

SURVEY DESCRIPTION

LOT 4 OF SHORT PLAT NO. 15-87, APPROVED JULY 1, 1987, AND RECORDED DECEMBER 14, 1987, IN BOOK 8 OF SHORT PLATS, PAGE 4, RECORDS OF SKAGIT COUNTY, WASHINGTON UNDER AUDITOR'S FILE NO. 87124008, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF GOVERNMENT LOT 4, SECTION 35, TOWNSHIP 36 NORTH, RANGE 2 EAST, W.M.

SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES, AND OTHER INSTRUMENTS OF RECORD.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

OWNER'S CONSENT

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED SUBDIVIDERS CERTIFIES THAT THIS SHORT PLAT IS MADE AS A FREE AND VOLUNTARY ACT AND DEED. IN WITNESS WHEREOF WE HAVE HERINTO SET OUR HAND AND SEALS THIS 25th DAY OF SEP, 2002.

David B. Cate
DAVID B. CATER, HUSBAND,
Janet I. Cate
JANET I. CATER, WIFE
WASHINGTON MUTUAL BANK,
A WASHINGTON CORPORATION

ACKNOWLEDGEMENTS

STATE OF WASHINGTON
COUNTY OF SKAGIT

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT, DAVID B. CATER AND JANET I. CATER, HUSBAND AND WIFE, IS THE PERSONS WHO APPEARED BEFORE ME, AND SAID PERSONS ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: SEP. 24, 2002

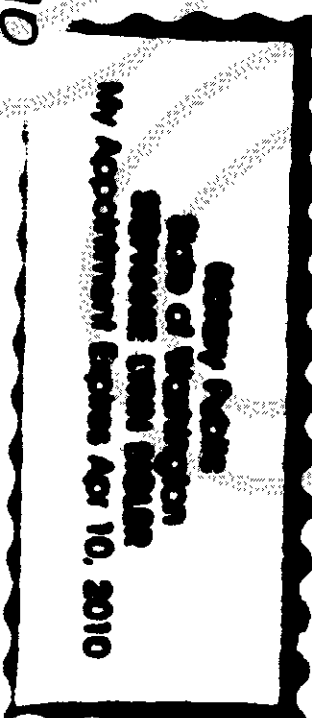
Bruce G. Lisser
SIGNATURE
NOTARY PUBLIC
MY APPOINTMENT EXPIRES 7-14-08
RESIDING IN Mount Vernon

STATE OF Washington
COUNTY OF King

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Michael Anderson IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT ON OATH STATED THAT HE (SHE/IT) (WAS/ARE) AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE representative OF WASHINGTON MUTUAL BANK, A WASHINGTON CORPORATION, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: 12/15/07

Stephanie Lynn Boyer
SIGNATURE
NOTARY PUBLIC
MY APPOINTMENT EXPIRES APR. 10, 2010
RESIDING IN Seattle, WA



AUDITORS CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LISSER & ASSOCIATES, PLLC.

200801080007
Skagit County Auditor
1/8/2008 Page 1 of 2 9:57AM

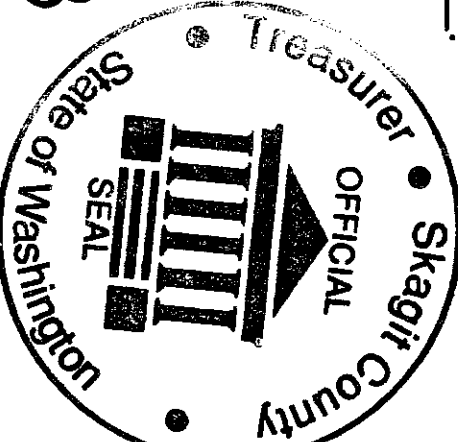
Theresa J. Jorgensen
SKAGIT COUNTY AUDITOR

TREASURER'S CERTIFICATE

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

THIS 4th DAY OF January, 2008.

David J. Jorgensen
SKAGIT COUNTY TREASURER
SHORT PLAT NO. PL 05-0050 January 8 2008
APPROVALS



THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE ON THIS 3rd DAY OF January, 2008.

