

# Survey in the NE1/4 of the NW1/4, in the SE1/4 of the NW1/4, in the SW1/4 of the NW1/4, and in the NW1/4 of the NW1/4 of Section 1, Twp. 36N., Rng. 3E., W.M.

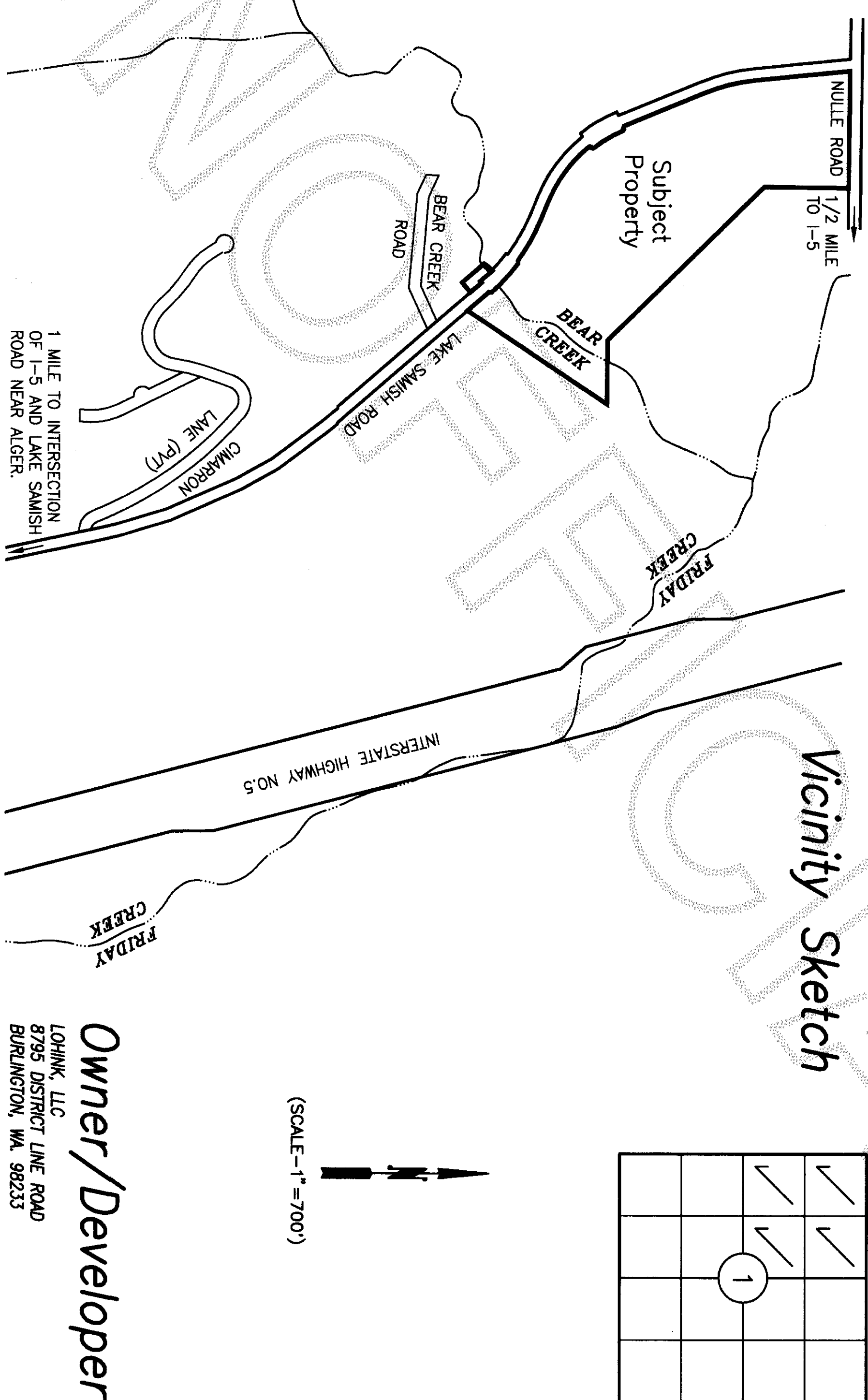
Short Plat No. PL07-0050

Date 4/22/2008

## Notes

1. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
2. THE TOTAL ACREAGE OF THIS SHORT SUBDIVISION IS 27.4 ACRES, (30.0 ACRES TO CENTERLINE OF ROADS).
3. BASIS-OF-BEARINGS - SOLAR OBSERVATION PERFORMED FOR SURVEY FILED IN VOLUME 18 OF SURVEYS AT PAGE 95.
4. FOR SECTION SUBDIVISION INFORMATION SEE SURVEY FILED IN VOLUME 18 OF SURVEYS AT PAGE 95.
5. ZONING/COMPREHENSIVE PLAN DESIGNATIONS - RURAL RESERVE (RRV).
6. SEWER - INDIVIDUAL ON-SITE SEWAGE DISPOSAL SYSTEMS.
7. THIS SURVEY WAS ACCOMPLISHED BY FIELD TRAVERSE USING: 5 SECOND OR BETTER DIGITAL ELECTRONIC TOTAL STATION, AND MEETS OR EXCEEDS THE STANDARDS CONTAINED IN WAC 332-130-090.
8. 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.
9. 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 GAS WILL ASSIGN INDIVIDUAL ADDRESSES IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY CODE 15.24. CHANGE IN LOCATION OF ACCESS, MAY NECESSITATE A CHANGE OF ADDRESS, CONTACT SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES.
10. WATER - WATER WILL BE SUPPLIED BY P.U.D. NO. 1 OF SKAGIT COUNTY - ALGER # 01400. ALL NEW AND EXISTING WATER WELLS ON THE SUBJECT PROPERTY OR ON ADJACENT PROPERTIES ARE REQUIRED TO HAVE 100-FOOT RADIUS WELL PROTECTION ZONES TO GUARD AGAINST WASTE AND CONTAMINATION. SOME EXAMPLES OF SOURCES OF POTENTIAL CONTAMINATION INCLUDE: SEPTIC SYSTEMS, LAUNDRY LAGOONS, INDUSTRIAL LAGOONS, LANDFILLS, HAZARDOUS WASTE SITES, SEA-SALT INTRUSION AREAS, CHEMICAL OR PETROLEUM STORAGE AREAS, PIPELINES USED TO CONVEY MATERIALS WITH CONTAMINATION POTENTIAL, LIVESTOCK BARRIERS, AND LIVESTOCK FEED LOTS. FOR WELLS DRILLED AFTER 1992 ON LOTS PLATTED AFTER 1992, THE WELL PROTECTION ZONE MUST BE CONTAINED ENTIRELY ON THE LOT OWNED IN FEE SIMPLE AND/OR BE PROVIDED THROUGH APPROPRIATE COVENANTS OR EASEMENTS. NO SEWAGE SYSTEM COMPONENT SHALL BE INSTALLED WITHIN TEN FEET OF LOT # 2 EASEMENT.
