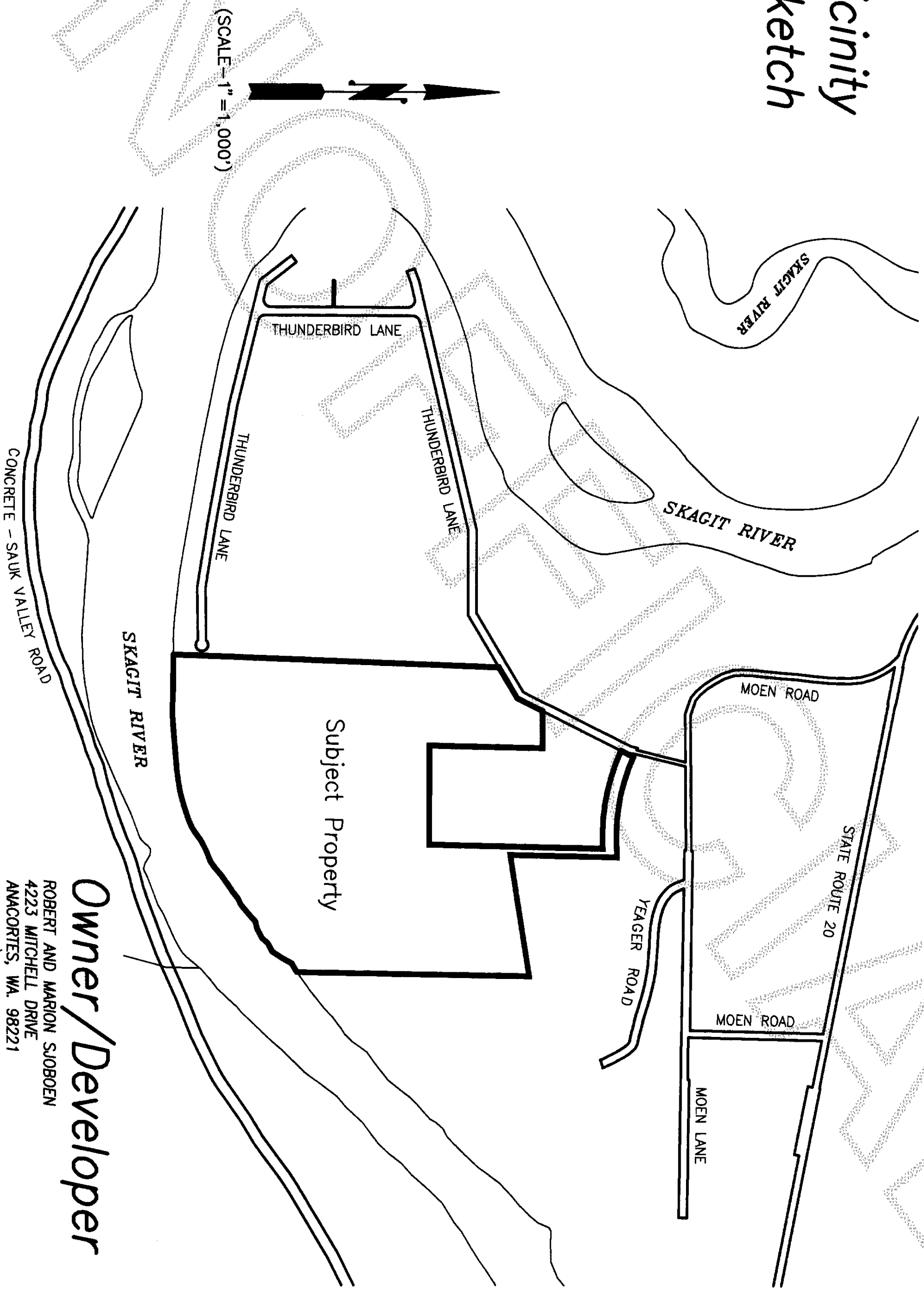


Survey in the NE1/4 of the NE1/4, the SE1/4 of the NE1/4, and the NE1/4 of the SE1/4 of Section 24, Twp. 35 N., Rng. 8 E., W.M. In the NW1/4 of the NW1/4 of the SW1/4 of the SW1/4 of Section 19, Twp. 35 N., Rng. 9 E., W.M.

