

SURVEY DESCRIPTION

PARCEL "B" SKAGIT COUNTY AUDITOR'S FILE NO. 200711290094

THAT PORTION OF THE FOLLOWING DESCRIBED PROPERTY LYING SOUTHERLY OF A LINE DRAWN PARALLEL WITH AND 75 FEET SOUTHERLY, WHEN MEASURED AT RIGHT ANGLES AND/OR RADIALLY, FROM THE SR 20 LINE SURVEY OF SR 20, SEDRO-WOOLLEY EASTERLY:

THAT PORTION OF GOVERNMENT LOT 2, SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., SKAGIT COUNTY, WASHINGTON, DESCRIBED AS:

BEGINNING AT A POINT 1,387.7 FEET NORTH AND 30 FEET EAST OF THE WEST 1/4 CORNER OF SAID SECTION 19, THENCE NORTH 86°11' EAST 624 FEET, THENCE SOUTHERLY PARALLEL WITH NOW EXISTING STATE HIGHWAY 70 FEET, THENCE SOUTH 86°11' WEST 24 FEET TO THE INITIAL POINT, THENCE SOUTH 02°53' WEST 332.4 FEET TO THE INTERSECTION WITH THE NORTHERLY LINE OF THE GREAT NORTHERN RAILWAY COMPANY RIGHT OF WAY, THENCE SOUTH 53°31' WEST ALONG SAID RIGHT OF WAY LINE 250 FEET, THENCE NORTH 02°53' EAST 455 FEET, THENCE NORTH 86°11' EAST 200 FEET TO THE INITIAL POINT.

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

SITUATE IN THE CITY OF SEDRO WOOLLEY, COUNTY OF SKAGIT, STATE OF 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 AT THE REQUEST OF SKAGIT FARMERS SUPPLY, IN MAY 2008.

DATE: May 7, 2008

BRUCE G. LISSER, PLS, CERTIFICATE NO. 22960

LISSER & ASSOCIATES, PLLC

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P.O. BOX 1109

MOUNT VERNON, WA 98273

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NOTES

1. INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22960.
O INDICATES EXISTING REBAR OR IRON PIPE FOUND.

2. SURVEY DESCRIPTION IS FROM BARGAIN AND SALE DEED DATED NOVEMBER 15, 2007 AND RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200711290094.

3. FOR ADDITIONAL MERIDIAN AND SURVEY INFORMATION SEE SHORT PLAT NO. 5M-04-083 RECORDED UNDER AUDITOR'S FILE NO. 8308190031, AND RECORD OF SURVEY MAPS RECORDED UNDER AUDITOR'S FILE NO. 20051020023 AND 9507210135, ALL IN RECORDS OF SKAGIT COUNTY, WASHINGTON, ALSO UNRECORDED SURVEY INFORMATION PROVIDED BY THE CLIENT AND ALSO WASHINGTON STATE DEPARTMENT OF TRANSPORTATION RIGHT OF WAY MAP FOR SR 20 DATED DECEMBER 1947.

4. BASIS OF BEARING: MONUMENTED WEST LINE OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M.

BEARING = NORTH 1°20'06" EAST (PER SHORT PLAT 5M-04-083)

5. MERIDIAN: ASSUMED

6. INSTRUMENTATION: LEICA TCR05A THEODOLITE DISTANCE METER

7. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE

8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF SKAGIT FARMER'S SUPPLY, FOR THE DELINEATION AND STAKING OF THE DESCRIBED PROPERTY, AS SHOWN HEREON.

9. EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP, THIS SURVEY DOES NOT PURPORT TO REFLECT ANY OF THE FOLLOWING WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS,

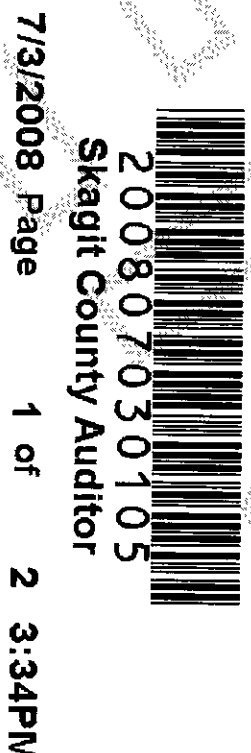
BUILDING SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

10. THIS SURVEY HAS SHOWN OCCUPATIONAL INDICATORS (GRAVEL ROADWAY) AS PER WAC CHAPTER 332-130. LINES OF OCCUPATION MAY INDICATE AREAS FOR POTENTIAL CLAIMS OF UNWRITTEN OWNERSHIP. THIS BOUNDARY SURVEY HAS ONLY SHOWN THE RELATIONSHIP OF LINES OF OCCUPATION TO THE DEEDED LINES OF RECORD. NO RESOLUTION OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.

11. ALL DISTANCES SHOWN HEREON ARE IN FEET.

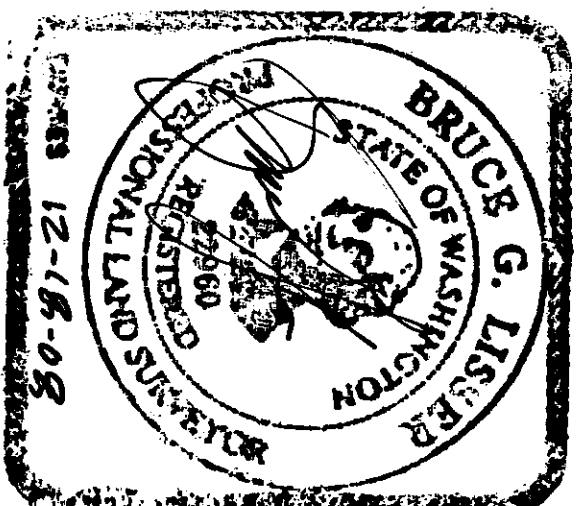
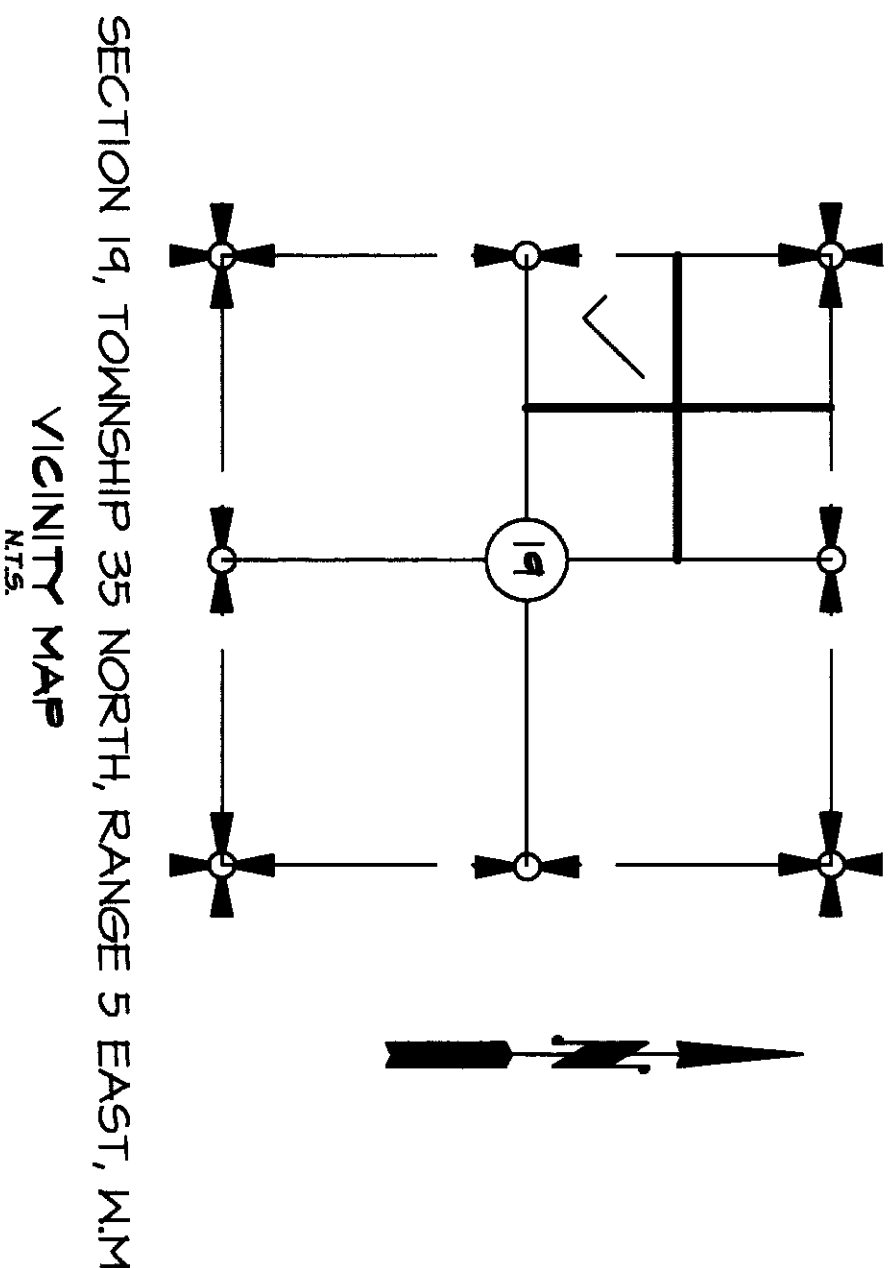
AUDITOR'S CERTIFICATE