11. SUBJECT PROPERTY MAY BE ENCUMBERED BY EASEMENTS OR RESTRICTIONS CONTAINED IN DOCUMENTS FILED IN A.F.#208883; A.F.#777860; A.F.#832245; A.F.#891130037; A.F.#900615014; A.F.#900920041; A.F.#199912100159; A.F.#200508230096; A.F.#200509160021; A.F.#200509200008; A.F.#200603220050; VOLUME 136 OF DEEDS, PAGE 176; VOLUME 136 OF DEEDS, PAGE 282; SKAGIT COUNTY SUPERIOR COURT CAUSE NO. 26884.
12. ALL RUNOFF FROM IMPERVIOUS SURFACES AND ROOF DRAINS SHALL BE DIRECTED SO AS NOT TO ADVERSELY EFFECT ADJACENT PROPERTIES.
13. SEE PROTECTED CRITICAL AREAS EASEMENT AGREEMENT FILED IN A.F. #2008010288.
14. THIS PROPERTY IS LOCATED IN AND IS BEING SERVED BY AN EXISTING PUBLIC WATER SYSTEM THAT IS SUPPLIED FROM WITHIN A LOW-FLOW STREAM WATERSHED, WITHIN 1/2 MILE OF THE DESIGNATED WATERWAY AS SUCH SKAGIT COUNTY CODE 14.24.35(6)(A) REQUIRES THE FOLLOWING: THE TOTAL IMPERVIOUS SURFACE OF THE PROPOSED DEVELOPMENT, WILL BE LIMITED TO 3% OF THE TOTAL LOT AREA, UNLESS THE PROPOSED DEVELOPMENT PROVIDES MITIGATION THAT WILL COLLECT RUNOFF FROM THE PROPOSED DEVELOPMENT, WILL TREAT THAT RUNOFF, IF NECESSARY TO PROTECT GROUNDWATER QUALITY AND DISCHARGE THAT COLLECTED RUNOFF INTO A GROUNDWATER INFILTRATION SYSTEM ON SITE; NO LAWN WATERING SHALL BE PERMITTED BETWEEN JUNE 1ST AND SEPTEMBER 30TH, PROVIDED IF IN THE FUTURE THE PROPOSED DEVELOPMENT CONNECTS TO AN EXISTING PUBLIC WATER SYSTEM THAT IS NOT SUPPLIED FROM WITHIN A LOW-FLOW STREAM WATERSHED, WITHIN 1/2 MILE OF THE DESIGNATED WATERWAY THEN THIS LANDSCAPE WATERING RESTRICTION SHALL NOT APPLY.
15. 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 HEREIN SHALL BE CONSIDERED LOTS OF RECORD FOR CONVEYANCE AND DEVELOPMENT PURPOSES UNLESS OTHERWISE RESTRICTED. SEE A.F.#2005060410044.
16. WELLS DECOMMISSIONED PER WASHINGTON STATE DEPARTMENT OF ECOLOGY NOTICE OF INTENT NUMBERS A12652 AND A12653.
17. THE LEGAL DESCRIPTION FOR THIS SHORT PLAT INCLUDES PROPERTY LYING EASTERLY OF THE LAKE SAMISH ROAD AS IT WAS ESTABLISHED IN 1917 AND STILL EXISTED JANUARY 25, 1939 AND LYING WESTERLY OF THE LAKE SAMISH ROAD AS IT WAS ESTABLISHED IN 1942 UNDER AUDITOR'S FILE NUMBER 343150. THIS PORTION OF THE PROPERTY WAS NOT SURVEYED OR INCLUDED IN THE LOTS IN THIS SHORT PLAT. THE FILING OF THIS SHORT PLAT IS NOT INTENDED TO EXTINGUISH ANY CLAIMS OF THE SUBDIVIDER HEREIN TO THAT PORTION OF PROPERTY LYING BETWEEN THE 2 COUNTY ROADS DESCRIBED ABOVE.