Notes

1. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
2. THE TOTAL ACRES OF THIS SHORT SUBDIVISION IS 105.72 ACRES.
3. BASIS-OF-BEARINGS - ASSUMED 89°15'30"E ON THE NORTH LINE OF THE NORTHEAST QUARTER OF SECTION 24.
4. ZONING/COMPREHENSIVE PLAN DESIGNATIONS - RURAL RESERVE (RRV), RURAL RESOURCE - NRI (RRG-NRI), AGRICULTURE - NRI (AG-NRI).
5. SEWER - INDIVIDUAL ON-SITE SEWAGE DISPOSAL SYSTEMS.
6. 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.
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. 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 OF ADDRESS. CONTACT SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES.
9. WATER - WATER WILL BE SUPPLIED BY INDIVIDUAL WELLS. 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, MANURE LAGOONS, SEWAGE 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 BARRS, AND LIVESTOCK FEED LOTS.
10. THIS PARCEL LIES WITHIN AN AREA OR WITHIN 500 FEET OF AREA DESIGNATED AS A NATURAL RESOURCE LAND (AGRICULTURE, FOREST AND MINERAL RESOURCE LANDS OF LONG-TERM COMMERCIAL SIGNIFICANCE) IN SKAGIT COUNTY. A VARIETY OF NATURAL RESOURCE LAND COMMERCIAL ACTIVITIES OCCUR OR MAY OCCUR IN THE AREA THAT MAY NOT BE COMPATIBLE WITH NON-RESOURCE USES AND MAY BE INCONVENIENT OR CAUSE DISCOMFORT TO AREA RESIDENTS. THIS MAY ARISE FROM THE USE OF CHEMICALS, OR FROM SPRAYING, PRUNING, HARVESTING, OR MINERAL EXTRACTION WITH ASSOCIATED ACTIVITIES WHICH OCCASIONALLY GENERATES TRAFFIC, DUST, SMOKE, NOISE, AND ODOR. SKAGIT COUNTY HAS ESTABLISHED NATURAL RESOURCE MANAGEMENT OPERATIONS AS A PRIORITY USE ON DESIGNATED NATURAL RESOURCE LANDS, AND AREA RESIDENTS SHOULD BE PREPARED TO ACCEPT SUCH INCOMPATIBILITIES, INCONVENIENCES, OR DISCOMFORT FROM NORMAL, NECESSARY NATURAL RESOURCE LAND OPERATIONS WHEN PERFORMED IN COMPLIANCE WITH BEST MANAGEMENT PRACTICES AND LOCAL, STATE, AND FEDERAL LAW. IN THE CASE OF MINERAL LANDS, APPLICATION MIGHT BE MADE FOR MINING-RELATED ACTIVITIES INCLUDING EXTRACTION, WASHING, CRUSHING, STOCKPILING, BLASTING, TRANSPORTING AND RECYCLING OF MINERALS. IN ADDITION, GREATER STRICKS THAN TYPICAL MAY BE REQUIRED FROM THE RESOURCE AREA, CONSISTENT WITH SCC 14.16.810. CONTACT THE SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES FOR DETAILS.
11. SUBJECT PROPERTY MAY BE ENCUMBERED BY EASEMENTS OR RESTRICTIONS CONTAINED IN DOCUMENTS FILED IN A.F.#7523132; A.F.#754301; A.F.#9405180002.
12. ALL RUNOFF FROM IMPERVIOUS SURFACES AND ROOF DRAINS SHALL BE DIRECTED SO AS NOT TO ADVERSELY EFFECT ADJACENT PROPERTIES.
13. 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.#200711210031.
14. SEE PROTECTED CRITICAL AREAS EASEMENT AGREEMENT FILED IN A.F.#200711210033.
15. FLOODPLAIN/FLOODWAY - FUTURE BUYERS SHOULD BE AWARE THAT A PORTION OF LOTS 2 AND 3 OF THIS SHORT SUBDIVISION ARE LOCATED IN THE FLOODPLAIN AND A PORTION OF LOT 2 IS LOCATED IN A DESIGNATED FLOODWAY. THERE SHALL BE NO CONSTRUCTION IN DESIGNATED FLOODWAYS EXCEPT AS PERMITTED BY CHAPTER 15.20 OF THE SKAGIT COUNTY CODE, AND RESIDENTIAL CONSTRUCTION IN THE FLOODPLAIN MAY REQUIRE SIGNIFICANT ELEVATION OF THE FIRST LIVING FLOOR.
16. A PORTION OF LOT 2 IS WITHIN SHORELINE JURISDICTION. ANY DEVELOPMENT WILL NEED TO COMPLY WITH THE SHORELINE MASTER PROGRAM (SCC 14.26, WAC 173-27, AND RCW 90.58.)
17. NO FUTURE DIVISIONS WITHIN THIS SHORT PLAT WILL BE ALLOWED USING THE SPILT ZONING PROVISIONS OF SCC 14.16.807(2).
18. 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 FACILITY AND KEPT IN GOOD REPAIR AND ADEQUATE PROVISIONS SHALL BE MADE FOR APPROPRIATE PRO-RATA CONTRIBUTIONS FOR SUCH MAINTENANCE BY ANY FUTURE LAND DIVISIONS THAT WILL ALSO USE THE SAME PRIVATE ROAD. SEE MAINTENANCE AGREEMENT FOR HENRY LANE (P.V.) FILED IN A.F.#200711210033.
19. 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 TO FULL, CURRENT COUNTY ROAD STANDARDS AND A RIGHT-OF-WAY DEED HAS BEEN TRANSFERRED TO THE FULL, CURRENT COUNTY ROAD SYSTEM.
19. IT IS ACKNOWLEDGED THAT AGRICULTURE, FOREST, OR MINING ACTIVITY MAY OCCUR ON THE ADJACENT PROPERTY DESIGNATED AS RURAL RESOURCE NRI. THE APPLICANT WAIVES FOR ALL CURRENT AND FUTURE OWNERS, ANY CLAIM FOR DAMAGES THAT MAY OCCUR TO ANY BUILDING OR OCCUPANTS BECAUSE OF SUCH ACTIVITIES WHICH ARE CONDUCTED IN ACCORDANCE WITH APPLICABLE STATE REGULATIONS.

