OWNER (S) IN FEE SIMPLE, ("DECLARANT"), HEREBY DECLARE THIS SURVEY MAP AND PLANS AND DEDICATE THE SAME FOR CONDOMINIUM PURPOSES. THIS SURVEY MAP AND PLANS AND ANY PORTION THEREOF SHALL BE RESTRICTED BY THE TERMS OF THE CONDOMINIUM DECLARATION FILED CONTEMPORANEOUSLY HERewith. THIS DEDICATION IS NOT FOR ANY OTHER USE THAN TO MEET THE REQUIREMENTS OF THE WASHINGTON CONDOMINIUM ACT FOR A SURVEY AND PLANS AND TO SUBMIT THE PROPERTY HEREIN DESCRIBED TO THE PROVISIONS OF THE ACT AS PROVIDED IN THE DECLARATION.

HOMESTAR NORTHWEST, LLC, A WASHINGTON LIMITED LIABILITY COMPANY

BY: James A. Winstha President  
Homestead Northwest LLC, Member

ACKNOWLEDGMENT FOR DECLARANT

STATE OF WASHINGTON  
COUNTY OF Whatcom

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT \_\_\_\_\_

James A. Winstha

SIGNED THIS INSTRUMENT, ON DATE STATED THAT (HE/SHE/THEY) ( WAS/ARE) AUTHORIZED

TO EXECUTE THE INSTRUMENT, ON DATE STATED THAT (HE/SHE/THEY) ( WAS/ARE) AUTHORIZED

(Homestead Northwest, Inc, Member)

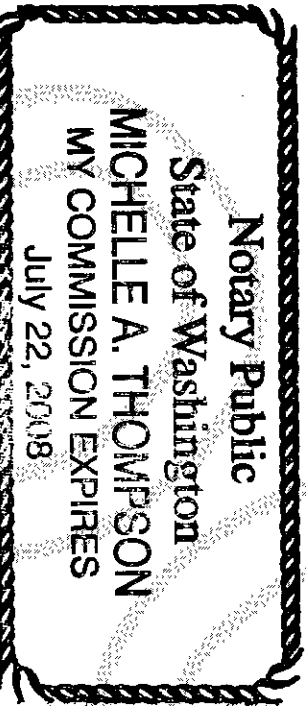
OF, HOMESTAR NORTHWEST, LLC, A WASHINGTON LIMITED LIABILITY COMPANY, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED June 12, 2006

SIGNATURE Michelle A. Thompson

TITLE \_\_\_\_\_

MY APPOINTMENT EXPIRES July 22, 2008



ACKNOWLEDGMENT FOR DECLARANT

STATE OF WASHINGTON

COUNTY OF \_\_\_\_\_

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE RON WOOLWORTH, AS HIS SEPERATE PROPERTY, SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED \_\_\_\_\_

SIGNATURE \_\_\_\_\_

TITLE \_\_\_\_\_

MY APPOINTMENT EXPIRES \_\_\_\_\_

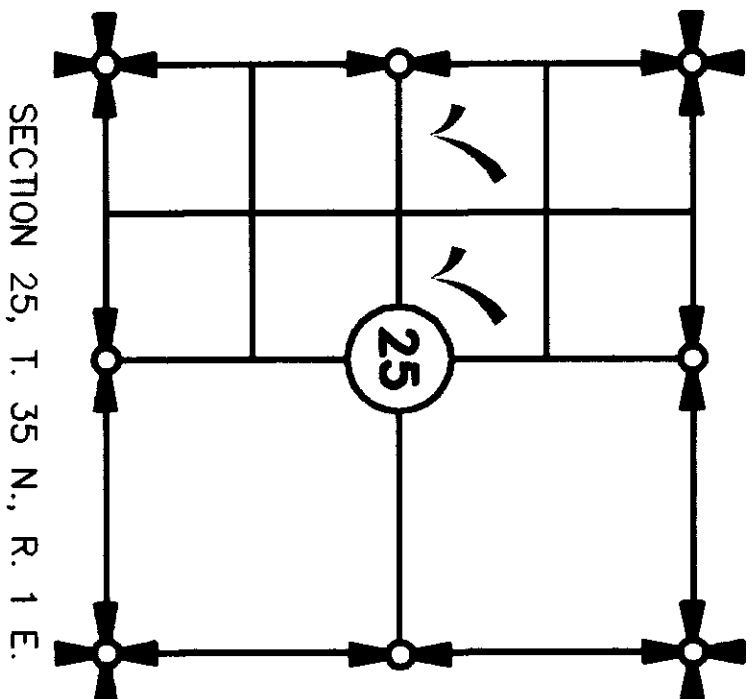
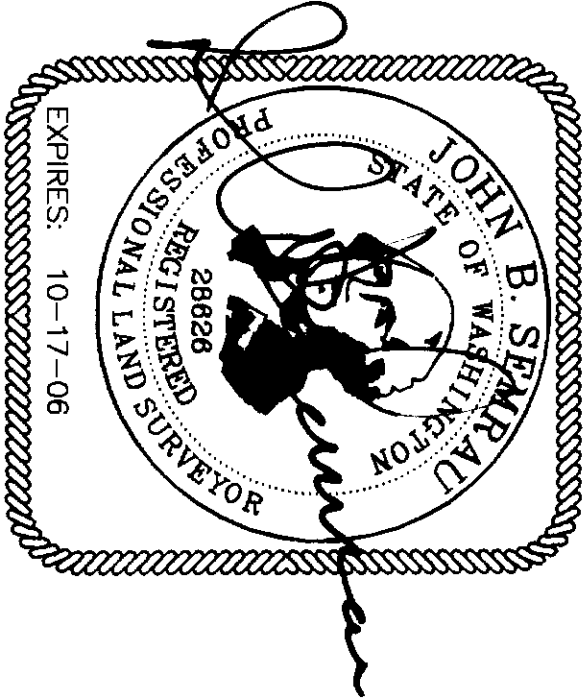
LAND SURVEYOR'S CERTIFICATE