## Vicinity Sketch



Owner/Developer  
LOHNIK, LLC  
8783 DISTRICT LINE ROAD  
BURLINGTON, WA 98233

## Legal Description

THAT PORTION OF THE NORTH 1/2 OF SECTION 1, TOWNSHIP 36 NORTH, RANGE 3 EAST, W.M., DESCRIBED AS FOLLOWS:  
BEGINNING AT A POINT ON THE NORTH LINE OF SAID SECTION 1 THAT IS SOUTH 88°30'26" EAST, A DISTANCE OF 1,322.09 FEET FROM THE NORTHWEST CORNER THEREOF; THENCE SOUTH 01°29'34" WEST, A DISTANCE OF 425 FEET; THENCE SOUTH 43°30'26" EAST, A DISTANCE OF 1,100.00 FEET; THENCE SOUTH 88°30'26" EAST, A DISTANCE OF 320.00 FEET TO AN INTERSECTION WITH THE NORTHWESTERLY LINE OF A TRACT OF LAND CONVEYED TO BRUCE MCKALEB AND PATRICIA MCKALEB, HUSBAND AND WIFE, BY DEED RECORDED FEBRUARY 21, 1998, UNDER AUDITOR'S FILE NO. 9802130008; THENCE SOUTHWESTERLY ALONG SAID NORTHWESTERLY LINE TO AN INTERSECTION WITH THE NORTHEASTERLY RIGHT OF WAY LINE OF THE LAKE SAMISH ROAD, AS THE SAME EXISTED ON JANUARY 25, 1939; THENCE NORTHWESTERLY ALONG SAID NORTHEASTERLY RIGHT OF WAY LINE TO THE NORTH LINE OF SAID SECTION 1; THENCE EASTERLY ALONG SAID NORTHWESTERLY LINE TO THE POINT OF BEGINNING.

TOGETHER WITH THAT PORTION OF PARCEL A, SHORT PLAT NO. 53-73, DATED OCTOBER 12, 1973, APPROVED NOVEMBER 26, 1973, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

THAT PORTION OF PARCEL A, SHORT PLAT NO. 53-73, LYING SOUTHWESTERLY OF THE LAKE SAMISH ROAD AND ON THE NORTHERLY SIDE OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE LAKE SAMISH ROAD AS DEEDED UNDER AUDITOR'S FILE NO. 349150 WITH THE SOUTH LINE OF THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 36 NORTH, RANGE 3 EAST, W.M., ALL AS SHOWN ON THE SURVEY FOR BRUCE AND PATRICK MCKALEB RECORDED UNDER AUDITOR'S FILE NO. 199912100159; THENCE NORTH 41°19'18" WEST ALONG SAID WEST LINE, A DISTANCE OF 882.74 FEET TO THE POINT OF BEGINNING OF THIS LINE DESCRIPTION; THENCE SOUTH 48°40'42" WEST, A DISTANCE OF 64.25 FEET; THENCE NORTH 41°19'18" WEST, A DISTANCE OF 145 FEET, MORE OR LESS TO THE CENTERLINE OF BEAR CREEK AND TERMINUS OF THIS LINE DESCRIPTION.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

## Consent

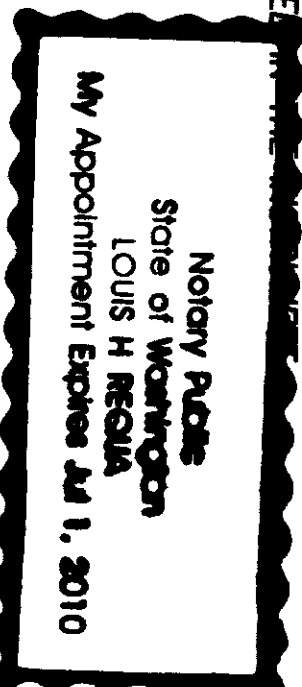
KNOW ALL MEN BY THESE PRESENTS THAT WE, THE UNDERSIGNED SUBDIVIDERS HEREBY CERTIFY THAT THIS SHORT PLAT IS MADE AS OUR FREE AND VOLUNTARY ACT AND DEED.

