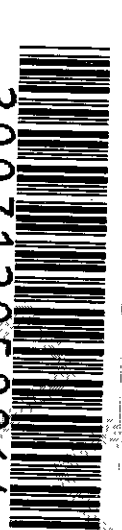


AUDITOR'S CERTIFICATE

Filed for the record at the request of LeGro & Associates.



200712050064

Skagit County Auditor

12/5/2007 Page 1 of 2 3:08PM

J. Hunsicker
Skagit County Auditor
Deputy

LEGAL DESCRIPTION

The West 1/2 of the Southeast 1/4 of the Northwest 1/4 of Section 26, Township 34 North, Range 4 East, W.M., EXCEPT the North 268.66 feet thereof, AND EXCEPT the East 20 feet thereof conveyed to Skagit County for road purposes by document recorded November 10, 1939 as Auditor's File No. 318848.

ALSO, the Northeast 1/4 of the Southeast 1/4 of the Northwest 1/4 of Section 26, Township 34 North, Range 4 East, W.M., EXCEPT the West 20 feet thereof conveyed to Skagit County for road purposes by document recorded November 10, 1939 as Auditor's File No. 318848.

Situate in the County of Skagit, State of Washington.

LEGEND

● PROP COR
SET REBAR
Length Rebar w/ Yellow Plastic Cap
Imprinted: "LEGro 37532"

○ FOUND
SKA SURV
Found Rebar w/ Yellow Plastic Cap Imprinted:
"SKA SURV 17651"

□ FOUND MON
Found Brass Disk in Concrete Monument -
Punched

□ SL1
Soil Log 1

//////
Driveway Access Location

Set 5/8" Diam. X 18" Length Rebar w/
Yellow Plastic Cap Imprinted: "LEGro 37532"
and Steel "T" Wetland Marker Fence Post.

Found/Set Refers to the Date of this Survey
Unless Otherwise Noted.

OWNER-DEVELOPER

MARTHA JOHNSTON
P.O. Box 146
Wall, SD 57790

ZONING/COMPREHENSIVE PLAN DESIGNATION

URR - URBAN RESERVE RESIDENTIAL
CITY OF MOUNT VERNON UGA

TOTAL SITE AREA

Gross Site Area =
26.38 Ac. =
1,149,024 Sq. Ft.

Sheet 1 of 2 sheets

SHORT PLAT No.: PLOT-0084

MARTHA JOHNSTON PROPERTY SURVEY

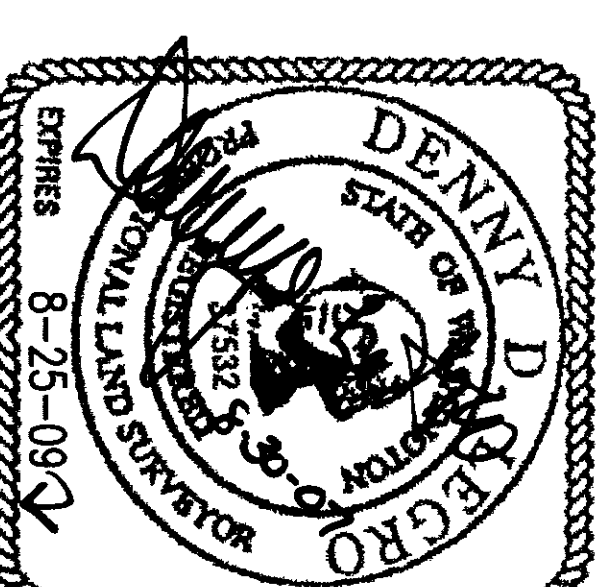
PTN. SE 1/4 NW 1/4
SEC. 26, T. 34 N., R. 4 E.W.M.
SKAGIT COUNTY, WASHINGTON

SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the requirements of the Survey Recording Act in August 2007 at the request of Steve Andel.