I HEREBY DECLARE THAT THIS SURVEY MAP AND PLANS ARE BASED UPON AN ACTUAL SURVEY OF THE DESCRIBED PROPERTY, THAT THE COURSES AND DISTANCES SHOWN ARE CORRECT, AND THAT ALL INFORMATION REQUIRED BY RCW 64.34.232 AND IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT IS SHOWN, STATED OR IS SUPPLIED HEREIN. I FURTHER CERTIFY THAT THE HORIZONTAL AND VERTICAL BOUNDARIES OF THE UNITS IN THIS CONDOMINIUM ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE WITH THE PLANS CONTAINED HEREIN.

John B. Semrau DATE: 6-1-06

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

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IN A PORTION OF SW 1/4 OF THE NW 1/4  
AND A PORTION OF THE SE 1/4 OF THE NW 1/4 OF  
SECTION 25, T. 35 N., R. 1 E., W.M.  
ANACORTES, WASHINGTON  
SHEET 2 OF 8

**PARCEL A:**

LOTS 15 THROUGH 20 AND LOTS 1 THROUGH 6, BLOCK 36, "KELLOGG AND FORD'S ADDITION TO ANACORTES", ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 41, RECORDS OF SKAGIT COUNTY, WASHINGTON;

**TOGETHER WITH VACATED ALLEY IN BLOCK 36, VACATED IN ORDINANCE NO. 2362 AND ATTACHEES BY OPERATION OF LAW;**

**EXCEPT THE NORTH 12.12 FEET OF LOTS 1 THROUGH 6 OF SAID BLOCK 36;**

**ALSO EXCEPT** THAT PORTION DESCRIBED AS FOLLOWS

THE BEGINNING AT A POINT ON THE WEST LINE OF SAID BLOCK 36, 12.12 FEET SOUTH OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH 89.52°32" EAST FOR 182.58 FEET TO AN INTERSECTION WITH THE EAST LINE OF BLOCK 36; THENCE SOUTH ALONG THE EAST LINE THEREOF FOR 50 FEET TO A POINT 153.88 FEET NORTH OF THE SOUTHEAST CORNER THEREOF; THENCE NORTH 89.52°32" WEST FOR 182.35 FEET TO THE WEST LINE OF SAID BLOCK 36; THENCE NORTH 00°32'27" WEST ALONG THE WEST LINE THEREOF FOR 50 FEET TO THE POINT OF BEGINNING;

**AND ALSO EXCEPT EXISTING ROADWAY WHICH PROVIDES ACCESS TO THE RIDGE DEVELOPMENT.**

SITUATED IN SKAGIT COUNTY, WASHINGTON

PARCEL B:

ALL THOSE PORTIONS OF PARCEL "B" AS SHOWN ON RECORD OF SURVEY FILED IN BOOK 15 OF SURVEYS, AT PAGE 91, RECORDS OF SNAIG COUNTY, WASHINGTON, AND OF BLOCKS 29 AND 36 AND OF VACATED ALLEY AND VACATED 37TH STREET INCLUDED, **KELLOGG AND FORD'S ADDITION TO AMACORIES**, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1, OF PLATS, PAGE 41, RECORDS OF SNAIG COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID PARCEL "B", THENCE SOUTH 01°16'24" EAST  
 ALONG THE WEST LINE OF SAID PARCEL "B" A DISTANCE OF 280.82 FEET; THENCE SOUTH  
 26°39'06" WEST A DISTANCE OF 138.18 FEET; THENCE SOUTH 89°52'32" EAST A DISTANCE OF  
 62.57 FEET TO THE WEST LINE OF SAID PARCEL "B"; THENCE SOUTH 01°16'24" EAST ALONG SAID  
 WEST LINE A DISTANCE OF 18.98 FEET; THENCE EAST DISTANCE OF 158.64 FEET; THENCE  
 SOUTH A DISTANCE OF 40.77 FEET; THENCE EAST A DISTANCE OF 124.84 FEET; THENCE SOUTH  
 A DISTANCE OF 55.32 FEET TO THE SOUTH LINE OF SAID PARCEL "B"; THENCE FOLLOWING THE  
 EXTERIOR BOUNDARY OF SAID PARCEL "B" FOR THE NORTH 01°18'36" WEST A DISTANCE OF  
 89°44'10" EAST A DISTANCE OF 51.78 FEET; THENCE NORTH 01°18'36" WEST A DISTANCE OF  
 264.00 FEET; THENCE NORTH 01°16'58" WEST A DISTANCE OF 401.45 FEET; THENCE SOUTH  
 89°45'58" WEST A DISTANCE OF 334.86 FEET TO THE POINT OF BEGINNING.

