

NC.

2/13/2007 Page

AUDITOR COUNTY # SHINGTON 2:04PM

APPROVALS

Commencing at the Northwest corner of Section 36, Township 34 North, Range 4 East, W.M.; thence South 1 degree 14'38" West along the West line of said Section 36 for a distance of 425.96 feet to a point on the South edge of Mountain View Road; thence North 50 degrees 48'32" East along the South edge of said road for a distance of 359.30 feet to the true point of beginning; thence continuing North 57 degrees 48'32" East along the South edge said road for a distance of 60.00 feet; thence South 74 degrees 16'03" East for a distance of 736.01 feet to the West edge of H.C. Peters Road; thence South 25 degrees 31'26" West along the West line of said road for a distance of 210.00 feet; thence South 64 degrees 28'34" East along the West line of said road for a distance 22.20 feet; thence South 25 degrees 31'26" West along the West line of said road for a distance of 40.00 feet; thence North 83 degrees 27'31" West for a distance of 682.73 feet; thence North 1 degree 14'28" East for a distance of 324.93 feet to the true point of beginning.

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HEALTH

OFFICER

Commencing at the Northwest corner of Section 36, Township 34 North, Range 4 East W.M.; thence South 1 degree 14'38" West along the West line of said Section for a distance of 1,076.22 feet; thence North 89 degrees 22'25" East parallel to the South line of said subdivision for a distance of 300.00 feet; thence North 1 degree 14'38" East for a distance of 225.29 feet to the true point of beginning; thence South 86 degrees 30'00" East a distance of 566.31 feet to the West line of H.C. Peters Road; thence North 25 degrees 59'30" East along the West line of said road for a distance of 32.47 feet; thence North 86 degrees 30'00" West a distance of 460.48 feet; thence North 1 degree 14'38" East a distance of 251.34 feet; thence North 83 degrees 27'31" West to a point which bears North 1 degree 14'38" East from the true point of beginning; thence South 1 degree 14'38" West a distance of 287.92 feet to the true point of

TOGETHER WITH an easement for ingress and egress over following described tract, to—wit:

and

across

34 North, West line

TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE LEVIED AND WHICH HAVE BECOME A LIEN ON THE LANDS HEREIN DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE UP TO AND INCLUDING THE YEAR 2008.

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SKAGIT COUNTY TREASUBER

ADDRESS NOTE:

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.

BEGINNING RANGE 16740 15600 23076 ENDING RANGE 20001 17001 23167

ROAD NAME

W. BIG LAKE BOULEVARD MOUNTAIN VIEW ROAD BOYD ROAD

NOTES

SHORT PLAT N NUMBER AND DATE CONTRACTS. 유 APPROVAL SHALL BE INCLUDED

ZONING - RURAL COMPREHENSIVE I L VILLAGE RESIDENTIAL PLAN DESIGNATION -

LEGAL DESCRIPTION

4. NO BUILDING PERMITS SHALL BE ISSUED FOR ANY RESIDENTIAL AND/OR COMMERCIAL STRUCTURES WHICH ARE NOT WITHIN AN OFFICIALDESIGNATED BOUNDARY OF A SKAGIT COUNTY FIRE DISTRICT.

5. CHANGE IN LOCATION OF ACCESS, MAY NECESSITATE CHANGE SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES..

6. ALTERNATIVE ON-SITE SEWAGE DISPOSAL SYSTEM MAY HAVE CONSTRUCTION AND MAINTENANCE REQUIREMENTS. SEE SKAGIT OFFICER FOR DETAILS.

<mark>큰</mark>덛 1 IS SERVED BY BOYD ROAD PUBLIC WATER SYSTEM 2 IS SERVED BY P.U.D. #1 OF SKAGIT COUNTY.

8, SEE PROTECTED CRITICAL AREA EASEMENT (PCAE) RECORDED AFN 20110130675

9. WITH THE EXCEPTION OF ACTIVITIES IDENTIFIED AS ALLOWED WITHOUT STAIRENEW UNDER SCC 14.24.100, ANY LAND USE ACTIVITY THAT CAN IMPAIR THAND VALUES OF CRITICAL AREAS OR THEIR BUFFERS THROUGH A DEVELOPME OR BY DISTURBANCE OF THE SOIL OR WATER, AND/OR BY REMOVAL OF, OR EXISTING VEGETATION SHALL REQUIRE CRITICAL AREAS REVIEW AND WRITTEN PURSUANT TO SCC 14.24.