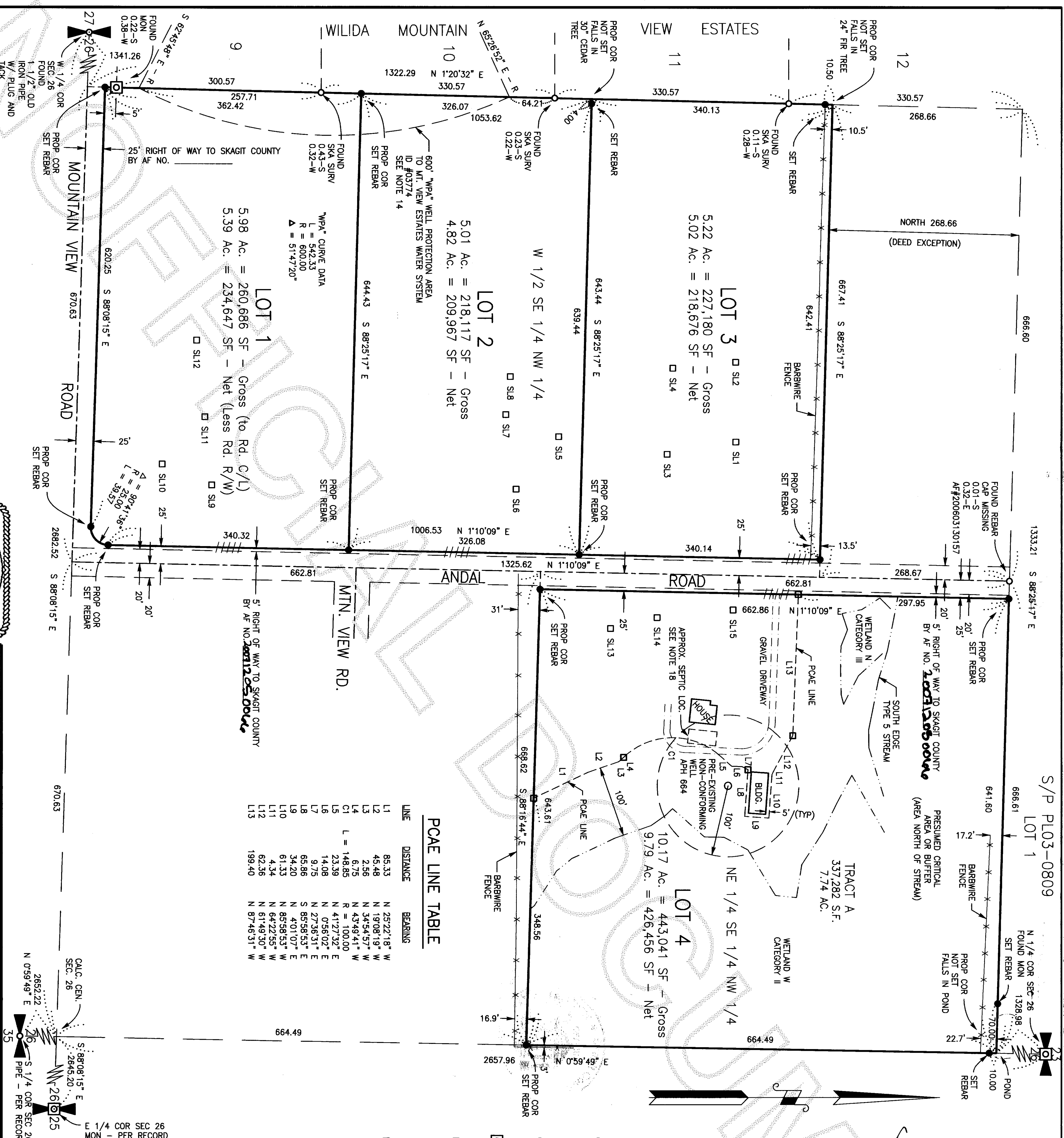
LEGro & ASSOCIATES
Engineer & Land Surveyors
1321 South 2nd Street
Mount Vernon, WA 98273
Phone: (360) 336-3220

