

AUDITORS CERTIFICATE FILED FOR RECORD AT  
THE REQUEST OF SCHEMMER ENGINEERING INC.

10/2/2006 Page 1 of 2 2:11:13AM

N Bennett  
SKAGIT COUNTY AUDITOR

Wan Doret  
DEPUTY

ACCEPTANCE: \_\_\_\_\_

THIS BOUNDARY LINE ADJUSTMENT IS HEREBY EXAMINED AND APPROVED FOR ACCEPTANCE

THIS 22<sup>n</sup> DAY OF SEPT 2006

*[Signature]*  
CITY ENGINEER (CIVIL)  
-----  
*[Signature]*  
SUBDIVISION ADMINISTRATOR  
-----  
CONSENT:

KNOW ALL PERSONS, BY THESE PRESENTS, THAT WE, THE UNDERSIGNED, OWNERS HEREBY CERTIFY THAT THE BOUNDARY LINE ADJUSTMENT IS MADE AS OUR FREE AND VOLUNTARY ACT AND DEED.

*Wm. Reed for SYCD LLC*

STATE OF WASHINGTON COUNTY OF SKAGIT  
THIS IS TO CERTIFY THAT ON THE 29 DAY OF Sept, 2006, BEFORE ME, THE UNDERSIGNED, A  
NOTARY PUBLIC,

PERSONALLY APPEARED to W. L. Llanos Obregon, TO ME KNOWN TO BE THE INDIVIDUAL WHO EXECUTED THE WITHIN DEDICATION AND ACKNOWLEDGED TO ME THAT HE(SHE) SIGNED AND SEALED THE SAME AS THEIR VOLUNTARY ACT AND DEED FOR THE USES AND PURPOSES THEREIN MENTIONED AND TO OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE SAID INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL THE DAY AND YEAR FIRST ABOVE WRITTEN.

RESIDING AT 3410 Cakes View Ln Antietam MD  
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON

BACK = 20'

SIDES  
5'&10'

FRONT = 20'  
TYPICAL BUILDING SETBACKS  
FROM LOT LINES FOR ZONE R2

Survey  
conformance with the  
standard

**SCHEMMER ENGINEERING INC.**  
**317 COMMERCIAL AVENUE, SUITE 101**  
**ANACORTES, WA 98221 (360) 293-9006**

**SURVEYORS CERTIFICATE**  
This map correctly represents  
a survey made by me or \  
under my direction in  
conformance with the Survey  
Recording Act.

Paul E. Monohon  
Date 9-29-06 CERT#25971

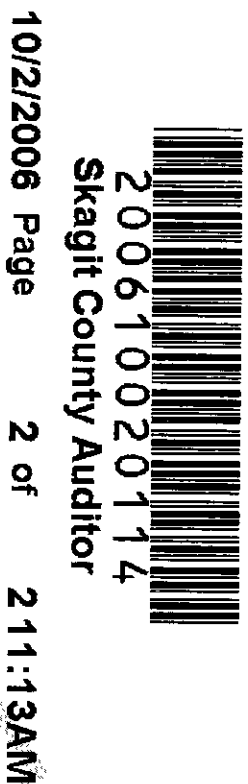
DESIGNED	PEM	SECTION 27 VICINITY MAP N.T.S.	
DRAWN	PEM		
CHECKED	JB		
	BY		
DATE	BY	APP	REVISIONS
11-28-84			
CAD FILE: 04-240		PLOT DATE: 9-29-06	

CAD FILE: 04-240 PLOT DATE: 9-29-06



BOUNDARY LINE ADJUSTMENT SE 1/4 SECTION 27, T. 35 N., R. 01 E., W.M.

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OF SCHEMMER ENGINEERING INC.



N. Burnett  
SKAGIT COUNTY AUDITOR

DEPUTY

SURVEY NOTES:

BASIS OF BEARINGS IS: THE CENTERLINE OF ANACO BEACH ROAD AT SOUTH 57°52'27" EAST BETWEEN FOUND, CASED MONUMENTS SHOWN ON CITY OF ANACORTES' B/LA SURVEY RECORDED UNDER A.F. 200403220173.

RIGHT OF WAY OF MARINE DRIVE AND ANACO BEACH ROAD BASED ON ABOVE SURVEY.

THIS SURVEY WAS PERFORMED IN THE FIELD USING A LEICA TCR1103 ELECTRONIC TOTAL STATION.

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND DOES NOT PURPORT TO SHOW ALL EASEMENTS, RESTRICTIONS, ETC. THAT MAY AFFECT THE PROPERTY.

