

REPLAT OF LOT 9, WESTERN PETERBILT BINDING SITE PLAN NO. L-99-0003
LOCATED IN A PORTION OF
SW 1/4 NM 1/4 SEC. 32, T.34 N., R.4 E., WM.

LEGAL DESCRIPTION

LOT 9, WESTERN PETERBILT BINDING SITE PLAN NO. L-99-0003, APPROVED JULY 1, 2002, RECORDED JULY 1, 2002, UNDER AUDITOR'S FILE NO. 2002010180, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 IN SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, WM.

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

ALL SITUATE IN THE CITY OF MOUNT VERNON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

UTILITIES EASEMENT DEDICATION

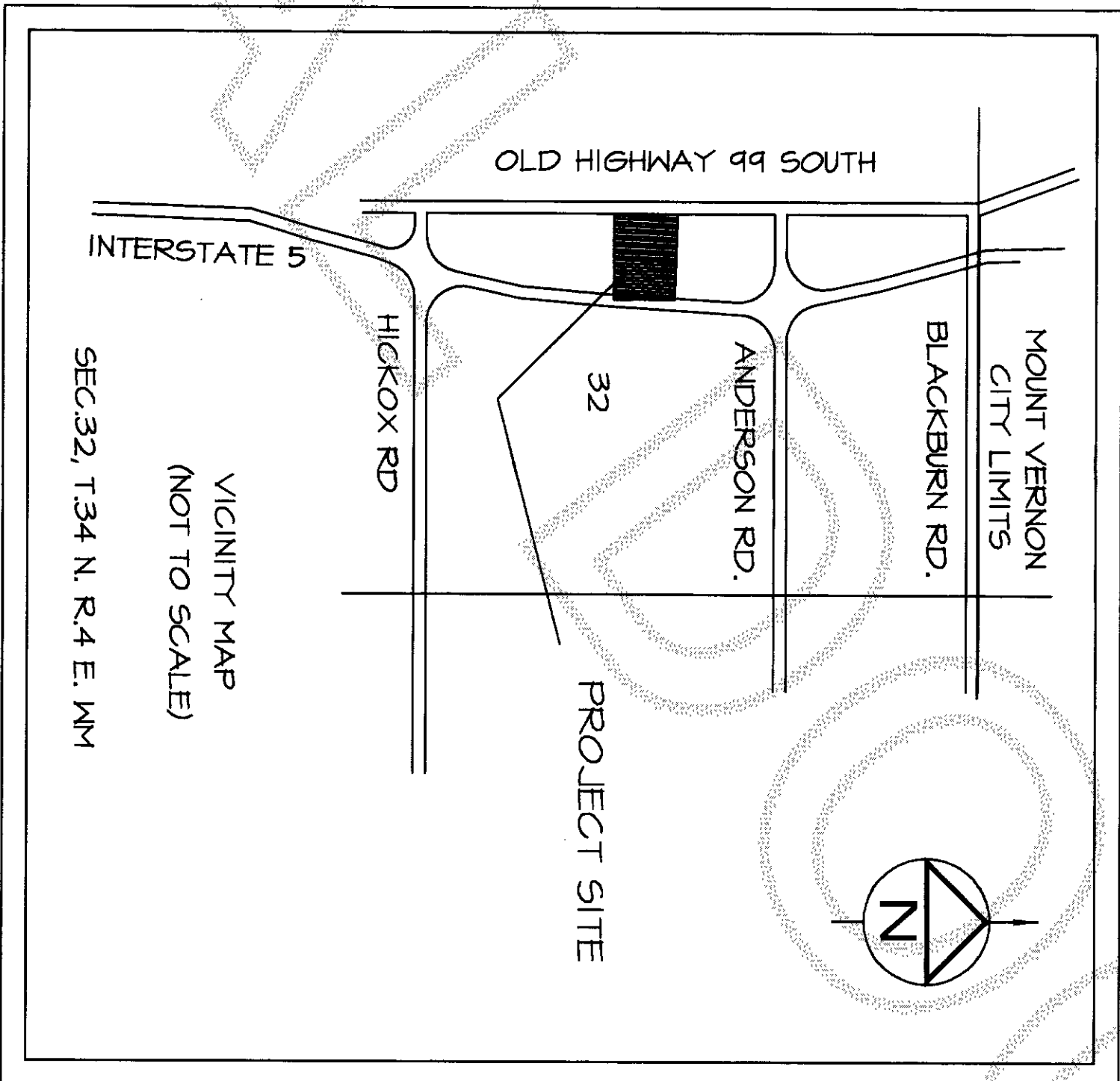
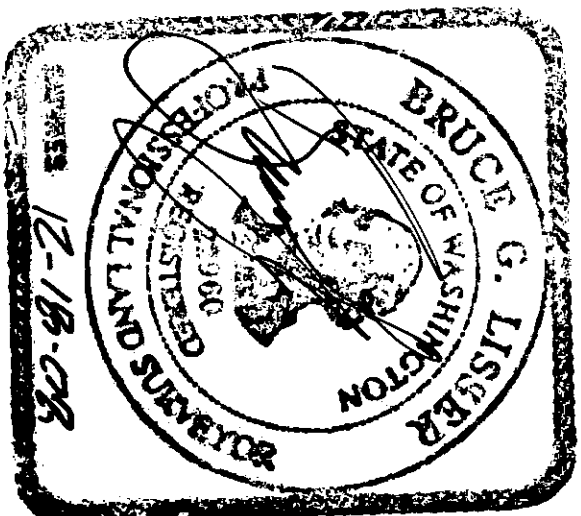
AN EASEMENT WAS RESERVED FOR AND GRANTED TO PUBLIC UTILITY DISTRICT NO. 1, PUGET SOUND POWER & LIGHT CO., TCI CABLEVISION OF WASHINGTON, INC., VERIZON, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS UNDER AND UPON THE 10 FEET ADJOINING LOTS 1 THROUGH 9 INCLUSIVE, AS SHOWN, IN WHICH TO INSTALL, LAY, CONSTRUCT, REPAIR, OPERATE, MAINTAIN AND REMOVE UTILITY SYSTEMS, DRAINAGE SYSTEMS, LINES, FIXTURES AND APPURTENANCES ATTACHED THERETO, FOR THE PURPOSE OF PROVIDING UTILITY SERVICES TO THE SUBDIVISION AND OTHER PROPERTY, TOGETHER WITH THE RIGHT TO ENTER UPON THE LOTS AND TRACTS AT ALL TIMES