Michael J. Spile Michael J. Spile  
LOHNIK, LLC MICHAEL J. SPILE TIM SPINK

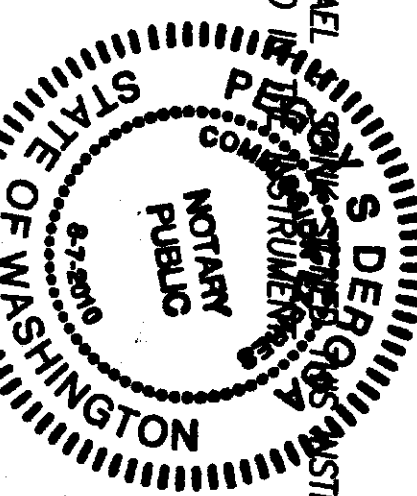
## Acknowledgments

STATE OF WASHINGTON, COUNTY OF SKAGIT  
I, CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Michael J. Spile SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS Michael J. Spile OF LOHNIK, LLC, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED.

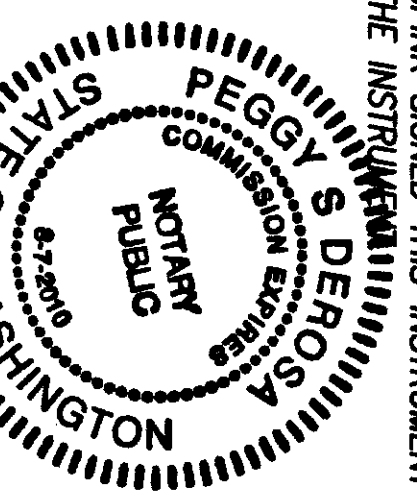
NOTARY SIGNATURE David A. Spink TITLE Notary Public  
DATE 4/24/08 MY APPOINTMENT EXPIRES 12/31/2010



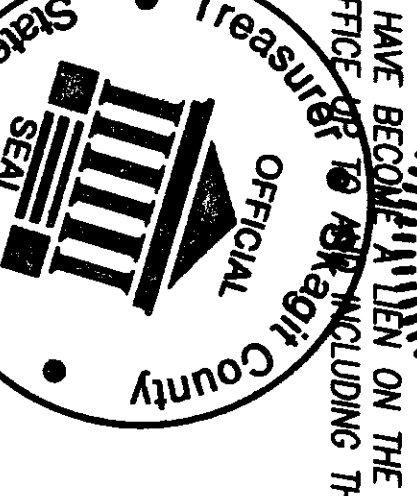
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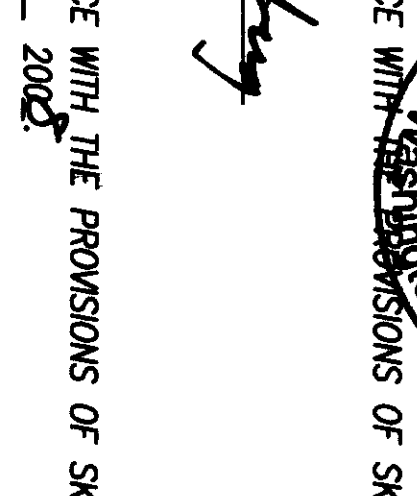
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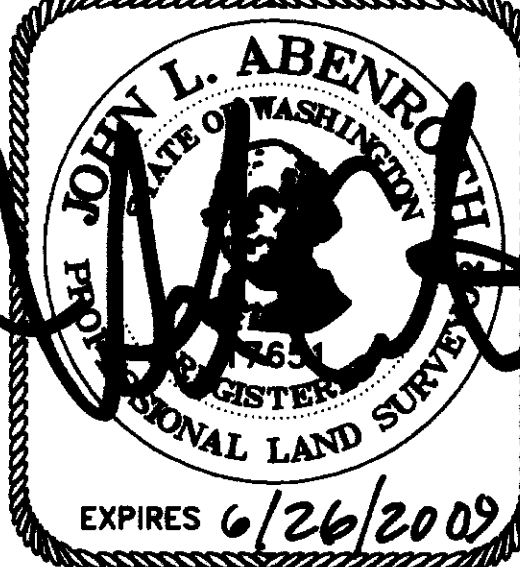


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THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY CODE TITLE 12.05 (ON-SITE SEWAGE) AND 2.46 (WATER) THIS 17 DAY OF April 2008.