DENNY D. LEGro
Registered Professional
Land Surveyor
Lic. # 37532 Date: 8-30-07



DRAWN BY: THH

8/26/09



NOTES

1. Certificate for Short Plat furnished by First American Title Insurance Company: Order No. 91721, Guarantee No. H-967586 dated May 25, 2007 at 8:00 A.M.
2. Short Plat Number and Date of Approval shall be included in all Deeds and Contracts.
3. For additional section subdivision information refer to: Plat of "WILDA MOUNTAIN VIEW ESTATES" recorded in Vol. 15 of Plats, pages 20 to 22 under A.F. No. 9112090033, records of Skagit County, Washington.
4. Survey Method: Field Traverse
Instrumentation: TOPCON GTS-2B(20)
Theodolite: Min. Horiz. Circle Reading of 20"
E.D.M.: Accuracy \pm (3mm + 5ppm)
5. Basis of Bearing - South line of the Northwest 1/4 of Section 26, T. 34 N., R. 4 E.W.M. as being S 88°08'15" E.
6. Meridian - Assumed
7. No building permit shall be issued for any residential and/or commercial structures which are not at the time of application, determined to be within an official designated boundary of a Skagit County Fire District.
8. All maintenance and construction of private roads is the responsibility of the lot owners and shall be in direct relationship to usage of road.
9. In accordance with SCC 14.32, an Engineered Drainage Plan for residential construction upon Lots 1, 2 and 3 of this short subdivision has been prepared by LeGro & Associates and is currently on file with the Skagit County Planning and Development Services Department. Any future construction must comply with the requirements of said Engineered Drainage Plan and report as contained therein and/or the county drainage regulations in effect on the date of building permit application.
10. Lots 1, 2, 3 and 4 of this Short Plat are currently being served by overhead power and underground telephone from poles along the West side of Andol Road and the South Side of Mountain View Road.
11. The method of sewage disposal shall be by individual on-site septic drainfield systems. The required soil logs for this Short Plat as prepared by Gudmunson Septic are currently on file with the Skagit County Planning and Development Services. The records for the septic drainfield system currently serving the residence upon Lot 4 of this Short Plat are also on file therewith. Alternate on-site sewage disposal system may have special design, construction and maintenance requirements. See Skagit County Health Officer for details.
12. Water: Individual wells. Water will be supplied from individual water systems. Contact the Skagit County Planning and Development Services to determine if additional water quality or quantity testing will be required for building permit approvals. Skagit County requires a 100' radius well protection zone for new individual water systems. The zone must be contained entirely on the lot owned in fee simple and/or provided through appropriate covenants or easements. Present and future owners of lots with an existing well shall preserve a 100' foot radius well protection zone for existing well improvements or replacement.
13. All runoff from impervious surfaces, roof drains, and yard drains shall be directed so as not to adversely effect adjacent properties.
14. All development activity occurring within the well protection area for Mountain View Estates Water System, ID#03774, shall be reviewed and approved by Skagit County Public Health Department and Mountain View Estates Water System before development activity shall occur.

APPROVALS

Examined and approved this 28th day of November, 2007 by the Planning Department of Skagit County, Washington.

Examined and approved this 14th day of November, 2007 by the County Engineer of Skagit County, Washington.

HEALTH OFFICER APPROVAL

The within and foregoing Short Plat is approved in accordance with the provisions of Skagit County Code Title 12.05 (On-site Sewage) & 12.48 (Water) this 15th day of November, 2007.

Skagit County Health Officer

TREASURER'S CERTIFICATE

This is to Certify that all taxes here-to-fore levied and which have become a lien upon the land herein described have been fully paid and discharged according to the records of my office, up to and including the year of 2007.