**EXCEPT** THAT PORTION OF PARCEL B, AS SHOWN ON MAHONEY'S RIDGE WILDS, A CONDOMINIUM, ACCORDING TO THE DECLARATION THEREOF RECORDED DECEMBER 7, 2005, UNDER AUDITOR'S FILE NO. 200512070089, RECORDS OF SKAGI COUNTY WASHINGTON AND SURVEY MAP RECORDED DECEMBER 7, 2005, UNDER AUDITOR'S FILE NO. 200512070088 RECORDS OF SKAGI COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING: THE NORTHWEST CORNER OF SAID PARCEL "B". THENCE SOUTH 07°26'42" EAST ALONG THE WEST LINE OF SAID PARCEL "B" A DISTANCE OF 280.82 FEET; THENCE SOUTH 26°39'06" WEST A DISTANCE OF 138.18 FEET; THENCE SOUTH 89°52'32" EAST A DISTANCE OF 62.57 FEET TO THE WEST LINE OF SAID PARCEL "B"; THENCE SOUTH 07°16'24" EAST ALONG SAID WEST LINE A DISTANCE OF 163.88 FEET; THENCE EAST A DISTANCE OF 158.94 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH A DISTANCE OF 40.77 FEET; THENCE EAST A DISTANCE OF 12.84 FEET; THENCE SOUTH A DISTANCE OF 55.32 FEET TO THE SOUTH LINE OF SAID PARCEL "B"; THENCE FOLLOWING THE EXTERIOR BOUNDARY OF SAID PARCEL "B" FOR THE FOLLOWING NORTH 07°18'36" WEST A DISTANCE OF 284.00 FEET; THENCE NORTH 07°16'58" WEST A DISTANCE OF 401.45 FEET; THENCE SOUTH 89°46'58" WEST A DISTANCE OF 171.03 FEET; THENCE SOUTH 00°42'30" EAST A DISTANCE OF 72.86 FEET; THENCE SOUTH 12°40'11" EAST A DISTANCE OF 21.15 FEET; THENCE SOUTH 02°15'18" EAST A DISTANCE OF 151.23 FEET; THENCE SOUTH 02°28'15" EAST A DISTANCE OF 54.27 FEET; THENCE SOUTH 02°34'02" EAST A DISTANCE OF 69.29 FEET; THENCE SOUTH 02°41'40" EAST A DISTANCE OF 70.73 FEET; THENCE SOUTH 02°27'57" EAST A DISTANCE OF 64.88 FEET; THENCE SOUTH 22°58'50" WEST A DISTANCE OF 5.04 FEET; THENCE SOUTH 42°28'56" WEST A DISTANCE OF 19.97 FEET; THENCE SOUTH 63°50'06" WEST A DISTANCE OF 5.71 FEET; THENCE SOUTH 10°52'44" WEST A DISTANCE OF 1.89 FEET; THENCE SOUTH 82°19'30" WEST A DISTANCE OF 1.23 FEET; THENCE SOUTH 00°33'40" WEST A DISTANCE OF 25.24 FEET; THENCE SOUTH 05°37'47" WEST A DISTANCE OF 17.60 FEET TO THE TRUE POINT OF BEGINNING.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

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**MOUNT VERNON, WA 98273**

360-424-9566

## EASEMENTS

AN EASEMENT, HEREBY RECEIVED FOR AND GRANTED TO CITY OF ANACOSTES, PIUGET SOUND ENERGY, G.T.E. CASCADE NATURAL GAS CORP., COMCAST AND THEIR RESPECTIVE SUCCESSIONS, AND ASSIGNS UNDER AND UPON THE COMMUNITY OPEN SPACE AND UTILITIES EASEMENTS SHOWN HEREON, AND ALONG THE ROUTES OF THE AS BUILT OR YET TO BE BUILT UTILITY ALIGNMENTS IN WHICH TO INSTALL, LAY, CONSTRUCT, RENEW OPERATE, MAINTAIN AND REMOVE UTILITY SYSTEMS, LINES, FIXTURES, AND APPURTENANCES ATTACHED THERETO, FOR THE PURPOSE OF PROVIDING UTILITY SERVICES TO THE CONDOMINIUM AND OTHER PROPERTY AS MAY BE DEVELOPED IN ASSOCIATION WITH EXPANSIONS TO THIS CONDOMINIUM, TOGETHER WITH THE RIGHT TO ENTER UPON THE UNITS (LOTS) AT ALL TIMES FOR THE PURPOSES STATED, WITH THE UNDERSTANDING THAT ANY GRANTEE SHALL BE RESPONSIBLE FOR ALL UNNECESSARY DAMAGE IT CAUSES TO ANY REAL PROPERTY OWNER IN THE CONDOMINIUM BY THE EXERCISE OF RIGHTS AND PRIVILEGES HEREIN GRANTED.

## NOTES

1. THE DESCRIPTION FOR THIS SURVEY IS FROM CHICAGO TITLE COMPANY-ISLAND DIVISION ORDER NO. ICG38665, DATED APRIL 13, 2006.

2. BASIS OF BEARING: THE WESTERLY 158.94' OF THE SOUTH LINE OF LOT 3 AS SHOWN ON B.L.A. AF NO. 9511280032. BEARING = "EAST".

3. ALL DISTANCES ARE SHOWN IN FEET

4. INSTRUMENTATION: LEICA TCA 1105 THEODOLITE DISTANCE METER, NIKON AE-5 OPTICAL LEVEL.

## 5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE

6. THIS SURVEY WAS REQUESTED BY HOMESTAR NORTHWEST LLC

7. THIS SURVEY MAY SHOW OCCUPATIONAL INDICATORS AS PER W.A.C. CHAPTER 332.130. 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.

8. 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 AND ANY OTHER ACTS.

9. DATUM: NGVD' 29

10. BENCH MARK = N.E. CAP BOLT FIRE HYDRANT #2344, ELEVATION = 285.66 AND N.E. CAP BOLT FIRE HYDRANT #2343, ELEVATION = 297.91

11. THE PROPERTY HEREIN IS SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS,  
RESTRICTIONS, COVENANTS AND OTHER INSTRUMENTS OF RECORD INCLUDING BUT NOT  
LIMITED TO THOSE DOCUMENTS REFERRED UNDER AUDITOR'S NUMBERS 737339,  
9607770027, 200105020111, 200404290123, 200404290124, 200404290125, 200404290126,  
2004052190096, 200404290128, 200405110022, 200405110022, 9511280032, 9604240154  
AND 2004052190096.