Pat Duane
SHORT PLAT ADMINISTRATOR
James L. Letting
SKAGIT COUNTY ENGINEER

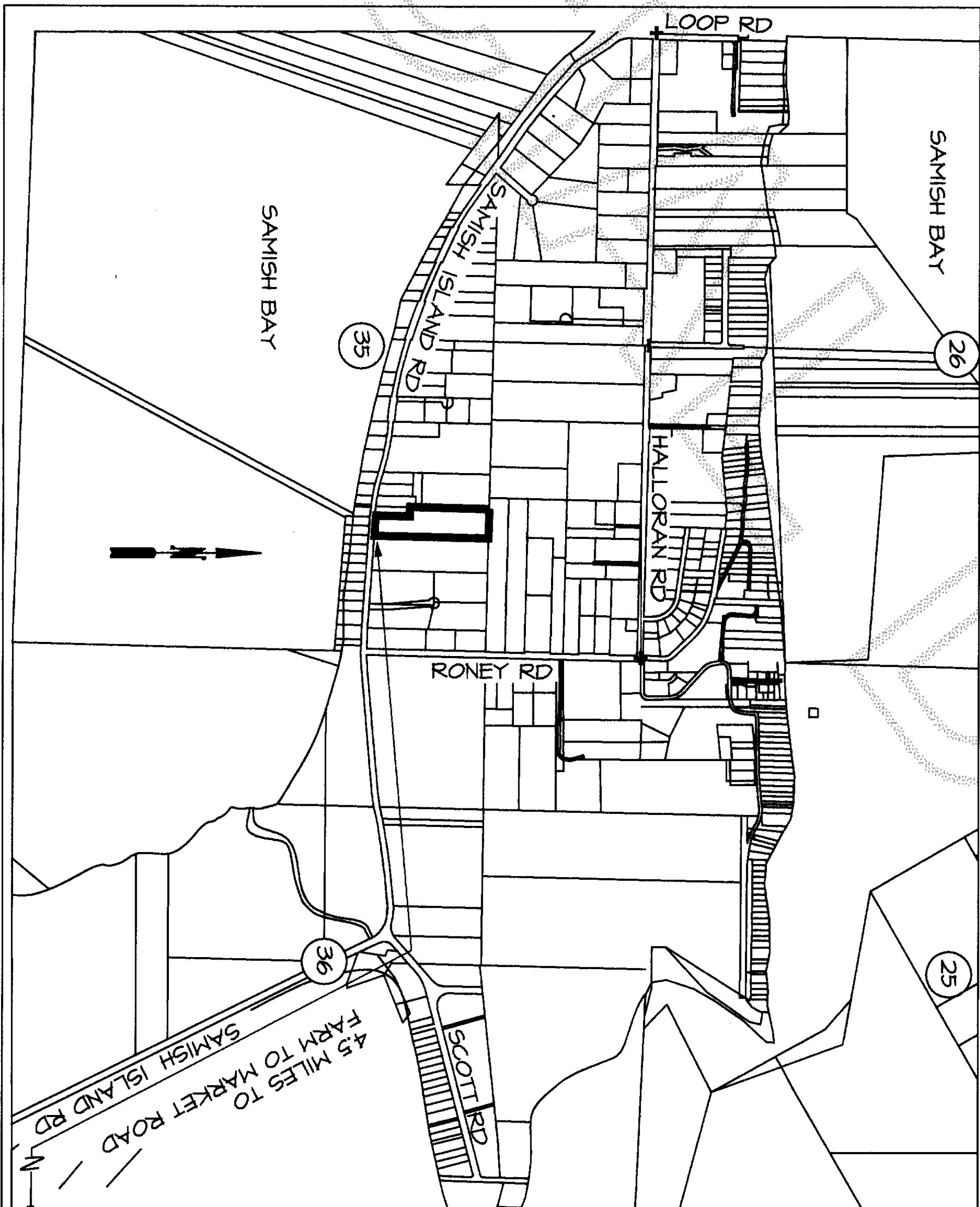
THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY CODE TITLE 12.05 (ON-SITE SEWAGE) & 12.48 (WATER) THIS 2 DAY OF January, 2008.