This 21st day of October

Skagit County Treasurer

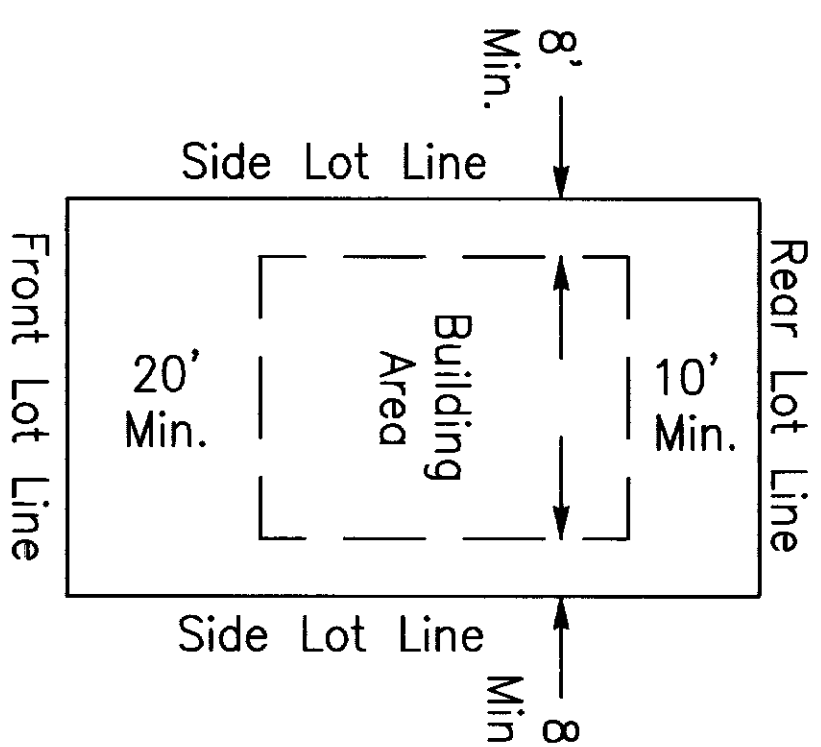
NOTES (CONTINUED)

15. In no case shall the County accept a dedication or any obligation as to any such road, street and/or alley until the same and all roads, streets and/or alleys connecting the same to the full, current County road system have been brought up to full County Road Standards and a right-of-way deed has been transferred to and accepted by the County.

16. A Lot of Record Certification has been issued for all lots included in this land division. By virtue of recording this land division and issuance of the Lot Certification, all lots therein shall be considered Lots of Record for conveyance and development purposes unless otherwise restricted. See AF# 200312050065

17. Change in location of access may necessitate a change of address, contact Skagit County Planning and Development Services.

18. The location of the existing septic drainfield by owner.



TYPICAL BUILDING SETBACK DIAGRAM

OWNERSHIP CERTIFICATE

Know all men by these present that I, the undersigned owner in fee simple or contract purchaser and/or mortgage holder of the land included within this SHORT PLAT, do hereby CERTIFY that the decision to make this SHORT PLAT was my free and voluntary act and deed, and in witness whereof I have caused my name to be hereunto subscribed this 30 day of August, 2007.

INDIVIDUAL:

MARTHA JOHNSON by Steve Andol, P.O.A.

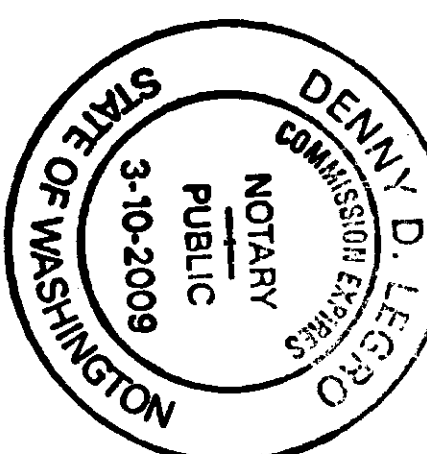
ACKNOWLEDGEMENT

State of Washington S.S.
County of SKAGIT

On this day personally appeared before me MARTHA JOHNSON, to me known to be the individual who executed the within and foregoing instruments and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

Given under my hand and official seal this 30th day of August, 2007.