Vicinity Sketch



Owner/Developer  
ROBERT AND MARION SJOBOEN  
4223 MITCHELL DRIVE  
AMACORTES, WA 98221

6/24/08	REVISED LOTS 2 & 3. ETC.	S.R.M.	JOB#	207076	DRAWN	sym	CHECKED	djm	DATE	21SEP07	SCALE	1" = 1000'	SHEET	1 OF 3
4/14/08	REVISED LOT LAYOUT, ADDED SHT. 3. ETC.	S.R.M.	BY											
DATE	REVISION													

Legal Description

LOT 4, OF SHORT PLAT NO. 94-044, APPROVED JANUARY 11, 1995, RECORDED JANUARY 12, 1995, IN VOLUME 11 OF SHORT PLATS, PAGES 163 AND 164, UNDER AUDITOR'S FILE NO. 2007120094, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 8 EAST, W.M. AND OF SECTION 31, TOWNSHIP 35 NORTH, RANGE 9 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 3 OF SAID SHORT PLAT NO. 94-044, THENCE SOUTH 01°06'32" WEST, ALONG THE SOUTHERLY EXTENSION OF THE EXISTING LINE OF SAID LOT 3, A DISTANCE OF 306.27 FEET, THENCE WEST, PARALLEL TO THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 711.44 FEET TO AN INTERSECTION WITH THE SOUTHERLY EXTENSION OF THE WESTERLY LINE OF SAID LOT 3, THENCE NORTH 01°06'32" EAST A DISTANCE OF 306.27 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3, THENCE EAST, ALONG THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 711.44 FEET TO THE POINT OF BEGINNING. (AS CONVEYED TO FREDRICH E. HARRISON AND BARBARA J. HARRISON FOR BOUNDARY ADJUSTMENT PURPOSES BY DEED RECORDED UNDER AUDITOR'S FILE NO. 200702220057.)

