

TINAS COMA BINDING SITE PLAN

IN SECTION 32, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.

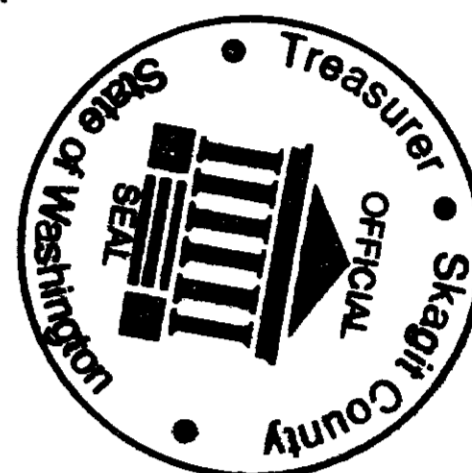
TREASURERS CERTIFICATE

THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE LEVIED AND WHICH HAVE BECOME A LIEN UPON THE LANDS HERIN DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE UP TO AND INCLUDING THE YEAR OF 2007.

THIS 19th DAY OF December, 2006.

Patricia Dunbar
SKAGIT COUNTY TREASURER

DEPUTY



CITY TREASURERS CERTIFICATE

I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS AND ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY HERIN CONTAINED DEDICATED AS STREETS, ALLEYS, OR FOR OTHER PUBLIC USE, ARE PAID IN FULL.

THIS 14th DAY OF December, 2006.

RA Patlak
CITY TREASURER

APPROVALS

EXAMINED AND APPROVED THIS 12th DAY OF December, 2006

Jeff Skodje
DIRECTOR OF PUBLIC WORKS
Maureen J. Fleck
DIRECTOR OF PLANNING AND COMMUNITY DEVELOPMENT

LEGAL DESCRIPTION

TRACT "G", "PLAT OF TINAS COMA", AS PER PLAT RECORDED AUGUST 11, 2000, UNDER AUDITOR'S FILE NO. 200008110004, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID TRACT "G"; THENCE NORTH 89°12'36" WEST, ALONG THE SOUTH LINE OF SAID TRACT "G", A DISTANCE OF 43.82 FEET; THENCE NORTH 00°47'24" EAST A DISTANCE OF 117.41 FEET; THENCE SOUTH 88°46'18" EAST A DISTANCE OF 18.62 FEET TO A POINT ON THE EAST LINE OF SAID TRACT "G"; THENCE SOUTH 00°47'24" EAST, ALONG SAID EAST LINE, A DISTANCE OF 61.03 FEET TO AN ANGLE POINT THEREON; THENCE SOUTH 89°12'36" EAST, ALONG THE BOUNDARY OF SAID TRACT "G", A DISTANCE OF 25.00 FEET, TO AN ANGLE POINT THEREON; THENCE SOUTH 00°47'24" EAST A DISTANCE OF 56.23 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON. SOURCE OF LEGAL DESCRIPTION IS LAND TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO. 114855-S, DATED JANUARY 3, 2005 AT 8:00 A.M.

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THE TINAS COMA BINDING SITE PLAN IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 32, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., AND THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY; AND THAT I HAVE COMPLETED WITH THE PROVISIONS OF STATE AND CITY OF BURLINGTON PLATTING REGULATIONS.

Jeffrey A. Skodje
JEFFREY A. SKODJE, PLS. CERTIFICATE NO. 19645

DATE 12/5/06

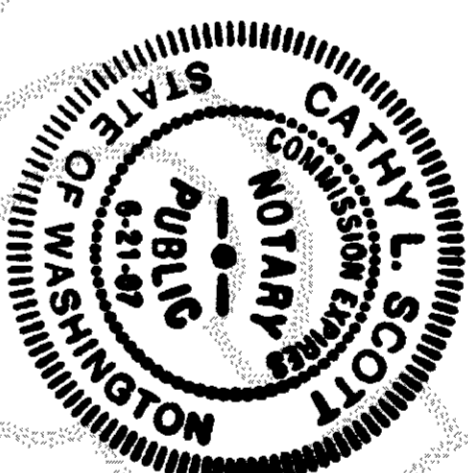
DECLARATION

KNOW ALL MEN BY THESE PRESENTS THAT PROPERTY INVESTORS L.L.C., A WASHINGTON LIMITED LIABILITY COMPANY, OWNERS IN THE FEE SIMPLE OR CONTRACT PURCHASERS AND MORTGAGE HOLDERS OR LIEN HOLDERS, OF THE LAND HEREBY PLATTED, DECLARE THIS BINDING SITE PLAN AND HEREBY CERTIFY THAT THE SAME IS MADE AS THEIR FREE AND VOLUNTARY ACT AND DEED.