Short Plat for Gary Lohman



SURVEYOR'S CERTIFICATE  
This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in March 2008 at the Request of Gary Lohman.  
John L. Abenroth CERT#17651  
Date 4/22/2008

AUDITOR'S CERTIFICATE  
200806110083  
Skagit County Auditor  
6/11/2008 Page 1 of 3 2:50PM  
J. Youngquist  
County Auditor or Deputy Auditor



Survey in the NE1/4 of the NW1/4, in the SE1/4 of the NW1/4, in the SW1/4 of the NW1/4, and in the NW1/4 of Section 1, Twp. 36N., Rng. 3E., W.M.

Short Plat No. PL07-0050  
Date \_\_\_\_\_

4/30/96  
FOUND DNR CONCRETE  
MONUMENT WITH BRASS CAP  
MARKED AS THE CLOSING  
CORNER FOR SECTIONS 1 & 2

35' FOUND 3/4" IRON PIPE  
S89°47'21"E 46.10'

WHEATON COUNTY  
SKAGIT COUNTY

S89°39'06"E 2581.48'

NULLE ROAD

1308.49'

AUDITOR'S CERTIFICATE

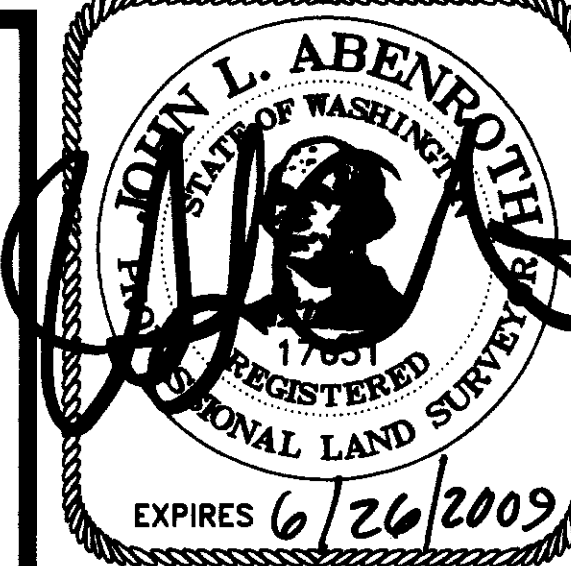
200806110083  
Skagit County Auditor

6/11/2008 Page 2 of 3 2:50PM

J. Youngquist  
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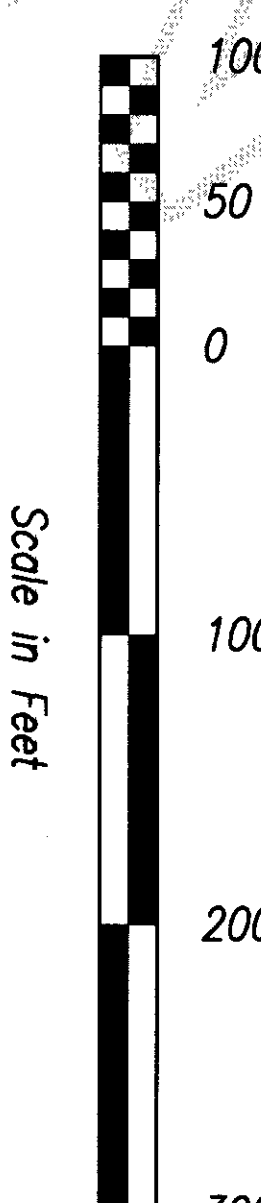


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**Skagit**  
**Surveyors & Engineers**

806 Metcalf St., Sedro-Woolley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658

DATE	REVISION	BY	JOB#	DRAWN	CHECKED	DATE	SCALE	SHEET
			205042	smm	djm	12DEC06	1" = 100'	2 OF 3



Address Range  
FROM 00 TO 1807 LAKE SAMISH ROAD  
FROM 2150 TO 2550 NULLE ROAD (WHEATON COUNTY)