ALSO EXCEPT THAT PORTION OF SAID LOT 4, SHORT PLAT NO. 94-044, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THAT PARCEL CONVEYED TO JAMES MASSINGALE AND ANGELA MASSINGALE BY THAT INSTRUMENT RECORDED ON OCTOBER 4, 1994 UNDER AUDITOR'S FILE NO. 9410040098, RECORDS OF SKAGIT COUNTY, SAID POINT ALSO BEING ON THE WEST LINE OF THAT PARCEL CONVEYED TO MAXWELL UNDER AUDITOR'S FILE NO. 720179, RECORDS OF SKAGIT COUNTY, THENCE SOUTH ALONG THE WEST LINE OF SAID MAXWELL PARCEL FOR A DISTANCE OF 185 FEET, MORE OR LESS, TO A WIRE FENCE, IN EXISTENCE ON JANUARY 14, 2007, THENCE SOUTHWESTERLY ALONG SAID FENCE TO A POINT WHICH IS 352 FEET SOUTH OF THE WEST BOUNDARY OF SAID MASSINGALE PARCEL, EXTENDED SOUTHERLY, SAID POINT ALSO LIES APPROXIMATELY 60 FEET EAST OF THE WEST LINE OF SAID SECTION 19, THENCE NORTHERLY FOR A DISTANCE OF APPROXIMATELY 352 FEET TO THE SOUTHWEST CORNER OF SAID MASSINGALE PARCEL, THENCE EAST ALONG THE SOUTH BOUNDARY OF SAID MASSINGALE PARCEL TO THE POINT OF BEGINNING. (AS CONVEYED TO JAMES MASSINGALE AND ANGELA MASSINGALE FOR BOUNDARY ADJUSTMENT PURPOSES BY DEED RECORDED UNDER AUDITOR'S FILE NO. 200702220057.)

AND ALSO EXCEPT THAT PORTION OF SAID LOT 4, SHORT PLAT NO. 94-044, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 3 IN SAID SHORT PLAT, THENCE SOUTH FOR A DISTANCE OF 306.27 FEET ALONG THE EAST BOUNDARY OF THAT PARCEL CONVEYED TO FREDRICH HARRISON AND BARBARA HARRISON BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 200701240098, RECORDS OF SKAGIT COUNTY TO THE SOUTHEAST CORNER THEREOF, THENCE WEST ALONG THE SOUTH BOUNDARY OF SAID HARRISON PARCEL, FOR A DISTANCE OF APPROXIMATELY 54 FEET TO A WIRE FENCE, IN EXISTENCE ON JANUARY 14, 2007, AND THE TRUE POINT OF BEGINNING, THENCE SOUTH ALONG SAID FENCE FOR A DISTANCE OF APPROXIMATELY 331.5 FEET, MORE OR LESS, TO A CORNER IN SAID FENCE, THENCE WEST ALONG SAID FENCE FOR A DISTANCE OF APPROXIMATELY 657 FEET, MORE OR LESS, TO A CORNER IN SAID FENCE, THENCE NORTH ALONG SAID FENCE, FOR A DISTANCE OF APPROXIMATELY 331.5 FEET, MORE OR LESS, TO A CORNER IN SAID FENCE, SAID POINT ALSO BEING THE SOUTHWEST CORNER OF SAID HARRISON PARCEL, THENCE EAST ALONG THE SOUTH LINE OF SAID HARRISON PARCEL FOR A DISTANCE OF APPROXIMATELY 657 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. (AS CONVEYED TO FREDRICH E. HARRISON AND BARBARA J. HARRISON FOR BOUNDARY ADJUSTMENT PURPOSES BY DEED RECORDED UNDER AUDITOR'S FILE NO. 200702220058.)

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.

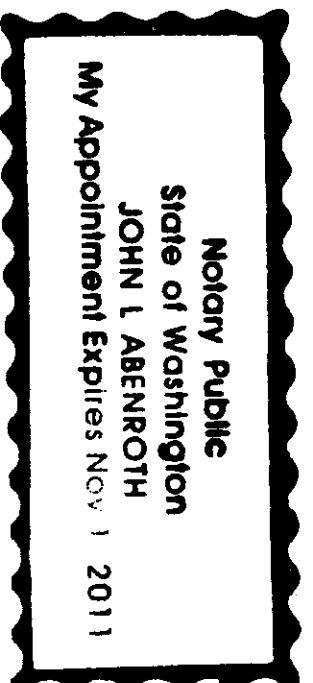
*Robert V. Sjooben* *Marion L. Sjooben* *Cindy Perry*  
ROBERT V. SJOBOEN MARION L. SJOBOEN CINDY PERRY  
U.S. BANK NATIONAL ASSOCIATION N.A.