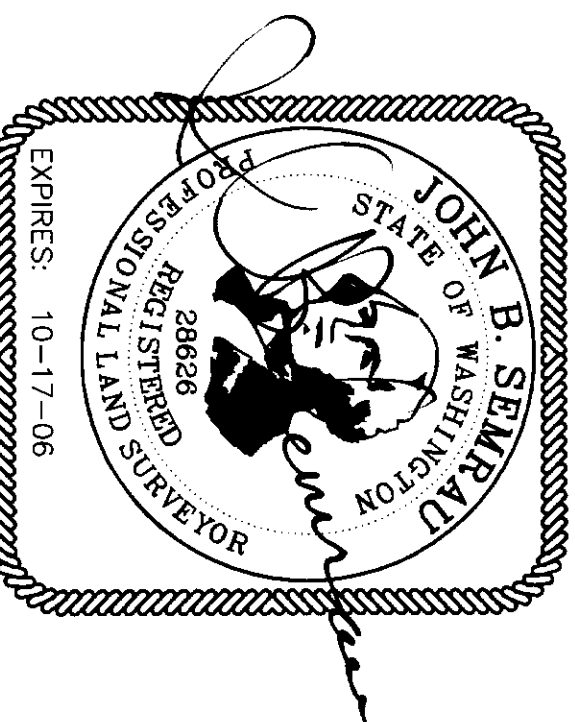
12. OWNERSHIP AND EASEMENT FOR 6-INCH FIRE SERVICE LINES TO BUILDINGS A, B, AND C ARE PRIVATE (NOT CITY) FROM THE ISOLATION VALVE AT THE 12-INCH MAIN UP TO THE BUILDINGS.

13. WARNER'S RIDGE HOMEOWNERS ASSOCIATION, WARNER'S RIDGE VILLAS HOMEOWNERS ASSOCIATION AND FUTURE CONDOMINIUMS OR AMENDMENTS TO THIS CONDOMINIUM ARE JOINTLY AND EQUALLY RESPONSIBLE ON A PRO RATA PER UNIT BASIS TO MAINTAIN AND OPERATE THE EASEMENT FOR INGRESS AND EGRESS TO WARNER'S RIDGE VILLAS, TO MAINTAIN AND OPERATE THE EMERGENCY ACCESS AND GATE OVER PORTAGE LANE, AND TO MAINTAIN AND OPERATE SITE ENTRY LANDSCAPING AND LIGHTING TO PARCEL B.

14. A 5 FOOT WIDE WALKING PATH EASEMENT IS GRANTED TO CITY OF ANACORTES IN THE NORTHWEST CORNER OF PARCEL B. EASEMENT IS PARALLEL TO WEST BOUNDARY OF PARCEL B AND EXTENDS 20 FEET SOUTH OF EASEMENT GRANTED BY AF NO. 200404290125.

15. BUILDING A, BUILDING B, AND PARCEL A ARE "SUBJECT TO DEVELOPMENT RIGHTS SET FORTH IN THE DECLARATION" AND "MAY BE ADDED TO THE CONDOMINIUM," PARCEL A "MAY BE WITHDRAWN FROM THE CONDOMINIUM"

16. MAINTENANCE OF THE HOMEOWNERS ASSOCIATION AND FUTURE CONDOMINIUMS OR AMENDMENTS TO THIS CONDOMINIUM ARE JOINTLY AND EQUALLY RESPONSIBLE ON A PRO RATA PER UNIT BASIS TO MAINTAIN, OPERATE AND PAY FEES FOR GARAGE AND RECYCLE RECEPTACLES AND SERVICE, AND TO MAINTAIN AND OPERATE LANDSCAPING AND ANY IMPROVEMENTS OVER PARCEL A.



6.2.9

200606120159  
Skagit County Auditor  
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# MARINER'S RIDGE A CONDOMINIUM

IN A PORTION OF SW 1/4 OF THE NW 1/4  
AND A PORTION OF THE SE 1/4 OF THE NW 1/4 OF  
SECTION 25, T. 35 N., R. 1 E., W.M.  
ANACORTES, WASHINGTON  
SHEET 3 OF 8

BUILDING C ADDRESS AND UNIT AREA		
3706	PORTAGE LANE UNIT 100	1,090
3706	PORTAGE LANE UNIT 101	1,096
3706	PORTAGE LANE UNIT 102	1,097
3706	PORTAGE LANE UNIT 103	1,104
3706	PORTAGE LANE UNIT 104	1,088
3706	PORTAGE LANE UNIT 200	1,512
3706	PORTAGE LANE UNIT 201	1,530
3706	PORTAGE LANE UNIT 202	1,492
3706	PORTAGE LANE UNIT 203	1,495
3706	PORTAGE LANE UNIT 204	1,534
3706	PORTAGE LANE UNIT 205	1,492
3706	PORTAGE LANE UNIT 206	2,188
		SQ. FT.

NOTE: ENTRANCE AREA IS  
SUBJECT TO A "MEMORANDUM  
OF AGREEMENT" RECORDED  
UNDER AUDITOR'S FILE NO.  
200404290123, RECORDS OF  
SKAGIT COUNTY, WASHINGTON,  
FOR PROPORTIONAL SHARE  
OF COST IN MAINTAINING THE  
ENTRANCE AREA LANDSCAPING.