Daniel Madlung
DANIEL MADLUNG, MANAGING MEMBER
PROPERTY INVESTORS, L.L.C.

NOTES

1. BASIS OF BEARING IS THE SOUTH LINE OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., AS SHOWN ON SHEET 8 OF THE "PLAT OF TINAS COMA", AS PER PLAT RECORDED AUGUST 11, 2000, UNDER AUDITOR'S FILE NO. 200008110004, RECORDS OF SKAGIT COUNTY, WASHINGTON.
2. VERTICAL DATUM IS CITY OF BURLINGTON (NGVD 29), AS DETERMINED FROM SAID "PLAT OF TINAS COMA", AS SHOWN HEREON.
3. THIS SURVEY WAS PERFORMED IN THE FIELD USING A LEICA TC41105 ELECTRONIC DISTANCE MEASURING THEODOLITE.
4. THIS SURVEY HAS DEPICTED EXISTING OCCUPATIONAL INDICATORS IN ACCORDANCE WITH W.A.C. CH. 332.130. THESE OCCUPATIONAL INDICATORS MAY INDICATE A POTENTIAL FOR UNWRITTEN TITLE OWNERSHIP. THE LEGAL RESOLUTION OF OWNERSHIP BASED UPON UNWRITTEN TITLE CLAIMS HAS NOT BEEN RESOLVED BY THIS SUBDIVISION.
3. ANY DEVELOPMENT OF THE SUBJECT PROPERTY WILL BE IN CONFORMANCE TO THE BINDING SITE PLAN.



AUDITORS CERTIFICATE

FILED FOR RECORD THIS 10 DAY OF December, 2006 AT THE REQUEST OF LEONARD, BOUDINOT & SKODJE, INC.

AUDITORS FILE NO. ADDU-00000000
Maureen J. Fleck
COUNTY AUDITOR
Dawn Taylor
DEPUTY

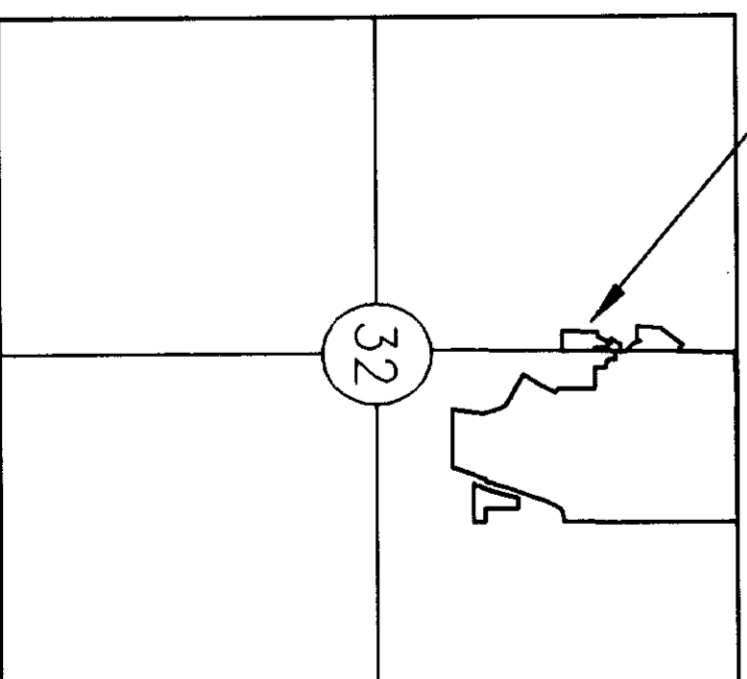
ACKNOWLEDGMENTS

STATE OF WASHINGTON
COUNTY OF Skagit

I HEREBY CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Daniel Madlung IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT (S)HE SIGNED THIS INSTRUMENT, ON OATH STATED THAT (S)HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE Managing Director of Property Investors LLC TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