Shirley J. Jorgensen
SKAGIT COUNTY HEALTH OFFICER

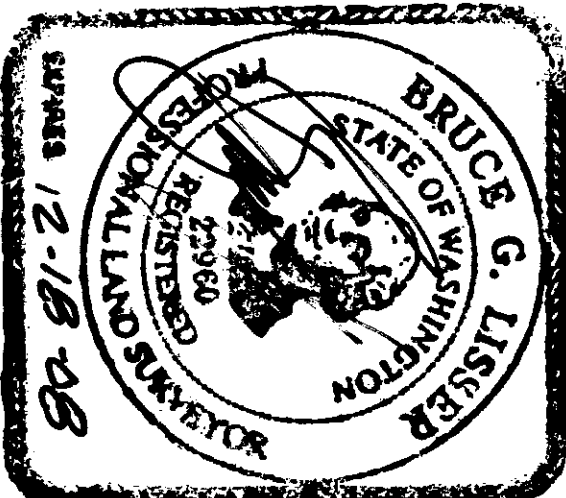
SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SHORT SUBDIVISION IS BASED ON AN ACTUAL SURVEY WHICH IS RETRACEABLE AND BASED ON A TRUE SUBDIVISION OF THE SECTION, THAT THE DISTANCES, COURSES, AND ANGLES ARE SHOWN THEREON CORRECTLY, AND THAT MONUMENTS HAVE BEEN SET AND LOT CORNERS STAKED ON THE GROUND AS SHOWN ON THE SHORT PLAT IN ACCORDANCE WITH THE PROVISIONS CONTAINED IN CHAPTER 332-120 WAC.

Bruce G. Lisser
BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22960
LISSER & ASSOCIATES, PLLC
320 HILLMAURER, PO BOX 1104
MOUNT VERNON, WA 98273
PHONE (360) 419-1442
FAX (360) 419-0561
EMAIL BRUCE@LISSER.COM



VICINITY MAP
SCALE 1" = 1/320'



MEMORIAL HWY
4 MILES TO MARKET ROAD

SHORT PLAT NO. PL-05-0050

SHEET 1 OF 2

1/6/06

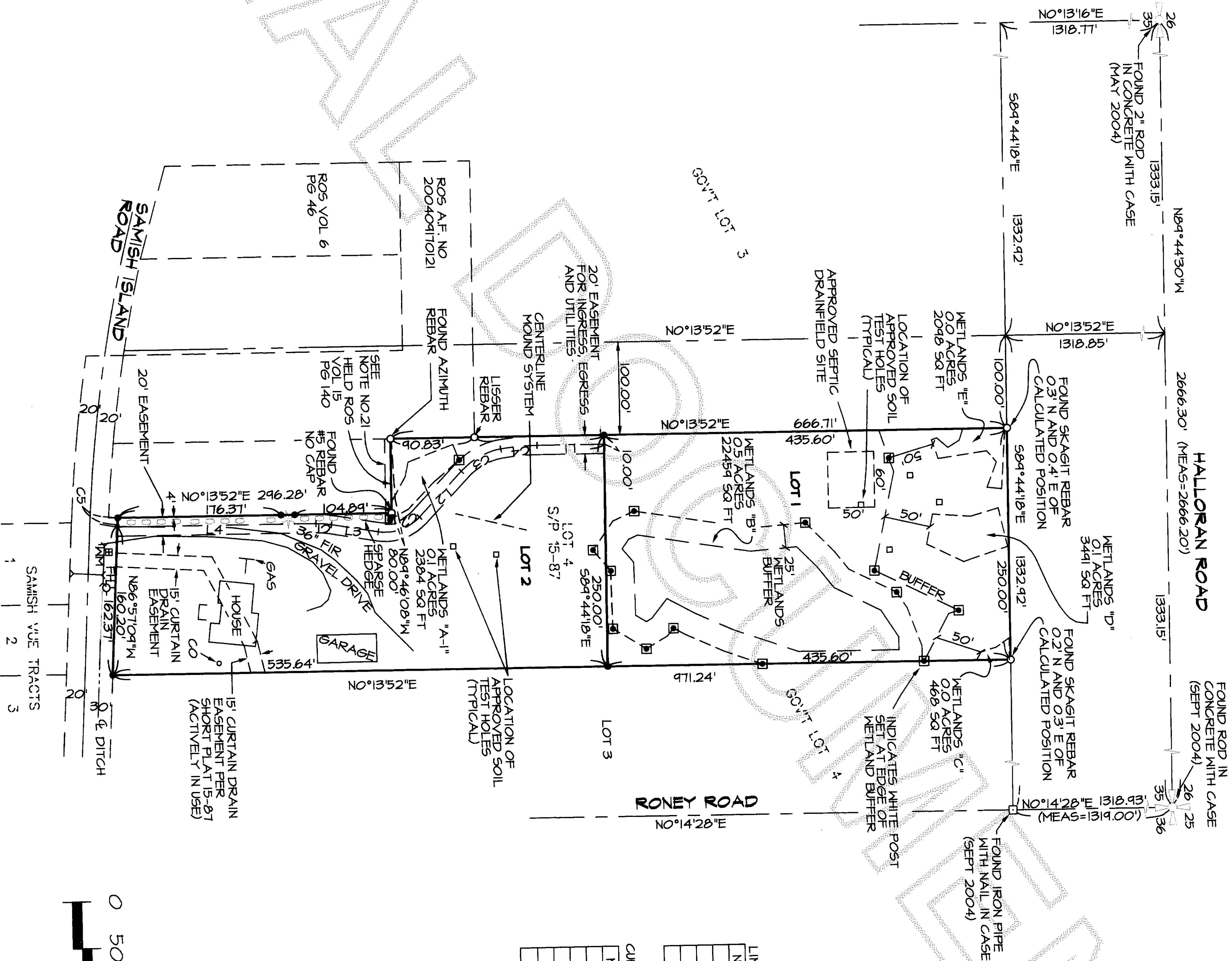
SURVEY IN A PORTION OF GOV'T LOT 4
SECTION 35, TOWNSHIP 36 NORTH, RANGE 2 EAST, W.M.
SKAGIT COUNTY, WASHINGTON