SUBJECT TO DEVELOPMENT  
RIGHTS SET FORTH IN THE  
DECLARATION  
PARCEL "A"  
MAY BE ADDED OR  
WITHDRAWN FROM  
THE CONDOMINIUM

50' WIDE RIGHT OF WAY TO BE DEDICATED  
AS SHOWN IN ORDINANCE NO. 2362, RECORDED  
UNDER AUDITOR'S FILE NO. 9510100106,  
RECORDS OF SKAGIT COUNTY.

ADDITION TO ANACORTES  
BLOCK 29  
RIDGE AND FORDS  
CONDOMINIUM

NORTHWEST CORNER PARCEL "B" PER  
R.O.S. BOOK 15, PAGE 91, AUDITOR'S  
FILE NO. 9401190111.

5' PEDESTRIAN  
EASEMENT  
(SEE NOTE 14)

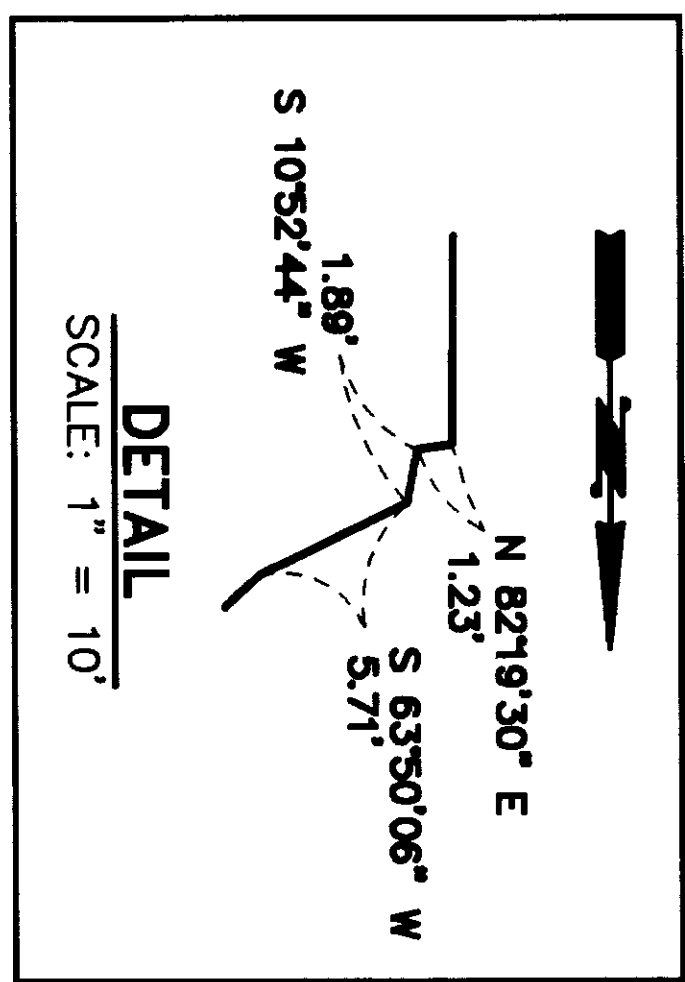
BLA LOT 3  
AF NO. 9511280032 ROS

PARCEL "B"  
AF NO. 9401190111 ROS

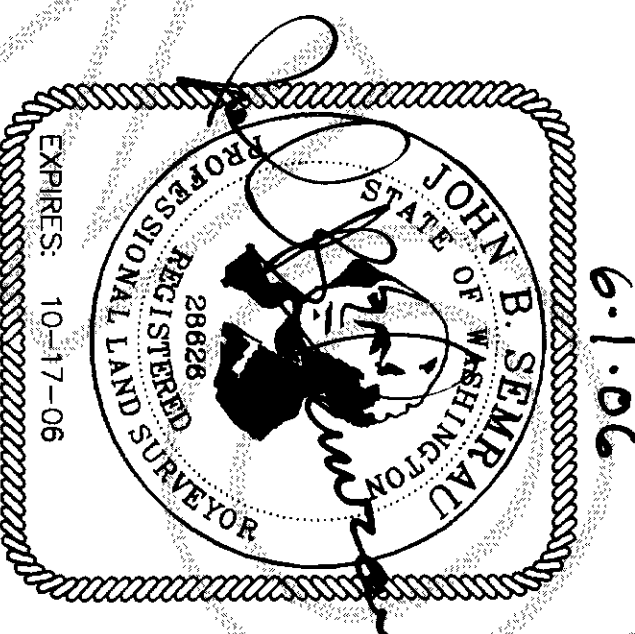
SUBJECT TO DEVELOPMENT  
RIGHTS SET FORTH IN THE  
DECLARATION.  
MAY BE ADDED TO CONDOMINIUM

BUILDING "A"