FOR THE PURPOSES STATED, WITH THE UNDERSTANDING THAT ANY GRANTEE SHALL BE RESPONSIBLE FOR ALL UNNECESSARY DAMAGE IT CAUSES TO ANY REAL PROPERTY OWNER IN THE SUBDIVISION BY THE EXERCISE OF RIGHTS AND PRIVILEGES THEREON GRANTED ON THE FACE OF THE WESTERN PETERBILT BINDING SITE PLAN NO. L-99-0003 RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 2002010180. THIS REPLAT ADDITIONALLY GRANTS THE SAME RIGHTS OVER, UNDER AND ACROSS THE SAID TEN (10) FOOT EASEMENT ON LOT 9 TO THE CITY OF MOUNT VERNON AND CASCADE NATURAL GAS, BOTH OF WHICH WERE NOT MENTIONED IN THE PREVIOUS EASEMENT DEDICATION.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS AMENDED BINDING SITE PLAN OF LOT 9 WESTERN PETERBILT BINDING SITE PLAN NO. L-99-0003 IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, WM. AND THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY ON THE GROUND AND THAT I HAVE COMPLIED WITH THE PROVISIONS OF THE STATUTES AND PLATTING REGULATIONS OF THE CITY OF MOUNT VERNON.

BRUCE G. LISSEY, PLS CERTIFICATE NO. 22960
LISSEY & ASSOCIATES, PLLC
320 MILWAUKEE PO BOX 1104
MOUNT VERNON WA 98273
PHONE: (360) 419-1442
FAX: (360) 419-0581
E-MAIL: BRUCE@LISSEY.COM

DATE: 12-21-2008



AUDITOR'S CERTIFICATE
FILED FOR RECORD AT THE REQUEST OF LISSEY & ASSOCIATES, PLLC.