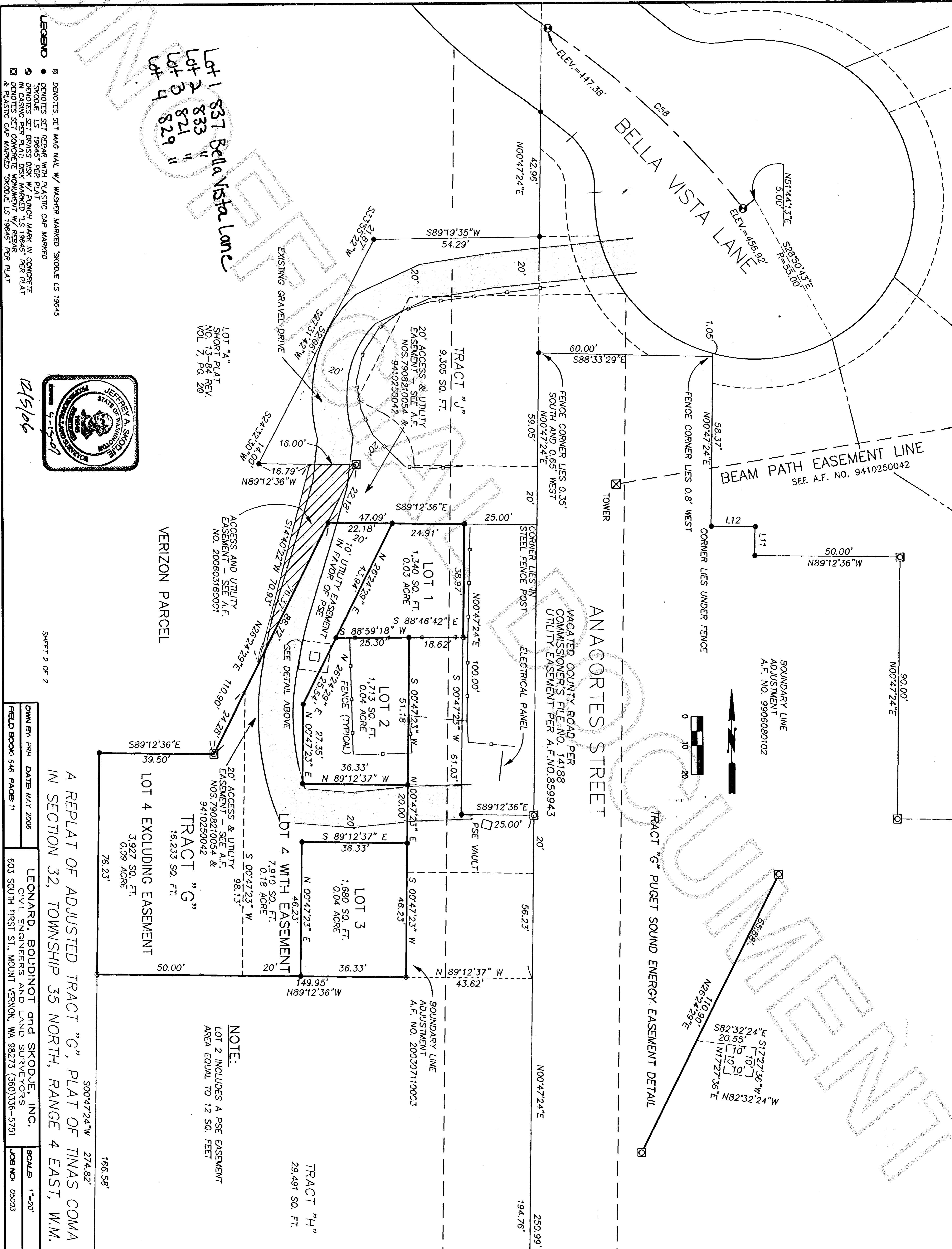
DATED Dec. 12, 2006
BY Cathy L. Scott RESIDING AT Bona
NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON
MY COMMISSION EXPIRES 6-21-07

TINAS COMA
BINDING SITE PLAN



VICINITY MAP
SECTION 32, T35N, R4E, W.M.

TINAS COMA BINDING SITE PLAN



Lot 1 837 Bella Vista Lane
Lot 2 833 " "
Lot 3 821 " "
Lot 4 829 " "

LOT "A"
SHORT PLAT
NO. 13-84 REV.
VOL. 7, PG. 20



12/5/06

SHEET 2 OF 2

A REPLAT OF ADJUSTED TRACT "G", PLAT OF TINAS COMA IN SECTION 32, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.

NOTE:
LOT 2 INCLUDES A PSE EASEMENT AREA EQUAL TO 12 SQ. FEET

- LEGEND**
- DENOTES SET MAG NAIL W/ WASHER MARKED "SKODJE LS 19645"
 - DENOTES SET REBAR WITH PLASTIC CAP MARKED "SKODJE LS 19645"
 - DENOTES SET REBAR PER PLAT PLACING MARK IN CONCRETE IN CIRCLES SET MARKED "S 19645" PER PLAT
 - DENOTES SET CONCRETE MONUMENT W/ REBAR
 - PLASTIC CAP MARKED "SKODJE LS 19645" PER PLAT

DWNR: PRH	DATE: MAY 2006	LEONARD, BOUDINOT and SKODJE, INC.	SCALE: 1"=20'
FIELD BOOK: 646	PAGE: 11	CIVIL ENGINEERS AND LAND SURVEYORS	JOB NO.: 05003
		603 SOUTH FIRST ST., MOUNT VERNON, WA 98273 (360)336-5751	