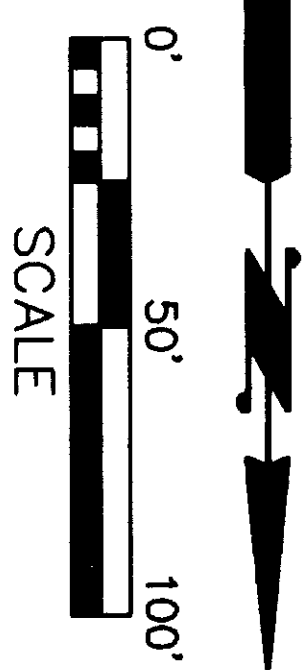
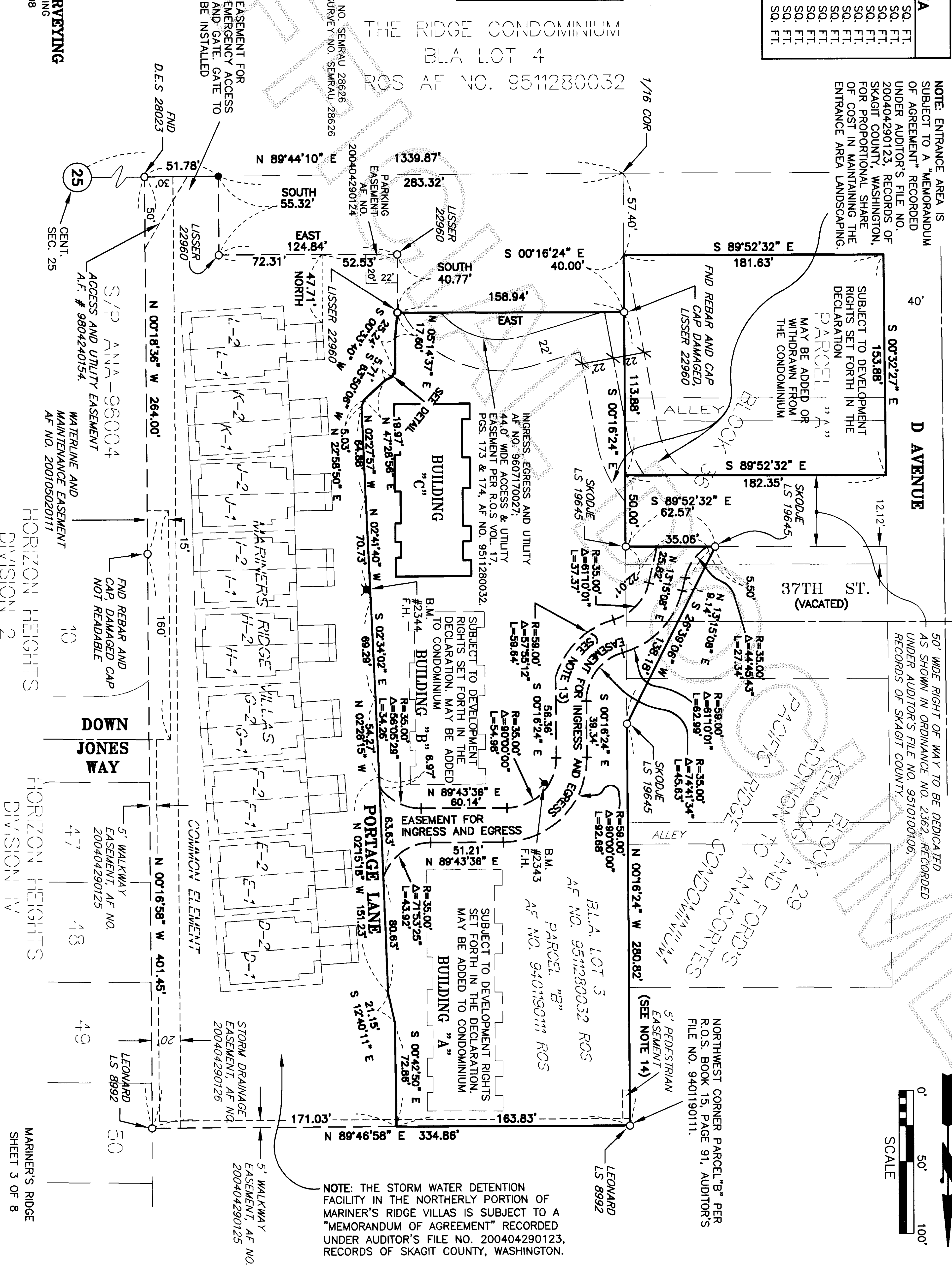
NOTE: THE STORM WATER DETENTION  
FACILITY IN THE NORTHERLY PORTION OF  
MARINER'S RIDGE VILLAS IS SUBJECT TO A  
"MEMORANDUM OF AGREEMENT" RECORDED  
UNDER AUDITOR'S FILE NO. 200404290123,  
RECORDS OF SKAGIT COUNTY, WASHINGTON.



KEY:  
● IRON REBAR SET WITH YELLOW CAP - SURVEY NO. SEMRAU 28626  
○ NAIL AND SHINER SET IN CONCRETE WALK - SURVEY NO. SEMRAU 28626  
⊗ EXISTING REBAR OR IRON PIPE FOUND.  
⊕ INDICATES MONUMENT FOUND.



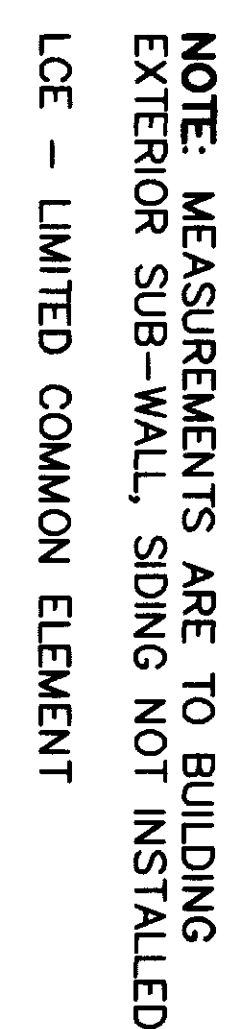
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ANACORTES, WASHINGTON  
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SCALE