200812080063
Skagit County Auditor
12/8/2008 Page 1 of 3 11:16AM

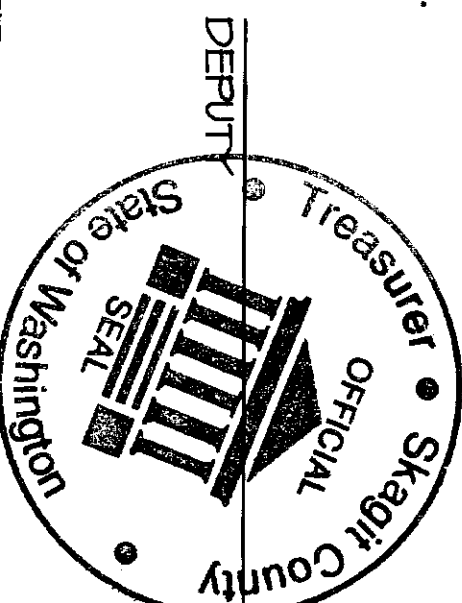
J. Youngquist
COUNTY AUDITOR
DEPUTY

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 2008.

THIS 8th DAY OF December, 2008.

Paul D. Youngquist
SKAGIT COUNTY TREASURER



CITY TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS AND ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY HEREIN CONTAINED DEDICATED AS STREETS, ALLEYS, OR FOR OTHER PUBLIC USE, ARE PAID IN FULL.

THIS 4th DAY OF Dec, 2008.

Aimee B. Shuckel
CITY TREASURER

APPROVED AND APPROVED THIS 26th DAY OF Nov, 2008.

CITY ENGINEER

CITY MAYOR

CITY CLERK

EXAMINED AND FOUND TO BE IN CONFORMITY WITH APPLICABLE ZONING AND OTHER LAND USE CONTROLS AND APPROVED THIS 1 DAY OF Dec, 2008.

COMMUNITY AND ECONOMIC DIRECTOR

SHEET 1 OF 3

DATE: 10/04/2008

MOUNT VERNON BINDING SITE PLAN NO. LV-07-036

SURVEY IN A PORTION OF

SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, WM.

CITY OF MOUNT VERNON, WASHINGTON

FOR: TOM LITTLE

FB	PG	LISSEY & ASSOCIATES, PLLC	SCALE: N/A
MERIDIAN: ASSUMED		SURVEYING & LAND USE CONSULTATION MOUNT VERNON, WA 98273 360-419-1442	DRAWING: 07-025

PRIVATE DRAINAGE AND SEWER EASEMENTS

EASEMENTS FOR THE PURPOSE OF CONVEYING LOCAL STORM WATER RUNOFF AND SANITARY SEWER ARE HEREBY GRANTED IN FAVOR OF ALL ABUTTING PRIVATE LOT OWNERS IN THE AREAS DESIGNATED AS PRIVATE DRAINAGE OR PRIVATE SEWER EASEMENTS. THE MAINTENANCE OF PRIVATE EASEMENTS ESTABLISHED AND GRANTED HEREIN SHALL BE THE RESPONSIBILITY OF, AND THE COSTS THEREOF SHALL BE BORNE EQUALLY BY THE PRESENT AND FUTURE OWNERS OF THE ABUTTING PRIVATE LOT OWNERS AND THEIR HEIRS, OWNERS PERSONAL REPRESENTATIVES AND ASSIGNS.

THE CITY OF MOUNT VERNON IS HEREBY GRANTED THE RIGHT TO ENTER SAID EASEMENTS FOR EMERGENCY PURPOSES AT ITS OWN DISCRETION.