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



J. Youngquist
SKAGIT COUNTY AUDITOR

Mary Johnson
DEPUTY



DATE: 07/03/08
SHEET 1 OF 2

SURVEY IN A PORTION OF GOVERNMENT LOT 2
SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M.,
SKAGIT COUNTY, WASHINGTON

FOR
SKAGIT FARMERS SUPPLY

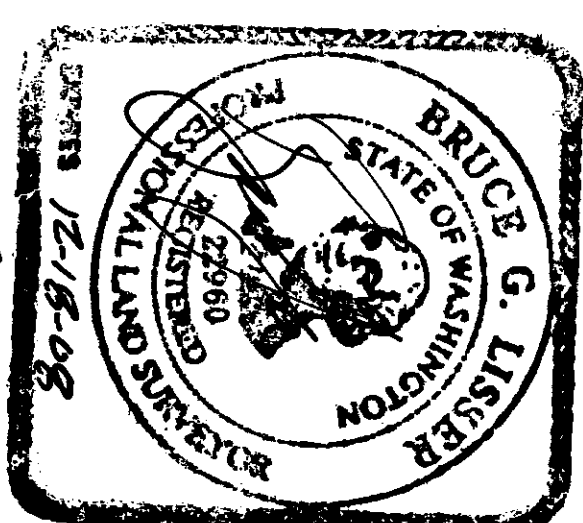
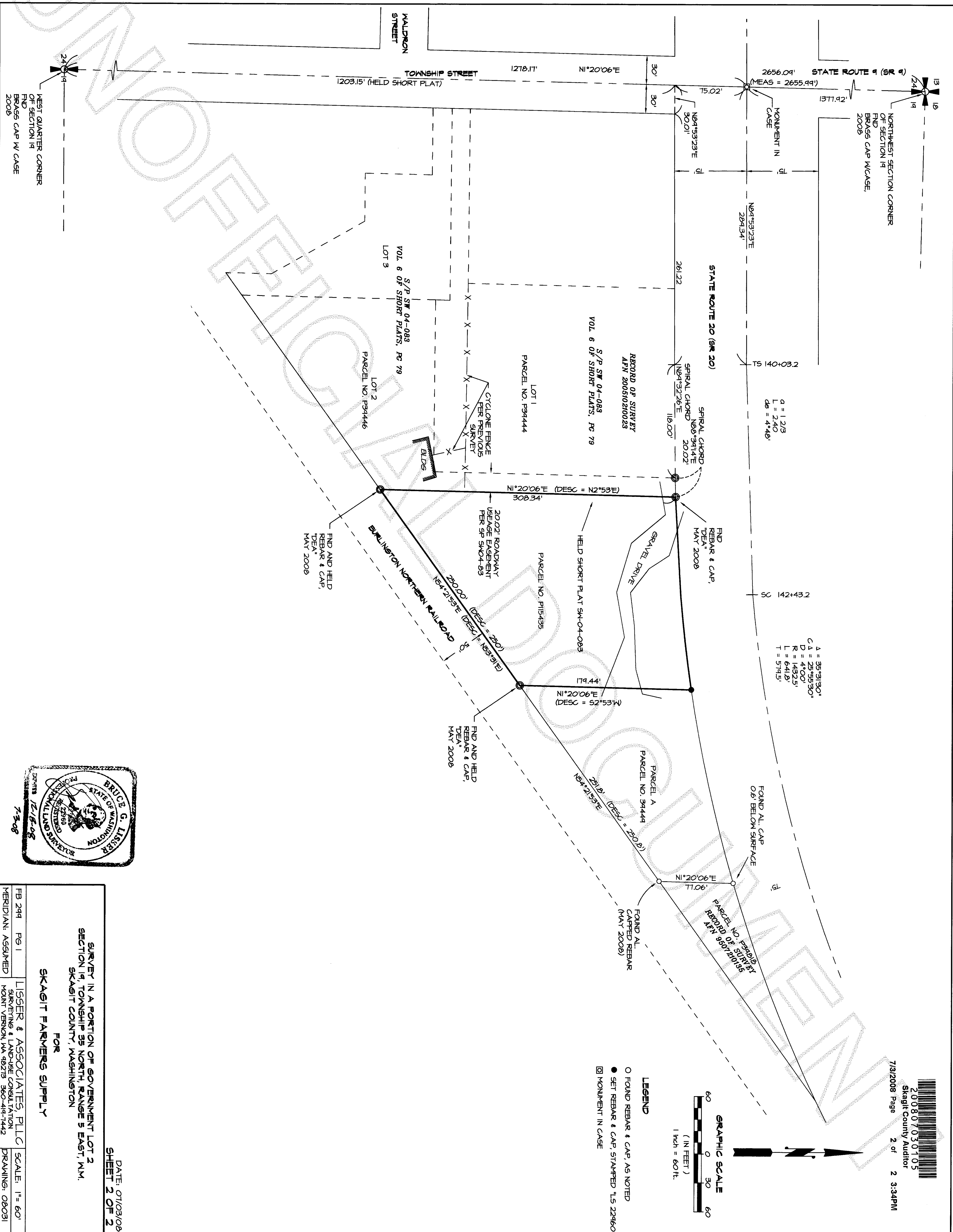
FB 299	Pg 1	LISSER & ASSOCIATES, PLLC	SCALE: N/A
MERIDIAN: ASSUMED		SURVEYING & LAND-USE CONSULTATION	DRAWING: 08031
		MOUNT VERNON, WA 98273	

200807030105
Skagit County Auditor

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- LEGEND
- FOUND REBAR & CAP, AS NOTED
 - SET REBAR & CAP, STAMPED "LS 22460
 - ☐ MONUMENT IN CASE



DATE: 07/03/08 SHEET 2 OF 2			
SURVEY IN A PORTION OF GOVERNMENT LOT 2 SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M. SKAGIT COUNTY, WASHINGTON			
FOR SKAGIT FARMERS SUPPLY			
FB 299	PG 1	LISSENER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	SCALE: 1" = 60' DRAWING: 08031
MERIDIAN: ASSUMED			