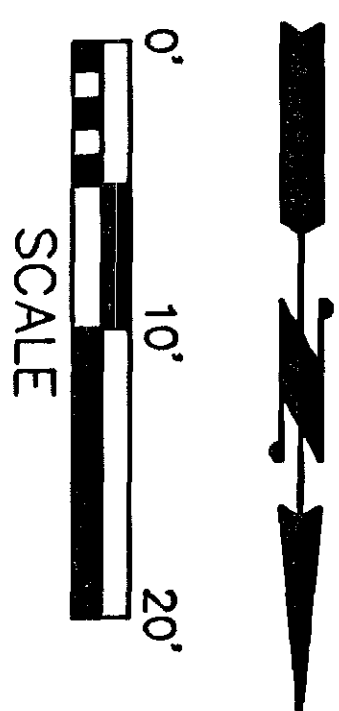
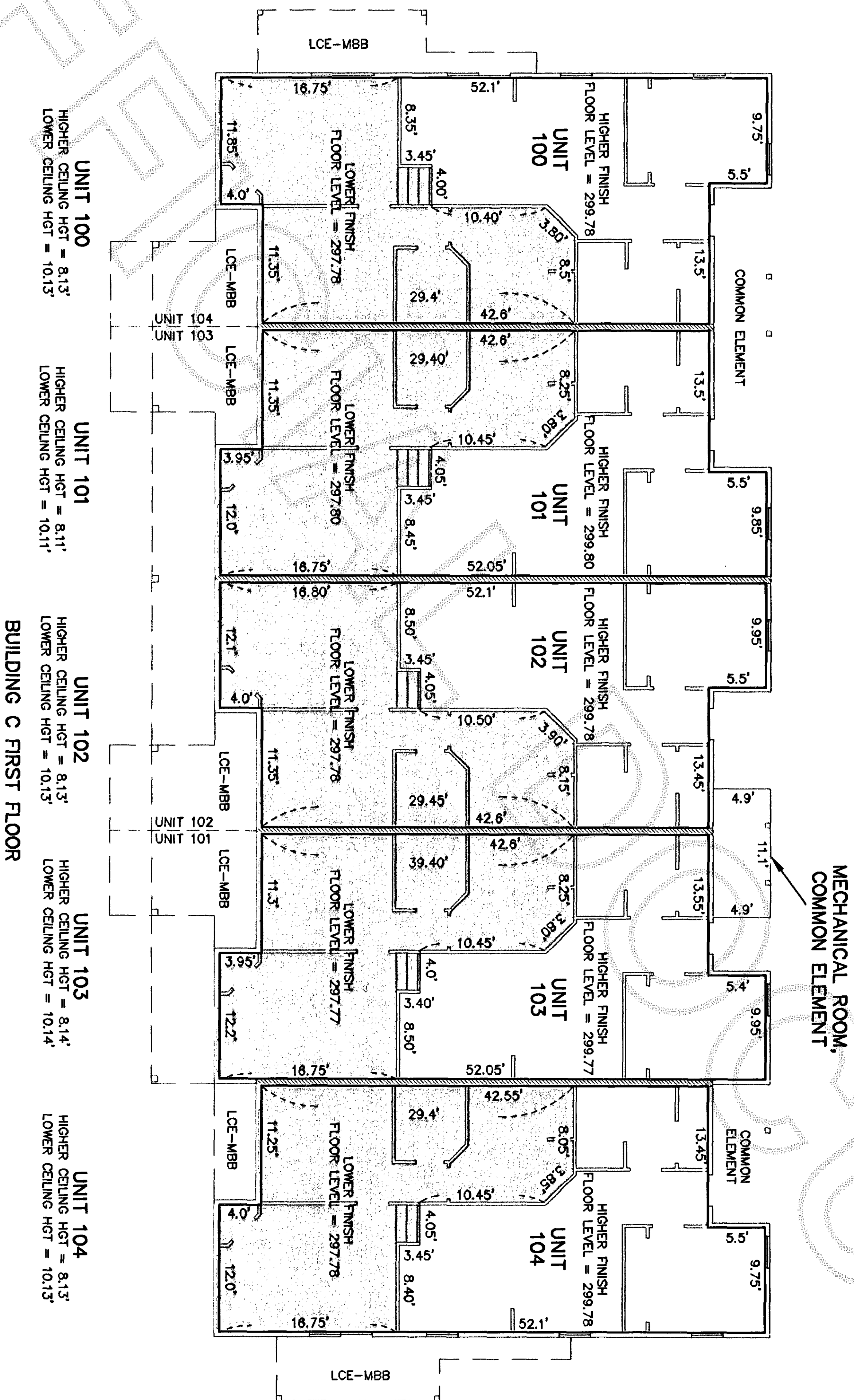
BLDG C  
EXTERIOR  
DIMENSIONS  
MARINER'S RIDGE  
SHEET 4 OF 8



# MARINER'S RIDGE A CONDOMINIUM

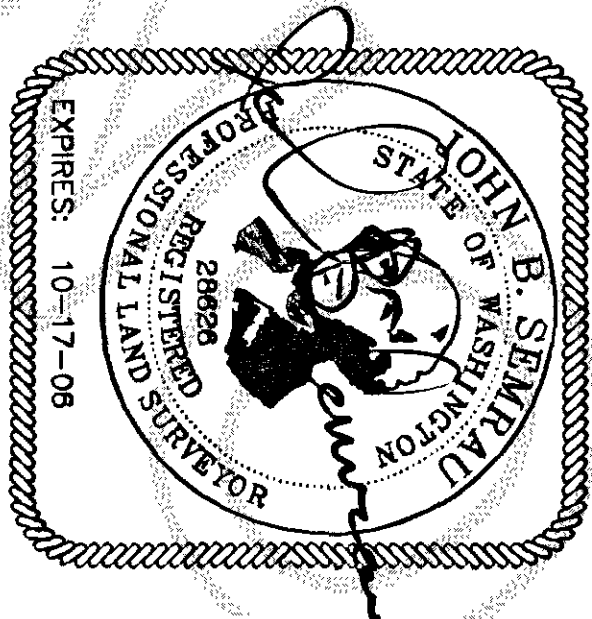
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ANACORTES, WASHINGTON  
SHEET 5 OF 8

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ALL WALLS MEASURED FACE OF STUD TO  
FACE OF STUD.  
FIRST FLOOR HAS TWO ELEVATIONS, A  
HIGHER FLOOR AND A LOWER FLOOR, BOTH  
FLOOR ELEVATIONS ARE POURED CONCRETE.