STORM DRAIN EASEMENT TO CITY OF MOUNT VERNON

STORM DRAIN EASEMENTS, AS SHOWN HEREON, ARE HEREBY GRANTED TO THE CITY OF MOUNT VERNON, TO CONSTRUCT, MAINTAIN, REPAIR, RECONSTRUCT, AND REMOVE DRAINAGE AND DETENTION FACILITIES, WITH ALL APPURTENANCES INCIDENT THERETO OR NECESSARY THEREWITH, IN, UNDER AND ACROSS THE SAID PREMISES, AND TO CUT AND REMOVE FROM SAID EASEMENT ANY TREES, FENCES AND OTHER OBSTRUCTIONS WHICH MAY ENDANGER THE SAFETY OR INTERFERE WITH THE USE OF SAID DRAINAGE AND DETENTION FACILITIES, OR APPURTENANCES ATTACHED OR CONNECTED THEREWITH; AND THE RIGHT OF INGRESS AND EGRESS TO AND OVER SAID PREMISES AT ANY AND ALL TIMES FOR THE PURPOSE OF DOING ANYTHING NECESSARY FOR THE EASEMENT HEREBY GRANTED. ADJOINING PROPERTY OWNERS ARE PROHIBITED FROM CONSTRUCTING FENCES, BUILDINGS OR OTHER OBJECTS WITHIN THE EASEMENT AREA. ADJOINING PROPERTY OWNERS ARE PROHIBITED FROM PLACING FILL, OR OTHER DEBRIS WITHIN EASEMENT AREA, OR OTHERWISE ALTERING THE DETENTION FACILITY SIDE SLOPE AREAS, OR ACCESS ROAD. VEHICULAR ACCESS IN THE EASEMENT AREA IS RESTRICTED SPECIFICALLY TO PUBLIC MAINTENANCE VEHICLES.

PUD WATER PIPELINE EASEMENT PROVISION

EASEMENTS ARE GRANTED TO PUBLIC UTILITY DISTRICT NO. 1 OF SKAGIT COUNTY, WASHINGTON, A MUNICIPAL CORPORATION, ITS SUCCESSORS OR ASSIGNS, THE PERPETUAL RIGHT, PRIVILEGE, AND AUTHORITY ENABLING THE PUD TO DO ALL THINGS NECESSARY OR PROPER IN THE CONSTRUCTION AND MAINTENANCE OF A WATER LINE, LINES, OR RELATED FACILITIES, INCLUDING THE RIGHT TO CONSTRUCT, OPERATE, MAINTAIN, INSPECT, IMPROVE, REMOVE, RESTORE, ALTER, REPLACE, RELOCATE, CONNECT TO AND LOCATE AT ANY TIME A PIPE OR PIPES, LINE OR LINES OR RELATED FACILITIES, ALONG WITH NECESSARY APPURTENANCES FOR THE TRANSPORTATION OF WATER OVER, ACROSS, ALONG, IN AND UNDER THE LANDS AS SHOWN ON THIS PLAT TOGETHER WITH THE RIGHT OF INGRESS TO AND EGRESS FROM SAID LANDS ACROSS ADJACENT LANDS OF THE GRANTOR; ALSO, THE RIGHT TO CUT AND/OR TRIM ALL BRUSH, TIMBER, TREES OR OTHER GROWTH STANDING OR GROWING UPON THE LANDS OF THE GRANTOR WHICH, IN THE OPINION OF THE DISTRICT, CONSTITUTES A MENACE OR DANGER TO SAID LINE OR TO PERSONS OR PROPERTY BY REASON OF PROXIMITY TO THE LINE. THE GRANTOR AGREES THAT TITLE TO ALL TIMBER, BRUSH TREES, OTHER VEGETATION OR DEBRIS, TRIMMED, CUT AND REMOVED FROM THE EASEMENT PURSUANT TO THIS AGREEMENT IS VESTED IN THE DISTRICT.

GRANTOR, ITS HEIRS, SUCCESSORS, OR ASSIGNS HEREBY CONVEYS, AND AGREES NOT TO CONSTRUCT OR PERMIT TO BE CONSTRUCTED STRUCTURES OF ANY KIND ON THE EASEMENT AREA WITHOUT WRITTEN APPROVAL OF THE GENERAL MANAGER OF THE DISTRICT. GRANTOR SHALL CONDUCT ITS ACTIVITIES AND ALL OTHER ACTIVITIES ON GRANTOR'S PROPERTY SO AS NOT TO INTERFERE WITH OBSTRUCT OR ENDANGER THE USEFULNESS OF ANY IMPROVEMENTS OR OTHER FACILITIES, NOW OR HEREAFTER MAINTAINED UPON THE EASEMENT OR IN ANY WAY INTERFERE WITH, OBSTRUCT OR ENDANGER THE DISTRICT'S USE OF THE EASEMENT.