10. BASIS OF BEARING - WEST LINE OF THE SW 1/4, SECTION 36, TOWNSHIP 34N, RANGE 4E, W.M. = NORTH 00°46' 26" EAST PER AFNO.833536, VOL. 1, PAGE 181

SURVEY EQUIPMENT & PROCEDURE: THIS SURVEY WAS COMPLETED AND FIELD TRAVERSE USING A NIKON DTM-520 TOTAL STATION ON 03-2006

12. ALL RUNOFF FROM IMPERVIOUS SURFACES, ROOF DRAINS SHALL ADVERSELY EFFECT ADJACENT PROPERTIES.

13. A LOT OF RECORD CERTIFICATION HAS BEEN ISSUED FOR ALL LOTS INCLUDED IN THIS LAND BY VIRTUE OF RECORDING THIS LAND DIVISION AND ISSUANCE OF THE LOT CERTIFICATION, ALL THEREIN SHALL BE CONSIDERED LOTS OF RECORD FOR CONVEYANCE AND DEVELOPMENT PURPUNILESS OTHERWISE RESTRICTED. SEE AF# 2007 O 2-13-00 11.

ALSO TOGETHER WITH an easement for ingress and egress following described tract:

over

4. 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 TACILITY AND KEPT IN GOOD REPAIR AND ADEQUATE PROVISIONS SHALL BE MADE FOR APPROPRIATE PROVISIONS SHALL BE MADE FOR APPROPRIATE PROPERTY SERVED BY ANY FUTURE LAND DIVISIONS THAT WILL ALSO USE THE SAME PRIVATE ROAD. **A**ND

15. IN NO CASE SHALL THE COUNTY ACCEPT A DEDICATION OR ANY OBLIGATION AS TO ANY SUCH ROAD, STREET, AND/OR ALLEYS 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 COUNTY ROAD STANDARDS AND A RIGHT—OF—WAY DEED HAS BEEN TRANSFERRED TO AND ACCEPTED BY THE COUNTY. SUCH

Commencing at the Northwest corner of Section 36, Towinship 34 North, Range 4 East, W. M.; thence South 1 degree 14'38" West along the West line of said Section for a distance of 1,076.22 feet; thence North 89 degrees 22'25" East parallel to the South line of said subdivision for a distance of 300.00 feet; thence North 1 degree 14'38" East a distance of 225.59 feet to the true point of beginning; thence South 86 deg. 30'00" East a distance of 566.31 feet to the West line of H.C. Peters Road; thence South 25 degrees 59'30" West along the West line of said road for a distance of 32.47 feet; thence North 86 degrees 30'00" West to a point that bears South 1 degree 14'38" East from the true point of beginning; thence North 1 degree 14'38" East to the true point of beginning.

Except any portion of the above described property lying within the land described in Exhibit "A", page 3 of 7 of the Statutory Warranty Deed, recorded the statutory of the statutory washington.

FOR LOT 1 — A) IMPERVIOUS SURFACES. THE TOTAL IMPERVIOUS SURFACE OF THE PROPOSAL IALL BE LIMITED TO 5% OF THE TOTAL LOT AREA, UNLESS THE PROPOSED DEVELOPMENT PROVIDES TIGATION THAT WILL COLLECT RUNOFF FROM THE PROPOSED DEVELOPMENT, WILL TREAT THAT INCOFF, IF NECESSARY TO PROTECT GROUNDWATER QUALITY AND DISCHARGE THAT COLLECTED IN OFF INTO A GROUNDATER INFILTRATION SYSTEM ON SITE. IF A PROJECT IS CONNECTED TO A JUDIC WATER SYSTEM WHOSE SOURCE OF WATER IS OUTSIDE OF THE WATERSHED AND IF THE COJECT USES AN APPROVED SEPTIC SYSTEM FOR SEWAGE DISPOSAL, THE COUNTY MAY APPROVE A PROJECT USES AN APPROVE SURFACE LIMITS OF THIS SUBSECTION, IF IT IS DETERMINED THAT THE PROPOSED IN THE IMPERMINED THAT THE PROPOSAL PROVIDED SEPTIC SYSTEM FOR SEWAGE DISPOSAL, THE COUNTY MAY APPROVE A PROVIDED SEPTIC SYSTEM FOR SEWAGE DISPOSAL, THE COUNTY MAY APPROVE A PROVIDED THAT THE PROPOSAL PROVIDED THAT THE PROPOSAL ROVE AN

ACKNOWLEDGEMENT

B) LAWN WATERING. NO LAWN WATERING SHALL BE PERMITTED BETWE ND SEPTEMBER 30TH, PROVIDED IF THE PROPOSED DEVELOPMENT CONNECTS TO AN EXIVATER SUPPLY AS DESCRIBED IN SUBSECTION (1) OF THIS SECTION (14.24.350), OR IF THE DEMONSTRATION SECTION (14.24.350), OR IF THE DEMONSTRATION SECTION IN SCC 14.24.350(5)(C), THEN THIS LANDSCAPE WATERING RESTRICTION SHALL JUNE 1ST ING PUBLIC PROPOSED ANDARD AS OT APPLY.