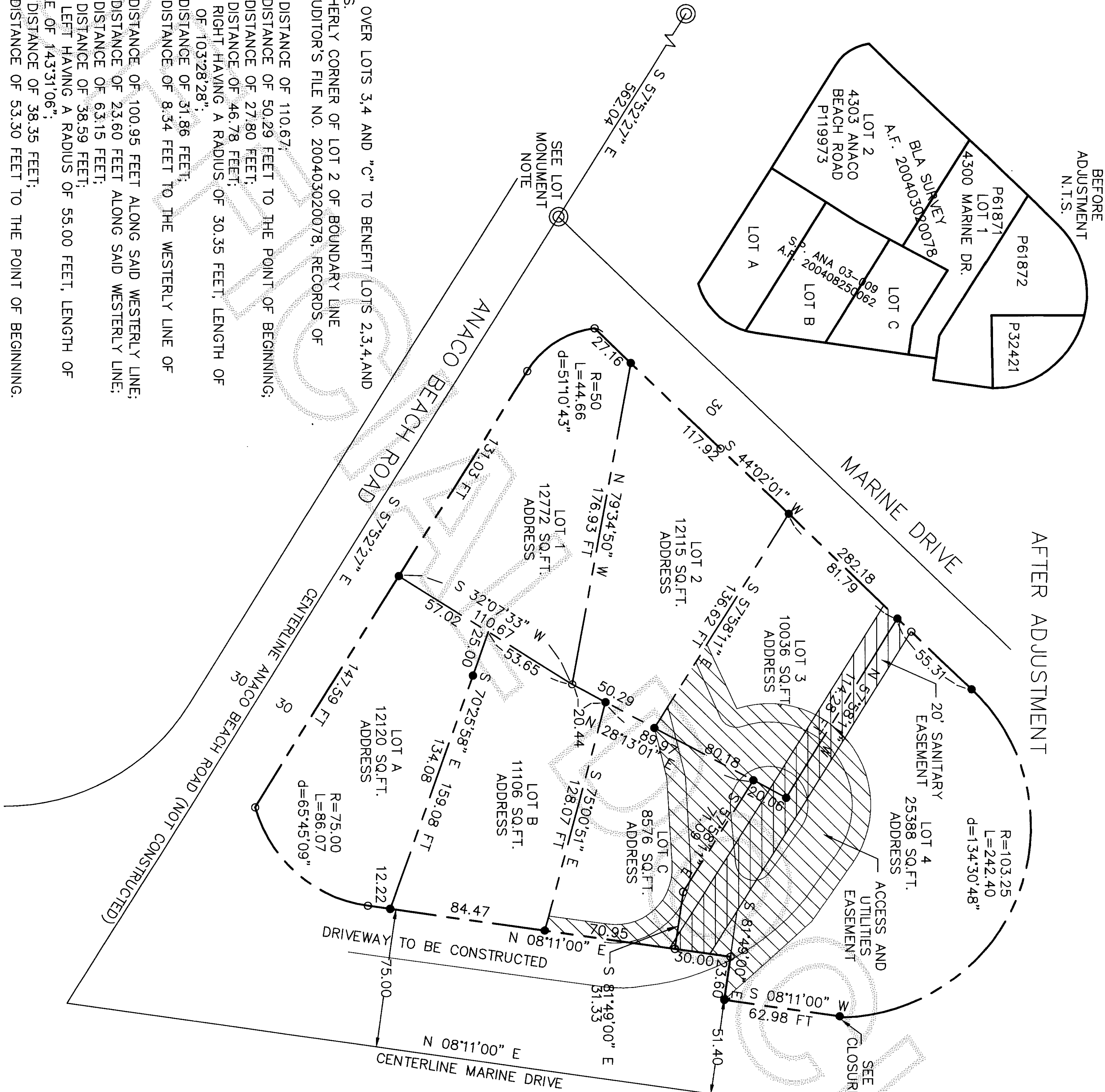
LOT 69 BOUNDARY ON A.F. 200403220173 DOES NOT CLOSE. ADDED CLOSING LINE OF S 14°30'39"W, 2.47.

MONUMENT AT INTERSECTION OF ANACO BEACH ROAD AND MARINE DRIVE NOW (9/29/06) FALLS UNDER CONCRETE SIDEWALK. ITS POSITION IS INDICATED BY A MAG NAIL.