Acknowledgments

STATE OF WASHINGTON, COUNTY OF SKAGIT

I, CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT ROBERT V. AND MARION L. SJOBOEN, H/W, SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE THEIR FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

NOTARY SIGNATURE *[Signature]* TITLE NOTARY  
DATE 10 NOV 08 MY APPOINTMENT EXPIRES 11/11



STATE OF WASHINGTON, COUNTY OF SKAGIT

I, CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT *Cindy Perry* SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE/SHE WAS THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

NOTARY SIGNATURE *Cindy Perry* TITLE Personal Banker  
DATE 11-10-08 MY APPOINTMENT EXPIRES July 9, 2011

Treasurer's Certificate

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

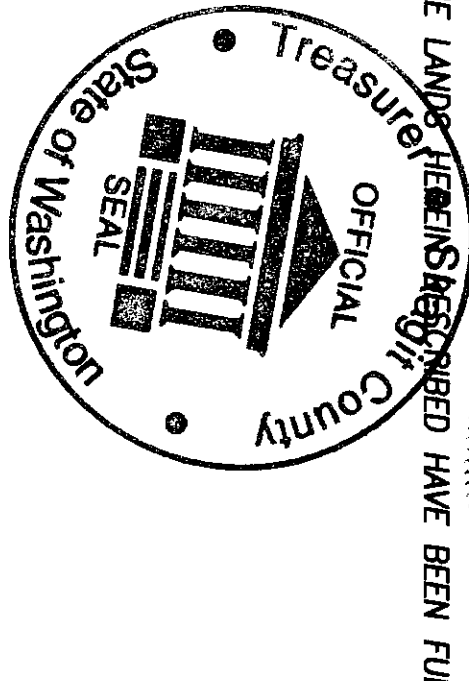
*[Signature]* DATE 11-14-08  
SKAGIT COUNTY TREASURER

Approvals

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY CODE TITLE 14.18 (LAND DIVISIONS) THIS

*[Signature]* DATE 11-14-08  
SKAGIT COUNTY PLAT ADMINISTRATOR

*[Signature]* COUNTY ENGINEER



THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY CODE TITLE 12.05 (ON-SITE SEWAGE) AND 12.48 (WATER) THIS 11-10-08 DAY OF NOV 2008