FOR: DAVID AND JANET CATER

FB 254 PG 4
LISSER & ASSOCIATES, PLLC
SURVEYING & LAND-USE CONSULTATION
MOUNT VERNON, WA 98273 360-419-1442
MERIDIAN: ASSUMED
SCALE: N/A
DRAWING: 04-095

NOTES

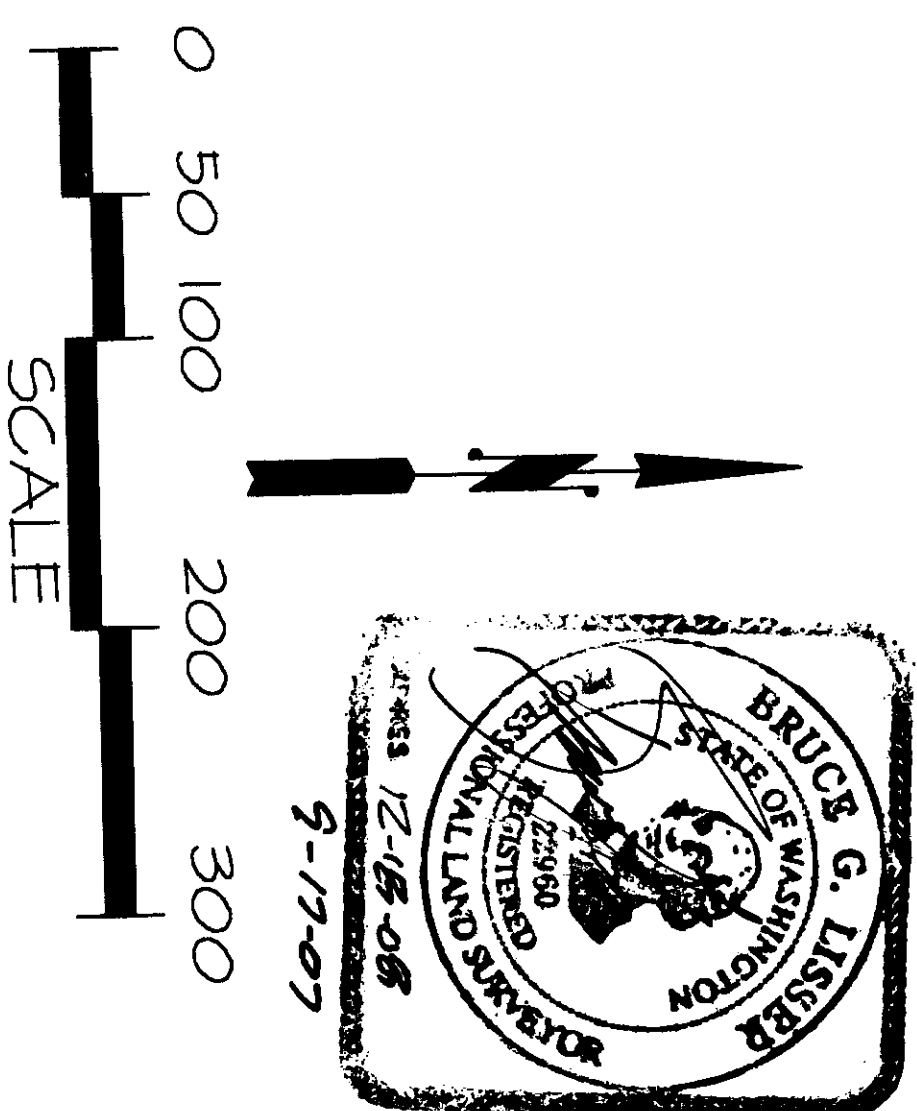
1. ALL MAINTENANCE AND CONSTRUCTION OF PRIVATE ROADS ARE THE RESPONSIBILITY OF THE LOT OWNERS AND THE RESPONSIBILITY OF MAINTENANCE SHALL BE IN DIRECT RELATIONSHIP TO USAGE OF ROAD.
 2. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
 3. COMPREHENSIVE PLAN/ZONING DESIGNATION: RURAL INTERMEDIATE
 4. SEWAGE DISPOSAL: INDIVIDUAL SEPTIC SYSTEM. ALTERNATIVE SYSTEMS: ALTERNATIVE ON-SITE SEWAGE DISPOSAL SYSTEMS MAY HAVE SPECIAL DESIGN CONSTRUCTION AND MAINTENANCE REQUIREMENTS. SEE SKAGIT COUNTY HEALTH OFFICER FOR DETAILS.
 5. WATER: SAMISH FARMS PUBLIC WATER SYSTEM, STATE HEALTH NO. 75643
 6. • INDICATES IRON REBAR SET WITH YELLOW CAP - SURVEY NUMBER LIGSER 22960.
O - INDICATES EXISTING REBAR OR IRON PIPE FOUND.
 7. MERIDIAN: ASSUMED
 8. BASIS OF BEARING: MONUMENTED NORTH LINE OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 2 EAST, N.M. BEARING = NORTH 89°44'30" EAST
 9. SURVEY DESCRIPTION IS FROM LAND TITLE COMPANY SUBDIVISION GUARANTEE ORDER NO. G-115174-P, DATED JANUARY 31, 2005.
 10. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE SKAGIT COUNTY SHORT PLAT NO. 15-87 RECORDED IN VOLUME 8 OF SHORT PLAT 15, PAGE 4, AND RECORD OF SURVEY MAP RECORDED UNDER AUDITORS FILE NO. 200404101211, RECORDS OF SKAGIT COUNTY, WASHINGTON.
 11. THIS PROPERTY IS SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES, AND OTHER INSTRUMENTS OF RECORD INCLUDING BUT NOT LIMITED TO THOSE INSTRUMENTS DESCRIBED IN THE TITLE REPORT MENTIONED IN NOTE NUMBER 9 ABOVE AND BEING RECORDED UNDER SKAGIT COUNTY AUDITORS FILE NUMBERS 200406070147, 200407020128, 8712140008, 8808090023, 9007310010, 4504140094, AND 4403300090.
 12. INSTRUMENTATION: LIETZ SET 4A THEODOLITE DISTANCE METER.
 13. SURVEY PROCEDURE: FIELD TRAVERSE.
 14. 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 OFFICIALLY DESIGNATED BOUNDARY OF A SKAGIT COUNTY FIRE DISTRICT.