STATE OF KASHINGTON

COUNTY OF SKAGIT

ON THIS 15TH DAY OF DECEMBEL 2006, BEFORE ME THE UNDERSIGNED,
ON THIS 15TH DAY OF DECEMBEL 2006, BEFORE ME THE UNDERSIGNED,
A NOTARY PUBLIC, PERSONALLY APPEARED 10EY SWIENSON

A NOTARY PUBLIC, PERSONALLY APPEARED 10EY SWIENSON

TO ME KNOWN TO BE THE INDIVIDUALS DESCRIBED IN AND WHO EXECUTED
THE BECLARATION HEREIN, AND ACKNOWLEDGED THAT THEY SIGNED AND SEALED
THE SAME AS THEIR FREE AND VOLUNTARY ACT AND DEED FOR THE USES
AND PURPOSES THEREIN MENTIONED.

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

FOR LOT 2 - IMPERVIOUS SURFACES. THE TOTAL IMPERVIOUS SURFACE OF LIMITED TO 5% OF THE TOTAL LOT AREA, UNLESS THE PROPOSED DEVELOPMENT, MIDDINGT, IF NECESSARY TO PROTECT GROUNDWATER QUALITY AND DISCHARGE THINOFF, IF NOTO A GROUNDATER INFILTRATION SYSTEM ON SITE. IF A PROJECT IS IBLIC WATER SYSTEM WHOSE SOURCE OF WATER IS OUTSIDE OF THE WATERSHIP OF USES AN APPROVED SEPTIC SYSTEM FOR SEWAGE DISPOSAL, THE COULD TREASE IN THE IMPERVIOUS SURFACE LIMITS OF THIS SUBSECTION, IF IT IS DEPTIC SYSTEM IS PROVIDING ACCEPTABLE COMPENSATING RECHARGE TO THE AVERT OF THE AVERT OF THE SUBSECTION. TOVE AN TIVHS

ACKNOWLEDGEMENT

STATE OF WASHINGTON)

COUNTY OF SKACH & SATISFACTORY EVIDENCE THAT I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT ACKNOWLEDGE THAT (HE/SHE/THEY) SIGNED THIS INSTRUMENT, ON ACKNOWLEDGED IT AS THE SELECTION WHO APPEARED BEFORE ME, AND SACKNOWLEDGED IT AS THE SELECTION OF SUCH PARTY FOR THE USES AND PURPOSE ME VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSE ME S E AND

RESIDING AT ______ SIGNATURE SCREEN T GR 롰 STATE OF 3 le do 00 WASHINGTON

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REPRESENTATIVE STATE OF MASHINGTON) ACKNOWLEDGEMENT

NOTARY PUBLIC IN AND FOR THE STATE OF MASHINGTON, RESIDING AT MIT YELLOW

PUBLIC STATE OF BUILDING STATE

DECLARATION

PLAT WAS MADE

WISHES.

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COUNTY OF SKAGHT ENE)

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT

IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON

ACKNOWLEDGE THAT (HE/SHE/THEY) WAS/WERE AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE

ACKNOWLEDGED IT AS THE

VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSE MENTIONED IN THE INSTRUMENT.

Venni Der Collver

SIGNATURE: (PRINT NAME) APPOINTMENT EXPIRES FOR THE STATE OF WASHINGTON A HICA

HEN

WE, THE UNDERSIGNED OF DECLARE THIS SHORT POWER FREE CONSENSACCORDANCE WITH OUR JQE P SWENSON 7 WITH OUR W

AMERIC, to A SA

PRLAP, P. INC. Collina these 130 President



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SUMMIT ENGINEERS & SURVEYORS, INC. 2218 OLD HIGHWAY 99 SOUTH ROAD, MOUNT VERNON, WA. 98273 PHONE: (360) 416-4999 FAX: (360) 416-4949 E-MAIL: YSK@SUMMITES.COM