SEE SHEET 3 FOR LOTS 2 & 3

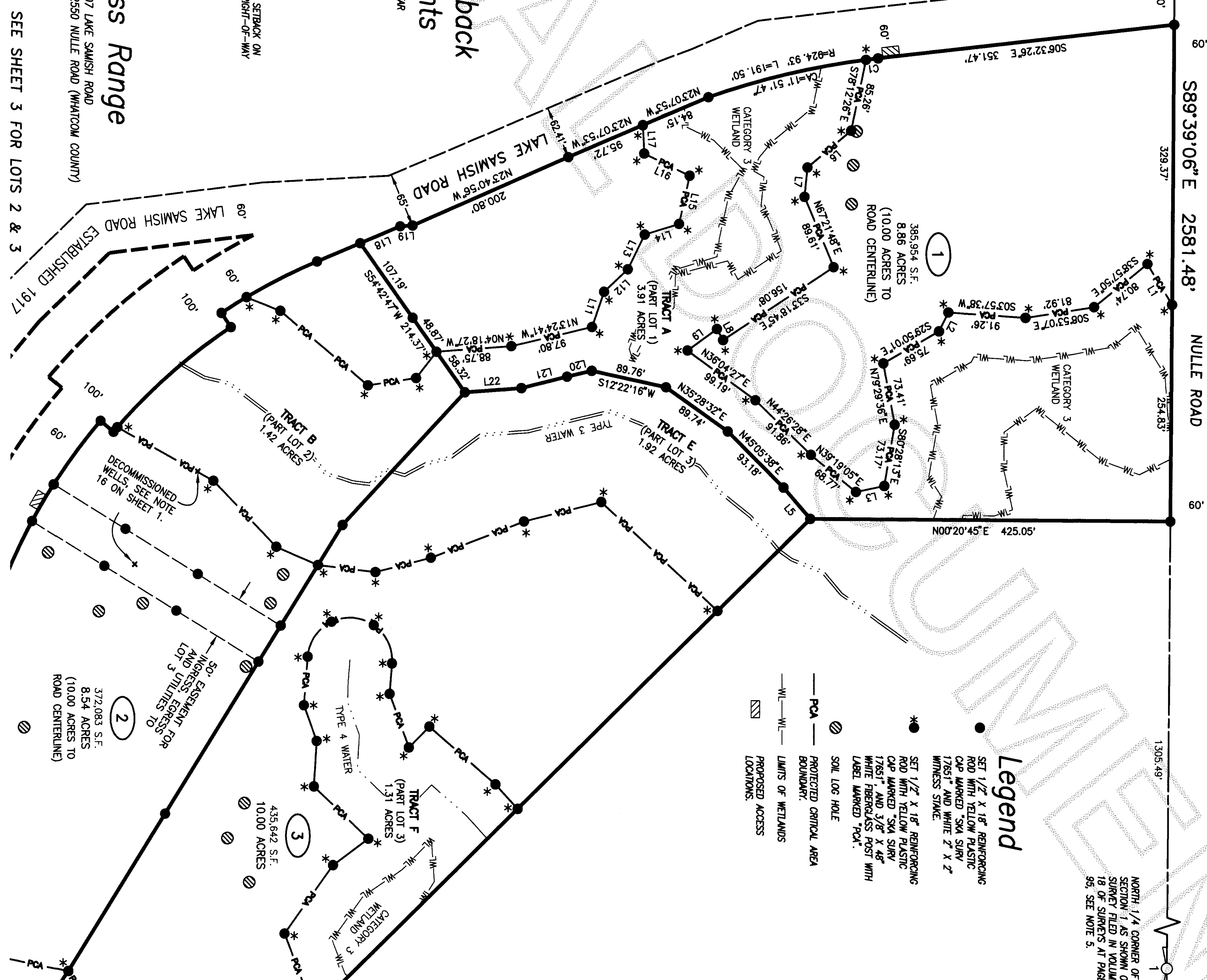
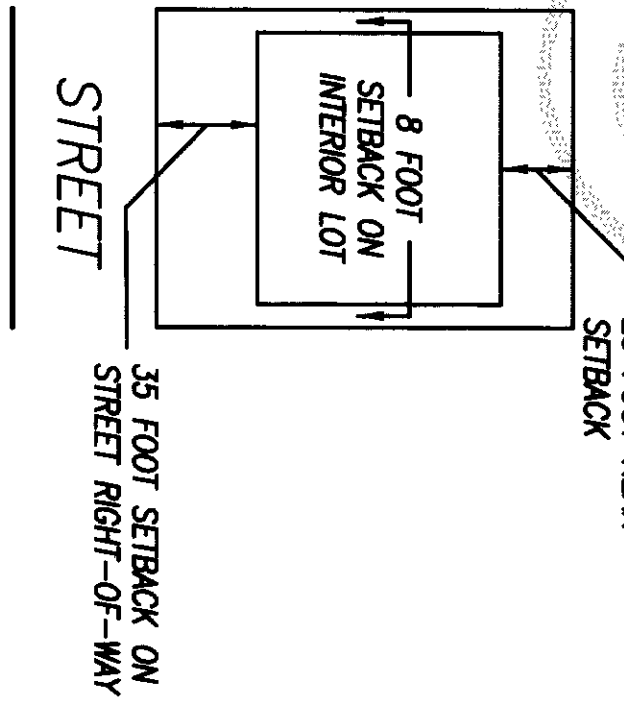
Short Plat for Gary Lohman