*[Signature]*  
SKAGIT COUNTY HEALTH OFFICER

Short Plat for  
Robert and Marion Sjooben

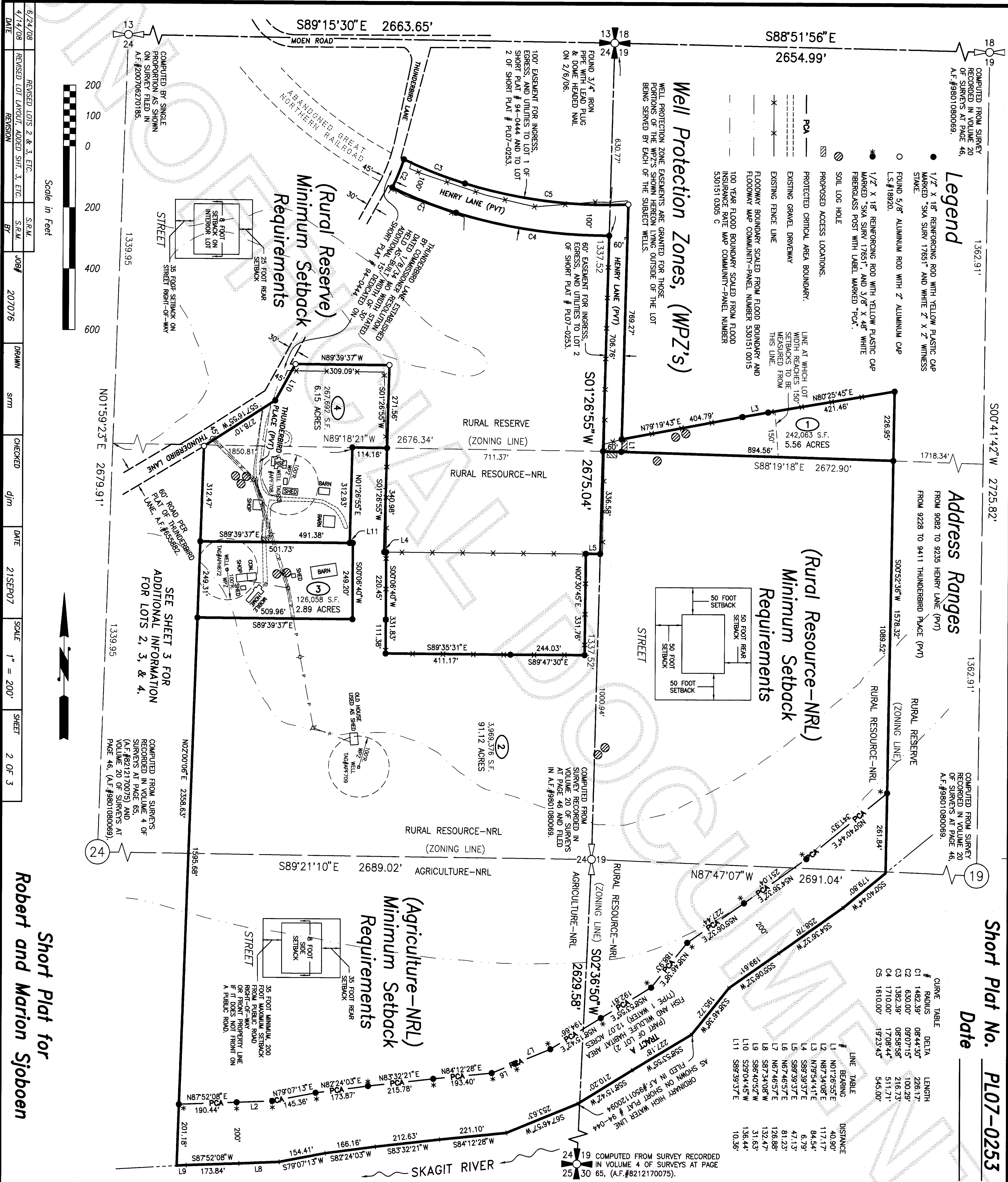


SURVEYOR'S CERTIFICATE  
This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in June 2008 at the request of Robert Sjooben.

John L. Abernethy CERT#17651  
Date NOV. 7, 2008

AUDITOR'S CERTIFICATE  
200811210030  
Skagit County Auditor  
11/21/2008 Page 1 of 3 9:59AM  
*[Signature]*  
County Auditor of Deputy Auditor





**Skagit Surveyors & Engineers**

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

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**SURVEYOR'S CERTIFICATE**  
This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in June 2008 at the request of Robert Sjoboen.  
John L. Abenroth CERT#17651  
Date **NOV. 7, 2008**