Notary Public in and for the State of WASHINGTON residing at Mount Vernon



ADDRESS RANGES

Road Name	Beginning Range	Ending Range
Andol Road	16250	16427

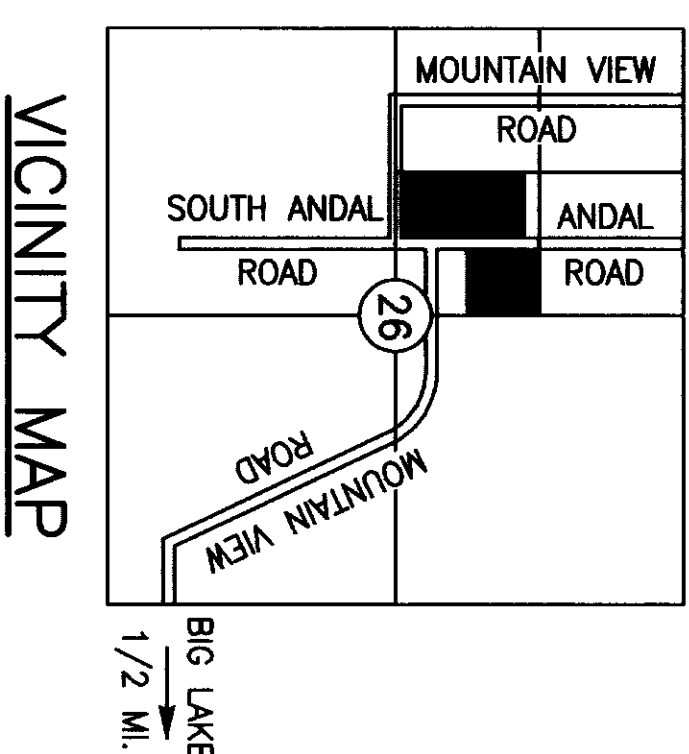
A Skagit County address range has been applied to the road system in this subdivision. At the time of application for building permit and/or access, Skagit County GIS will assign individual addresses in accordance with the provisions of Skagit County Code 15.24.

NOTES (CONTINUED)

18. No buildings currently exist upon Lots 1, 2, or 3 of this Short Plat.
19. Distances shown are in feet and decimals of a foot.
20. Protected Critical Area Easement (PCAE) is a category 2 and category 3 wetland, including a non-fish bearing Type 5 stream as delineated by Robert P. Bailey, MSCE, PE of Edison Engineering by that report dated April 24, 2007 and which report is on file in the office of the Skagit County Planning and Development Services.

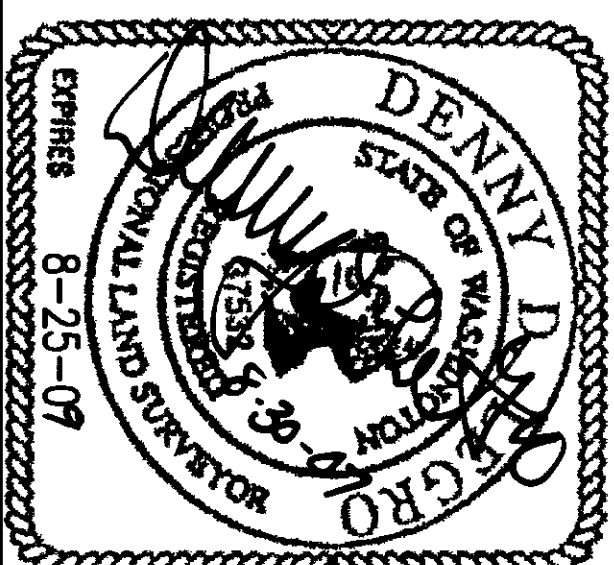
PCA EASEMENT

For responsibilities, rights and/or restrictions of the Protected Critical Area Easement (PCAE) for those Category 2 and 3 wetlands delineated hereinabove as TRACT A upon Lot 4 of this Short Plat, refer to instrument recorded under AF No. 200312050067.



VICINITY MAP

Sec. 26, T. 34 N., R. 4 E.
Scale: 2" = 1 Mi.



SHORT PLAT No.: PLO7-0084

MARTHA JOHNSON PROPERTY SURVEY

PTN. SE 1/4 NW 1/4

SEC. 26, T. 34 N., R. 4 E.W.M.

SKAGIT COUNTY, WASHINGTON