LINE TABLE (SHEETS 2 & 3)			
#	BEARING	DISTANCE	
L1	S88°41'15"W	56.06'	
L2	S63°42'21"E	24.84'	
L3	S1°52'09"E	34.26'	
L4	N2°43'10"E	43.05'	
L5	N49°11'35"E	48.55'	
L6	S40°04'50"E	67.44'	
L7	S84°19'21"E	34.44'	
L8	S60°48'08"W	14.98'	
L9	S36°11'15"E	42.88'	
L10	N08°42'59"W	57.51'	
L11	N7°00'00"W	43.76'	
L12	N43°29'00"W	38.50'	
L13	N63°58'20"W	45.34'	
L14	N17°13'52"W	42.54'	
L15	N77°38'08"W	57.96'	
L16	S25°50'55"W	59.63'	
L17	S87°12'05"W	33.31'	
L18	N22°58'03"W	51.23'	
L19	N03°13'07"W	14.55'	
L20	S13°25'30"E	29.93'	
L21	S14°05'46"E	55.59'	
L22	S04°18'27"E	66.91'	
L23	N62°03'59"W	39.17'	
L24	S23°14'08"W	53.71'	
L25	S14°29'04"E	67.55'	
L26	S06°47'20"W	68.33'	
L27	N31°45'38"E	57.95'	
L28	N65°53'16"E	49.66'	
L29	N24°37'01"W	36.09'	
L30	S48°40'42"E	64.25'	
L31	N35°12'02"E	27.83'	
L32	N42°14'34"E	27.36'	
L33	N48°40'42"E	10.00'	
L34	S66°18'45"W	20.00'	
L35	N22°58'03"W	55.46'	
L36	N40°18'45"E	20.00'	
L37	S47°24'06"W	38.97'	
L38	S45°27'19"E	34.58'	
L39	S70°09'02"W	66.91'	
L40	N85°34'53"W	35.82'	
L41	S85°34'53"E	57.32'	
L42	N70°09'02"E	44.44'	
L43	S86°40'45"E	53.50'	
L44	S36°40'13"E	52.03'	
L45	N39°49'17"E	13.42'	
L46	N41°19'18"W	19.76'	
L47	N41°19'18"W	17.66'	
L48	N41°19'18"W	60.85'	

P.C.A. Information  
for Lot 1

TRACT A (PART OF LOT 1)  
PROTECTED CRITICAL AREA - CATEGORY  
3 WETLANDS & ASSOCIATED 50' BUFFERS.  
FISH AND WILDLIFE HABITAT AREA - TYPE 3  
WATER & ASSOCIATED 100' BUFFER.  
3.91 ACRES.

Minimum Setback  
Requirements



Legend

- PCA — PROTECTED CRITICAL AREA
- WL — WETLANDS
- L — LIMITS OF WETLANDS
- PROPOSED ACCESS LOCATIONS
- SOL LOG HOLE
- BOUNDARY
- SET 1/2" X 1/2" BENCHMARK
- ROD WITH YELLOW PLASTIC CAP MARKED "SEA SURV"
- 17651 AND WHITE 2" X 2" WITNESS STAKE
- SET 1/2" X 1/2" BENCHMARK
- ROD WITH YELLOW PLASTIC CAP MARKED "SEA SURV"
- 17651 AND WHITE 2" X 2" WITNESS STAKE
- SET 1/2" X 1/2" BENCHMARK
- ROD WITH YELLOW PLASTIC CAP MARKED "SEA SURV"
- 17651 AND WHITE 2" X 2" WITNESS STAKE

NORTH 1/4 CORNER OF SECTION 1 AS SHOWN ON SURVEY FILED IN VOLUME 18 OF SURVEYS AT PAGE 95. SEE NOTE 5.



Survey in the NE1/4 of the NW1/4, in the SE1/4 of the NW1/4, in the SW1/4 of the NW1/4, and in the NW1/4 of the NW1/4 of Section 1, Twp. 36N., Rng. 3E., W.M.

Short Plat No. PL07-0050  
Date \_\_\_\_\_

SEE SHEET 2 FOR LOT 1

### P.C.A. Information for Lots 2 & 3

- TRACT B (PART OF LOT 2)  
FISH AND WILDLIFE HABITAT AREA - TYPE 3  
WATER & ASSOCIATED 100' BUFFER  
1.42 ACRES
- TRACT C (PART OF LOT 2)  
FISH AND WILDLIFE HABITAT AREA - TYPE 2  
WATER & ASSOCIATED 200' BUFFER  
2.40 ACRES
- TRACT D (PART OF LOT 2)  
FISH AND WILDLIFE HABITAT AREA - TYPE 2  
WATER & ASSOCIATED 200' BUFFER  
0.21 ACRES
- TRACT E (PART OF LOT 3)  
FISH AND WILDLIFE HABITAT AREA - TYPE 3  
WATER & ASSOCIATED 100' BUFFER  
1.51 ACRES
- TRACT F (PART OF LOT 3)  
FISH AND WILDLIFE HABITAT AREA - TYPE 4  
WATER & ASSOCIATED 50' BUFFER AND  
WATER & ASSOCIATED 50' BUFFER  
1.31 ACRES
- TRACT G (PART OF LOT 3)  
FISH AND WILDLIFE HABITAT AREA - TYPE 2  
WATER & ASSOCIATED 200' BUFFER  
2.63 ACRES