**AUDITOR'S CERTIFICATE**

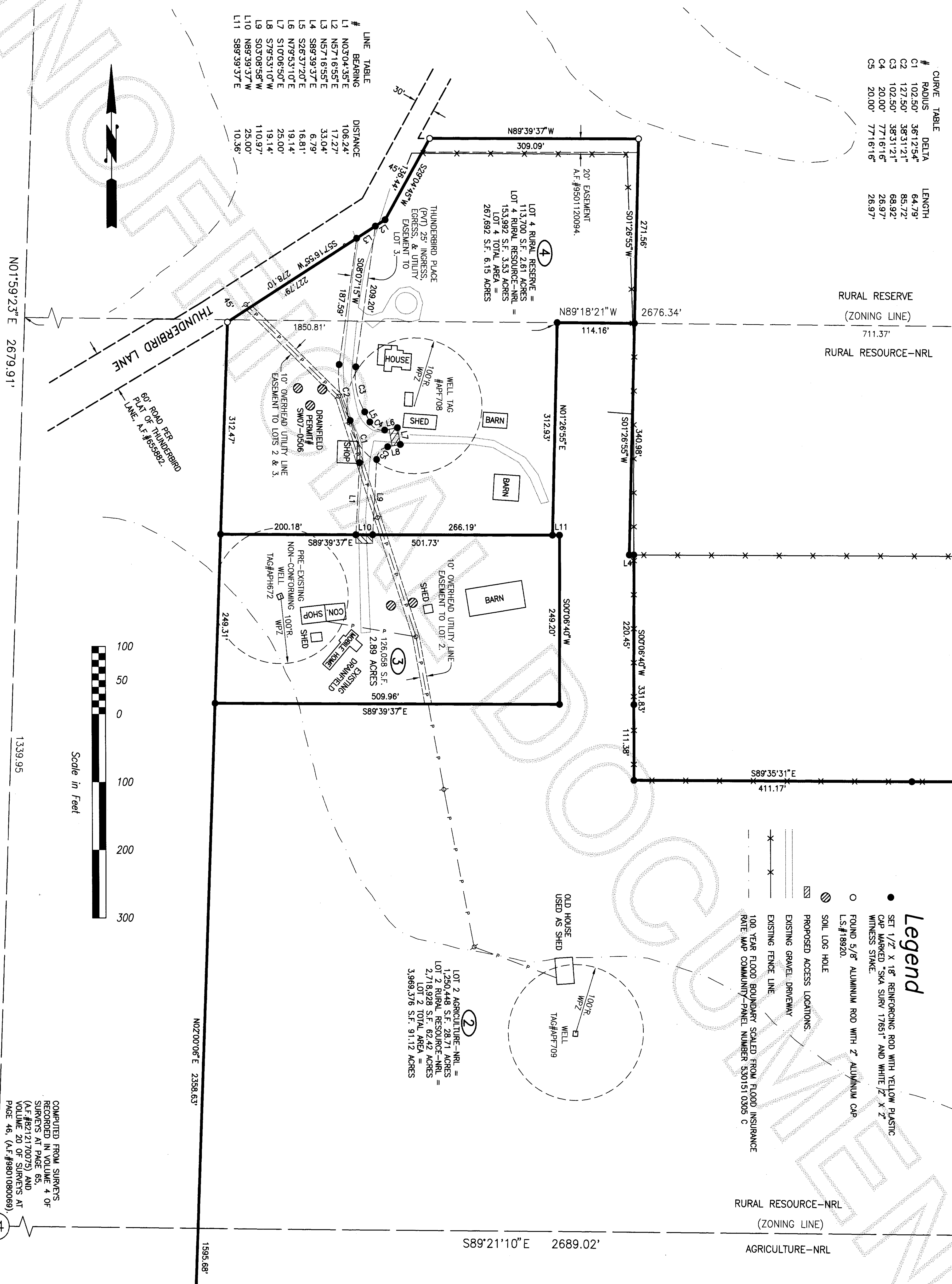
200811210030  
Skagit County Auditor  
11/21/2008 Page 2 of 3 9:59AM  
County Auditor or Deputy Auditor

**No.** PL07-0253

**Date** \_\_\_\_\_

RURAL RESERVE  
(ZONING LINE)  
711.37'  
RURAL RESOURCE-NRI

#	LINE	TABLE	DISTANCE
L1	NO304.35'E	106.24	
L2	N5716.55'E	17.27	
L3	N5716.55'E	33.04	
L4	S89.39.37'E	6.79	
L5	S26.37.20'E	16.81	
L6	N79.53.10'E	19.14	
L7	S106.50'E	25.00	
L8	S79.53.10'W	19.14	
L9	S0306.58'W	110.97	
L10	N89.39.37'W	25.00	
L11	S89.39.37'E	10.36	



*Legend*

● SET 1/2" X 18" REINFORCING ROD WITH YELLOW PLASTIC CAP MARKED "SKA SUBV 17651" AND WHITE 1/2" X 1/2" WITNESS STAKE.

○ FOUND 5/8" ALUMINUM ROD WITH 2" ALUMINUM CAP L.S.#189320.

⊗ SOIL LOG HOLE

▨ PROPOSED ACCESS LOCATIONS.

▨ EXISTING GRAVEL DRIVEWAY

▨ EXISTING FENCE LINE

100' YEAR FLOOD BOUNDARY SCALED FROM FLOOD INSURANCE RATE MAP COMMUNITY-PANEL NUMBER 530151 0305 C

RURAL RESOURCE-NRL  
(ZONING LINE)  
AGRICULTURE-NRL

*SURVEYOR'S CERTIFICATE*  
*This map correctly represents a*  
*survey made by me or under my*  
*direction in conformance with the*  
*Survey Recording Act in June 2008*  
*at the request of Robert Sjoboen.*

John L. Abenroth CERT#17651  
Date NOV. 7, 2008

## AUDITOR'S CERTIFICATE



11/21/2008 Page 3 of 3 9:59AM

County Auditor or Deputy Auditor



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

