

Basis of Bearing and Directional Reference

Bearings are oriented to a
prior survey recorded in
Book 6, Surveys, Page 86

200608150109
Skagit County Auditor
8/15/2006 Page 1 of 1 1:10:30AM

10. Bunnell, Val Quen
Auditor's Certificate
Skagit County Auditor

Cased Monument

N84°27'05"W 341.12

curb

35th Street

N84°27'05"W 130.48

Cased Monument

Rebar & Cap
LS 4564

N84°27'05"W 165.18
(10 rods, 165' per deed)

South line of 35th Street per
Bk. 6, Surveys, Pg. 86 reported
therein to be as described on
the plat of Hogadorn's and
Stewart Addition, Vol. 1, Plats,
Pg. 37.

West line of SE¼ of the NE¼

Occupation Near Boundaries

See letters in circles to locate occupation noted
The following occupational indicators
are noted

- A. Stone retaining wall near but not on
west boundary
B. A line of steel posts (10) are set
along the southeast portion of the
east boundary.
C. A garage is noted east of the east
boundary and does not encroach. (Note
3 foot exception along the east line.)
D. A board fence is noted on the east
line. A portion of the fence (23 feet)
appears to encroach upon the
southeast corner of Parcel B.
E. The west wall of a garage is on or
near the east boundary of Parcel B.
Note that this potential encroachment
will be relieved with the revised
boundary.
F. The buildings on Parcel A meet
setback and coverage requirements
for "R-2" zoning district.

Land Description

That portion of the Northeast Quarter of Section 25, Township 35 North, Range 1 East, N.M.,
described as follows:

Beginning at a point on the westerly boundary of "Child's and Hogadorn's First Addition to the City
of Anacortes, Washington," according to the plat recorded in Volume 2 of Plats, page 24 records
of Skagit County, Washington, 601 feet North of the South line of the Northeast Quarter of said
Section 25, thence West parallel to and 601 feet North of the South line of said Northeast
Quarter of Section 25, a distance of 110 feet to the true point of beginning; thence North parallel
to the West boundary of Child's and Hogadorn's First Addition a distance of 150 feet; thence east
parallel to the South line of said Northeast Quarter of Section 25, a distance of 10 feet; thence
North parallel to the West boundary of Child's and Hogadorn's First Addition to the South line of
Thirty-fifth Street as shown on this (the) plat of Hogadorn's and Stewart's First Addition to the
City of Anacortes, Washington," according to the plat recorded in Volume 1 of Plats, page 37,
records of Skagit County, Washington; thence West along the South line of Thirty-fifth Street to a
point that is 10 rods East of the West line of said Southeast Quarter of the Northeast Quarter;
thence South parallel to and 10 rods East of the West line of said Southeast Quarter of the
Northeast Quarter to a line that is 601 feet North of and parallel to the South line of said
Southeast Quarter of the Northeast Quarter, thence East along said parallel line to the point of
beginning;

EXCEPT the East 7 feet of the North 60 feet of the South 150 feet thereof;

ALSO EXCEPT commencing at the East Quarter Corner of said Section 25, thence North
84°47'00"West along the South line of said subdivision a distance of 86.437 feet to a tack in
lead in the centerline of M Avenue; thence North 0°33'30"East 4.79, thence North 84°47'00"West
a distance of 135.64 feet to a one-half inch rebar marked "Leonard 8442" at the Southeast
Corner of Tract "A" as shown on survey map filed in Book 6 of Surveys at page 86, under
Auditor's File No. 2506190003, said point being the true point of beginning; thence North
0°24'03"West along the East line of said Tract "A" a distance of 40.00 feet; thence North
84°47'00"West a distance of 3.00 feet; thence South 84°47'00"East a distance of 40.00 feet top
the South line of said Tract "A", thence South 84°47'00"East along said South line of distance of
300 feet to the true point of beginning.

Situate in Skagit County, Washington

RE-RECORDED TO AMEND SURVEY
PREVIOUSLY RECORDED UNDER AFN
200605300028
The prior survey showed a Boundary Line
Modification which lacked approval by the
City of Anacortes

South line of NE¼, per
Bk. 6, Surveys, Pg. 86
tack & lead per deed
(not visited this survey)

Surveyor's Certificate

This plan represents a survey made by me or under my direct supervision in
conformance with the requirements of the Survey Recording Act at the
request of Sterling Chord authorized representative of WFC Joint Venture
LLC of Skagit County, during May, 2006.

Robert F. Parrish

Amended Record of Survey

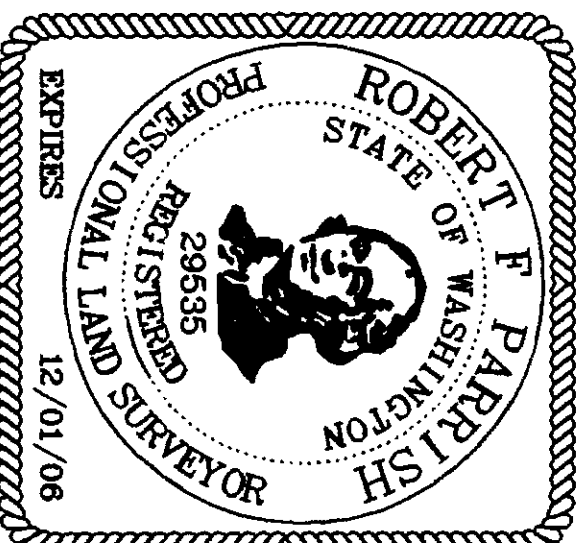
Prepared at the request of

Parrish Land Surveying

142 BLOSSOM LAKE, PORT TOWNSEND, WA. 98368
ANACORTES (360) 588-1467 - parrish@rockland.com

Sterling Chord for WFC Joint Venture, LLC

Located within the Southeast ¼ of the Northeast ¼ of Section 25,
Township 35 North, Range 1 East, N.M., City of Anacortes, Fidalgo
Island, Skagit County, Washington



604-276
CADD BY: RP
CHK BY: RP
BK REF: 18
SCALE: 1" = 40'
DATE: 6-20-06

Survey Notes

This survey has been prepared from a closed traverse using an electronic
instrument measuring angles to 3 seconds of arc and distances rounded to
hundredths of feet.

This survey is a retracement of a previous Record of Survey, Book 6, Surveys,
Page 86. The purpose of this survey has been to locate, describe and to set
monuments to mark the principle corners of the parcel described left and to
modify the east boundary (Parcel B) as shown.

The board fence near the southeast corner of "Parcel B" appears to encroach.

This survey was prepared in a manner consistent with the requirements of
Washington Administrative Code Section 332-130-05 through 040.

Legend

- Rebar & Cap with License Number
All monuments shown were found
as described during May of 2006
All rebars with the License number
29535 were set during the completion
of this survey.
Monument in case at street intersections
or as noted.

Graphic Scale