NATIVE GROWTH PROTECTION AREA EASEMENT (NGPA)

A NATIVE GROWTH PROTECTION AREA IS CREATED FOR THE PURPOSE OF PRESERVING CRITICAL AREAS, BUFFERING AND PROTECTING PLANTS AND ANIMAL HABITAT, AND PREVENTING HARM TO PROPERTY AND THE ENVIRONMENT INCLUDING BUT NOT LIMITED TO CONTROLLING SURFACE WATER RUNOFF AND EROSION AND MAINTAINING SLOPE STABILITY. THE NGPA ESTABLISHES, ON ALL PRESENT AND FUTURE OWNERS AND USERS OF THE NGPA, AN OBLIGATION TO LEAVE UNDISTURBED ALL TREES AND OTHER VEGETATION WITHIN THIS AREA, EXCEPT FOR THE REMOVAL OF DISEASED OR DYING VEGETATION THAT PRESENTS A HAZARD OR THE IMPLEMENTATION OF AN ENHANCEMENT PLAN REQUIRED OR APPROVED BY THE CITY. ANY WORK IN THE NGPA, INCLUDING REMOVAL OF DEAD, DISEASED OR DYING VEGETATION IS SUBJECT TO PRIOR WRITTEN APPROVAL BY THE CITY. THE COST ASSOCIATED WITH THE EVALUATION, REMOVAL, AND REPLANTING OF ANY VEGETATION SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNER.

THE CITY OF MOUNT VERNON IS HEREBY GRANTED AN EASEMENT OVER, ALONG AND ACROSS THE AREA DESIGNATED AS A NGPA, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS TO AND FROM THE NGPA FOR THE PURPOSE OF MONITORING AND ENFORCING PROPER OPERATION AND MAINTENANCE OF THE NGPA DESCRIBED HEREIN. THE CITY OF MOUNT VERNON SHALL HAVE THE RIGHT, BUT NOT THE OBLIGATION, TO ENFORCE THE REQUIREMENTS, TERMS AND CONDITIONS OF THIS RESTRICTION BY ANY METHOD AVAILABLE UNDER LAW. THE OBLIGATION TO ENSURE ALL TERMS OF THE NGPA ARE MET IS THE RESPONSIBILITY OF THE PROPERTY OWNER.