#### AUDITOR'S CERTIFICATE

200806110083  
Skagit County Auditor

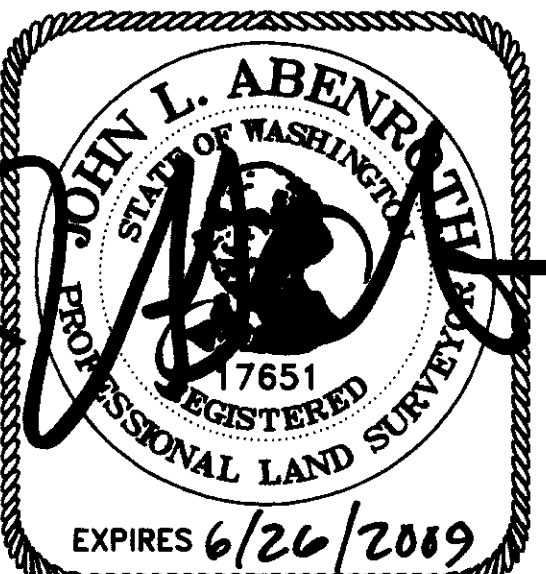
6/11/2008 Page 3 of 3 2:50PM

*J. Young*  
County Auditor or Deputy Auditor

#### SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in March 2008 at the request of Gary Lohman.

John L. Abenroth CERT#17651  
Date 4/22/2008



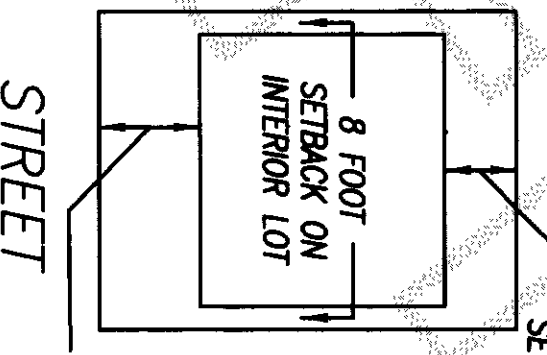
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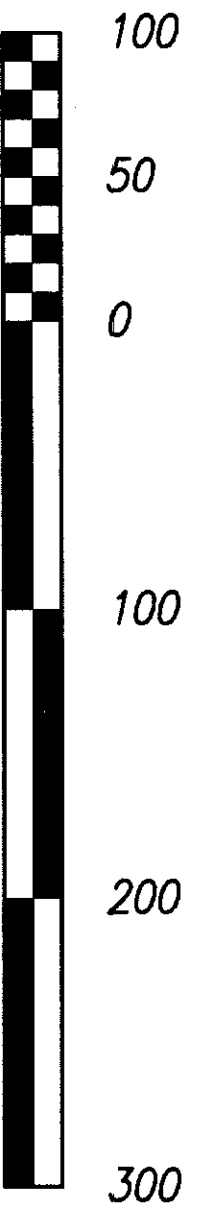
CURVE TABLE (SHEETS 2 & 3)		
#	RADIUS	LENGTH
C1	924.93	00'53.33"
C2	686.20	00'36.30"
C3	985.00	02'58.30"
C4	686.20	02'58.14"
C5	686.20	07'47.58"
C6	50.00	60'00.00"
C7	686.20	07'46.10"
C8	686.20	04'10.36"
C9	686.20	06'15.40"

### Minimum Setback Requirements



### Address Range

FROM 00 TO 1807 LAKE SAMISH ROAD  
FROM 2150 TO 2550 NULLE ROAD (WHATCOM COUNTY)



### Legend

- SET 1/2" X 18" REINFORCING ROD WITH YELLOW PLASTIC CAP MARKED "S&A SURV 17651" AND WHITE "X" X "Z" WITNESS STAKE
- SET 1/2" X 18" REINFORCING ROD WITH YELLOW PLASTIC CAP MARKED "S&A SURV 17651" AND WHITE "X" X "Z" LABEL MARKED "PCA"
- SOIL LOG HOLE
- PROTECTED CRITICAL AREA
- BOUNDARY
- LIMITS OF WETLANDS
- PROPOSED ACCESS LOCATIONS

Short Plat for Gary Lohman