- FOUND CASED CONCRETE MONUMENT 12/2004
- FOUND REBAR AND CAP LS 19645
- SET REBAR AND CAP "PEM LS 25971"

ACCESS AND UTILITIES EASEMENT OVER LOTS 3,4 AND "C" TO BENEFIT LOTS 2,3,4, AND "C" AND THE CITY OF ANACORTES. COMMENCING AT THE MOST SOUTHERLY CORNER OF LOT 2 OF BOUNDARY LINE ADJUSTMENT RECORDED UNDER AUDITOR'S FILE NO. 200403020078, RECORDS OF SKAGIT COUNTY, WASHINGTON:

THENCE NORTH 32°07'33"EAST A DISTANCE OF 110.67;  
THENCE NORTH 28°13'01"EAST A DISTANCE OF 50.29 FEET TO THE POINT OF BEGINNING;  
THENCE NORTH 76°16'00"EAST A DISTANCE OF 27.80 FEET;  
THENCE NORTH 86°45'28"EAST A DISTANCE OF 46.78 FEET;  
THENCE ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 30.35 FEET, LENGTH OF 54.81 FEET, AND A DELTA ANGLE OF 103°28'28";  
THENCE SOUTH 08°11'00"WEST A DISTANCE OF 31.86 FEET;  
THENCE SOUTH 75°00'51"EAST A DISTANCE OF 8.34 FEET TO THE WESTERLY LINE OF MARINE DRIVE;  
THENCE NORTH 08°11'00"EAST A DISTANCE OF 100.95 FEET ALONG SAID WESTERLY LINE;  
THENCE SOUTH 81°49'00"EAST A DISTANCE OF 23.60 FEET ALONG SAID WESTERLY LINE;  
THENCE NORTH 41°52'22"WEST A DISTANCE OF 63.15 FEET;  
THENCE NORTH 54°48'23"WEST A DISTANCE OF 38.59 FEET;  
THENCE ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 55.00 FEET, LENGTH OF 137.77 FEET, AND A DELTA ANGLE OF 143°31'06";  
THENCE SOUTH 65°20'53"WEST A DISTANCE OF 38.35 FEET;  
THENCE SOUTH 57°58'11"EAST A DISTANCE OF 53.30 FEET TO THE POINT OF BEGINNING.



MAINTENANCE NOTES:  
DRIVEWAY IMPROVEMENTS IN THE PUBLIC RIGHT OF WAY ALONG MARINE DRIVE SHALL BE PRIVATE WITH THE EXCEPTION OF THE CITY UTILITIES (WATER, SEWER, STORM). THE CITY OF ANACORTES WILL MAINTAIN THESE UTILITIES AND THE PROPERTY OWNERS WILL MAINTAIN THE ROAD IMPROVEMENTS.

THE ACCESS AND UTILITY EASEMENT SHOWN ON PRIVATE PROPERTY AND BENEFITTING THE ADJOINING PROPERTY OWNERS IS ALSO GRANTED TO THE CITY OF ANACORTES, VERIZON, CASCADE NATURAL GAS, PUGET SOUND ENERGY, COMCAST, AND POTELOCO AND THEIR HEIRS AND ASSIGNS FOR ACCESS AND UTILITY IMPROVEMENTS (REPAIR, REPLACEMENT, ETC.)

JOB NO.

04-240

SHEET

2 OF 2

BOUNDARY LINE ADJUSTMENT

SUNSET VIEW CONDOMINIUM

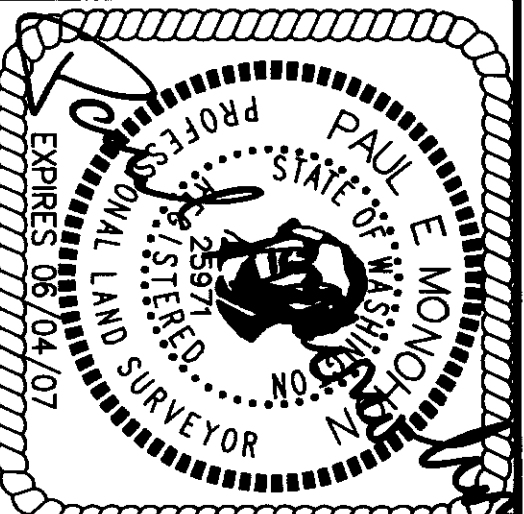
DEVELOPER, L.L.C.

ANACORTES, WA 98221



SCHEMMER ENGINEERING INC.

317 COMMERCIAL AVENUE, SUITE 101  
ANACORTES, WA 98221 (360) 293-9006



SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE SURVEY RECORDING ACT.

PAUL E. MONOHON CERT#25971  
DATE 9-29-06

DRAWN	PEM
CHECKED	JB
DATE	BY
DATE	APP
DATE	REV
DATE	REV
CAD FILE: 04-240 B/LA 2006	PLOT DATE: 9/29/06