 15. 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. CHANGE IN LOCATION OF ACCESS MAY NECESSITATE A CHANGE IN ADDRESS, CONTACT THE PLANNING AND DEVELOPMENT SERVICES DEPARTMENT FOR SPECIFICS.
 16. A SINGLE SHARED ACCESS IS PROVIDED FOR LOTS 1 AND 2 OF THIS SHORT PLAT.
 17. THE DRAINAGE REPORT PREPARED FOR THIS PROJECT BY RAVIN & ASSOCIATES, INC., AND AVAILABLE AT SKAGIT COUNTY PLANNING RECOMMENDS DIRECTING DOWNSLOPE WATERS FROM LOT 1 TOWARD THE ACCESS ROAD DITCH. ALL RUNOFF FROM INTERVIEWS SURFACES AND ROOF DRAINS SHALL BE DIRECTED SO AS NOT TO ADVERSELY AFFECT ADJACENT PROPERTIES.
 18. BUILDING SETBACK REQUIREMENTS:
FRONT: 35-FEET
SIDE: 8-FEET
REAR: 25-FEET
 19. OWNER/DEVELOPER:
DAVID AND JANET CATER
10821 SAMISH ISLAND ROAD
BOM WA 98232
 20. ADJOINING PROPERTY TO THE SOUTH, TRACT 1, SAMISH-VUE TRACTS P-6884, (A SEPARATE LEGAL LOT, BEING 0.5 +/- ACRES IN SIZE), IS OWNED BY DAVID AND JANET CATER, WHICH IS NOT A PART OF THIS SHORT PLAT.
 21. THIS SURVEY AGREES WITH THE STATEMENT SHOWN ON THAT CERTAIN RECORD OF SURVEY RECORDED UNDER AUDITORS FILE NO. 4403300090.
 22. LOTS 1 AND 2 OF THIS SHORT PLAT ARE TO BE CONSIDERED ASSIGNS TO THAT CERTAIN DECLARATION OF EASEMENT FOR INGRESS/EGRESS AND COVENANTS FOR ROAD MAINTENANCE AND VIEW RECORDED UNDER SKAGIT COUNTY AUDITORS FILE NO. 8808090023. SEE DOCUMENT FOR SPECIFICS AS TO LOCATION, ETC.
 23. 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 THIS LOT CERTIFICATION, ALL LOTS THEREIN SHALL BE CONSIDERED LOTS OF RECORD FOR CONVEYANCE AND DEVELOPMENT PURPOSES UNLESS OTHERWISE RESTRICTED.
SEE AUDITORS FILE NO. **200801080008**
 24. THIS SHORT PLAT SHOWS PROTECTED CRITICAL AREAS (PCA) PER THE REQUIREMENTS OF SKAGIT COUNTY CODE (SCC) CHAPTER 14.24.10 CRITICAL AREAS ORDINANCE. THE PCA TRACTS SHOWN HEREON REPRESENT CRITICAL AREAS TOGETHER WITH ANY BUFFERS AS DELINEATED BY WETLANDS TECHNOLOGIES, INC. REPORT ON FILE WITH THE SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES.
- A PCA EASEMENT HAS BEEN RECORDED UNDER SKAGIT COUNTY AUDITORS FILE NO. **200801080009** REFERRING THIS SHORT PLAT.