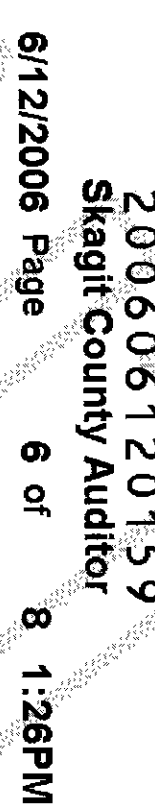
— REPRESENTS LOWER FLOOR AREA  
LCE-MBB - LIMITED COMMON ELEMENT,  
MUST BE BUILT, NOT  
CONSTRUCTED AT TIME  
OF SURVEY.



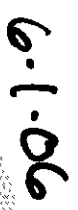
6-1-06

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ANACORTES, WASHINGTON  
SHEET 6 OF 8



ALL WALLS MEASURED  
FACE OF STUD TO  
FACE OF STUD



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IN A PORTION OF SW 1/4 OF THE NW 1/4  
AND A PORTION OF THE SE 1/4 OF THE NW 1/4 OF  
SECTION 25, T. 35 N., R. 1 E., W.M.  
ANACORTES, WASHINGTON  
SHEET 7 OF 8

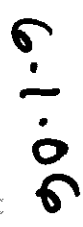
6/12/2006 Page

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ALL WALLS MEASURED  
FACE OF STUD TO  
FACE OF STUD



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MARINER'S RIDGE  
A CONDOMINIUM

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AND A PORTION OF THE SE 1/4 OF THE NW 1/4 OF  
SECTION 25, T. 35 N., R. 1 E., W.M.  
ANACORTES, WASHINGTON  
SHEET 8 OF 8

PARKING ASSIGNMENTS

STALL	UNIT
1,2,3	SUBJECT TO DEVELOPMENT RIGHTS
4	206
5	205
6	204
7	104
8	203
9	103
10	202
11	102
12	201
13	101
14	200
15	100

KEY:

D	STORM DRAIN LINE
SS	SANITARY SEWER LINE
W	WATER LINE
□	STORM DRAIN CATCH BASIN
⊗	STORM DRAIN MANHOLE
○	SANITARY SEWER MANHOLE
○	SANITARY SEWER CLEAN OUT
⊗	FIRE HYDRANT
⊗	WATER METER
⊗	WATER BLOWOFF VALVE
⊗	LIMITED COMMON ELEMENT
G & R	GARBAGE AND RECYCLE
STDR	SUBJECT TO DEVELOPMENT RIGHTS SET FORTH IN THE DECLARATION
▨	ASPHALT PAVING
▨	CARPORT AREA OR FUTURE CARPORTS
▨	SITE ENTRY LANDSCAPING APPROXIMATELY 9,320 SQ. FT.

NOTE: ENTRANCE AREA IS SUBJECT TO A "MEMORANDUM OF AGREEMENT" RECORDED UNDER AUDITOR'S FILE NO. 200404290123, RECORDS OF SKAGIT COUNTY, WASHINGTON, FOR PROPORTIONAL SHARE OF COST IN MAINTAINING THE ENTRANCE AREA LANDSCAPING.

D AVENUE

PARCEL "A"

37TH ST.  
(VACATED)

SITE ENTRY  
LANDSCAPING  
(TYPICAL)  
SEE NOTE 13

LOE - STDR  
G & R SET FORTH IN THE DECLARATION

B.M. #2343 COMMON ELEMENT

B.M. #2344 F.H.

BUILDING A

BUILDING B

BUILDING C

PORTAGE LANE

5' WALKWAY  
EASEMENT, AF NO.  
200404290125

STORM WATER  
DETENTION POND

STORM DRAINAGE  
EASEMENT, AF NO.  
200404290126

MAHINERS RIDGE VILLAS

G-2

G-1

F-2

F-1

E-2

E-1

D-2

D-1

H-2

H-1

I-2

I-1

J-2

J-1

K-2

K-1

L-2

L-1

S/P ANA-96004  
ACCESS AND UTILITY EASEMENT  
A.F. # 9804240154

WATERLINE AND  
MAINTENANCE EASEMENT  
AF NO. 200105020111

DOWN  
JONES WAY

5' WALKWAY  
EASEMENT, AF NO.  
200404290125

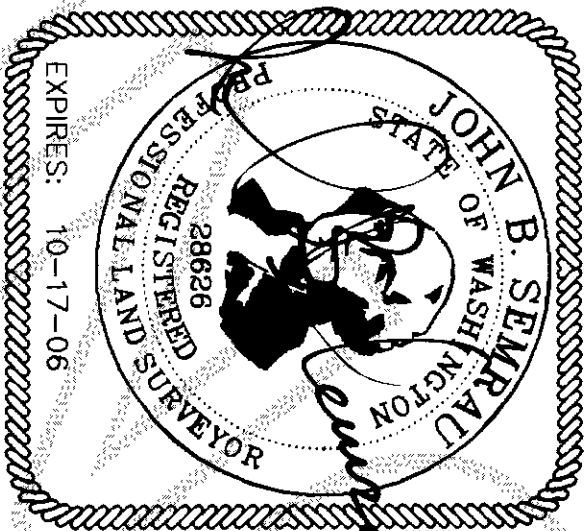
47

43

49

50

MARINER'S RIDGE  
SHEET 8 OF 8



C-1.06

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