200801080007
Skagit County Auditor
1/8/2008 Page 2 of 2 9:57AM

NUM	BEARING	DISTANCE
L1	N0°13'52"E	72.74'
L2	N46°20'34"W	67.28'
L3	N4°55'17"E	51.25'
L4	N1°35'27"E	214.61'

NUM	DELTA	ARC	RADIUS
C1	9°41'24"	16.91'	100.00'
C2	56°25'23"	44.24'	50.00'
C3	37°56'16"	44.66'	75.00'
C4	9°12'23"	34.25'	244.27'
C5	160°10'2"	0°16'46"	7.84'



SHEET 2 OF 2

DATE: 7/2/06

SHORT PLAT NO. PL-05-0050

SURVEY IN A PORTION OF GOV'T LOT 4
SECTION 35, TOWNSHIP 36 NORTH, RANGE 2 EAST, N.M.
SKAGIT COUNTY, WASHINGTON

FOR DAVID AND JANET CATER

FB 266 Pg 4	LIGSER & ASSOCIATES, PLLC	SCALE: 1" = 100'
	SURVEYING & LAND USE CONSULTATION	DRAWING: 04-095
	MOUNT VERNON WA 98215 360-419-7442	
	MERIDIAN: ASSUMED	

LOT AREA AND ADDRESS INFORMATION
LOT 1 SAMISH ISLAND RD 108,400 SQ. FT. 2.50 ACRES
LOT 2 10821 SAMISH ISLAND RD 108,843 SQ. FT. 2.50 ACRES
TOTAL OWNERSHIP BEING PLATTED = 5.0 ACRES
ADDRESS RANGE 10705 - 10944