NOTES

- ☐ INDICATES EXISTING MONUMENT IN CASE.
☐ INDICATES REBAR OR SCREW IN LEAD SET WITH CAP INSCRIBED LISSER 22960.
- THE BINDING SITE PLAN NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
- DESCRIPTION AND EXCEPTION INFORMATION IS FROM LAND TITLE COMPANY SUBDIVISION GUARANTEE, ORDER NO. 124846-P, DATED FEBRUARY 26, 2007, UPDATED AUGUST 13, 2008.
- FOR ADDITIONAL SUBDIVISION AND MERIDIAN INFORMATION SEE WESTERN PETERBILT BINDING SITE PLAN NO. L-99-0003 RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200207010180, IN RECORDS OF SKAGIT COUNTY, WASHINGTON.
- ZONING CLASSIFICATION: COMMERCIAL/LIMITED INDUSTRIAL (C-1)
- BUILDING SETBACK REQUIREMENTS FOR EACH LOT SHALL CONFORM TO THE CITY OF MOUNT VERNON CODE IN EFFECT AT THE TIME OF BUILDING PERMIT APPLICATION. IN ADDITION, A 10-FOOT BUILDING SETBACK SHALL BE MAINTAINED AT ALL TIMES FROM THE EDGE OF THE NATIVE GROWTH PROTECTION AREA EASEMENT.
- SEWAGE DISPOSAL: CITY OF MOUNT VERNON
- STORM DRAINAGE: CITY OF MOUNT VERNON
- STREET STANDARD: CITY OF MOUNT VERNON
- WATER: SKAGIT COUNTY PUD, NO. 1
- POWER: PUGET SOUND ENERGY
- TELEPHONE: VERIZON NORTHWEST
- GAS: CASCADE NATURAL GAS
- TELEVISION CABLE: COMCAST CORPORATION
- GARBAGE COLLECTION: CITY OF MOUNT VERNON, SOLID WASTE COLLECTION FOR LOTS SHALL BE AT THE EDGE OF THE PUBLIC RIGHT OF WAY UNLESS OTHERWISE APPROVED.
- MERIDIAN: ASSIGNED
- BASIS OF BEARING: MONUMENTED WEST LINE OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M. (PER WESTERN PETERBILT BINDING SITE PLAN NO. L-99-0003) BEARING = NORTH 0°24'33" EAST
- INGRUMENTATION: LEICA TC1702A THEODOLITE DISTANCE METER
- SURVEY PROCEDURE: FIELD TRAVERSE
- SILTATION CONTROL DEVICES MAY BE REQUIRED FOR EACH LOT DURING BUILDING CONSTRUCTION OR SUBSEQUENT SOIL DISTURBANCES. SEE CITY OF MOUNT VERNON ENGINEERING DEPARTMENT FOR DETAILS.
- THIS PROPERTY IS SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES OR OTHER INSTRUMENTS OF RECORD REFERRED TO IN LAND TITLE COMPANY REPORT REFERENCED UNDER NOTE 2 ABOVE. SAID REPORT LISTS DOCUMENTS RECORDED UNDER AUDITOR'S FILE NUMBERS 200507290021, 180102, 487106, 9803210084, 200107010051, 200107010052, 200207010181, 200207010180, AND 2009022250123
- OWNER/DEVELOPER: THOMAS A. LITTLE
105 NORTH SUNSET DRIVE
CAMANO ISLAND WA 98222
PHONE: (425) 254-8300
- THIS SITE IS LOCATED WITHIN FLOOD ZONE AO, AS SHOWN ON FIRM MAP PANEL NO. 550151-0425-C DATED JANUARY 3, 1985. SEE CITY OF MOUNT VERNON DEPARTMENT OF COMMUNITY AND ECONOMIC DEVELOPMENT FOR MINIMUM BUILDING ELEVATION REQUIREMENTS.
- LANDSCAPING REQUIREMENTS FOR LOT 9, SHOWN HEREON, SHALL CONFORM TO THE CITY OF MOUNT VERNON LANDSCAPING REQUIREMENTS IN EFFECT AT THE TIME OF BUILDING PERMIT APPLICATION.
- LOTS 1 THROUGH 9 OF WESTERN PETERBILT BINDING SITE PLAN NO. L-99-0003 WERE GRANTED THE RIGHT AND ABILITY TO DRAIN THEIR STORMWATER INTO TRACT A OF SAID BINDING SITE PLAN NO. L-99-0003 VIA THE PUBLICLY MAINTAINED STORM SEWER SYSTEM WHERE IT WILL BE DETAINED AND TREATED, OR TO AN ALTERNATIVE LOCATION TO BE PROVIDED BY THE CITY OF MOUNT VERNON IF TRACT A EVER CEASES TO BE USED FOR SAID PURPOSES.
- LOT 9 IS SUBJECT TO THE PROVISIONS OF MOUNT VERNON MUNICIPAL CODE CHAPTER 15.40 CRITICAL AREAS. THE 52-FOOT WIDE NATIVE GROWTH PROTECTION AREA EASEMENT SHOWN ON LOT 9 CONTAINS PROTECTED CRITICAL AREAS AND THEIR ASSOCIATED BUFFERS. THIS AREA SHALL BE MANAGED AND MAINTAINED PER NGPA STANDARDS AND THE APPROVED MITIGATION AND MONITORING PLAN ON FILE WITH THE CITY OF MOUNT VERNON COMMUNITY & ECONOMIC DEVELOPMENT DEPARTMENT.
- ALL LOTS WITHIN THIS SUBDIVISION ARE SUBJECT TO IMPACT FEES, PAYABLE UPON ISSUANCE OF A BUILDING PERMIT.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THOMAS A. LITTLE, A SINGLE MAN, AND COLCO LLC, A WASHINGTON LIMITED LIABILITY COMPANY, OWNERS IN THE FEE SIMPLE OR CONTRACT PURCHASERS AND MORTGAGE HOLDERS OR LIEN HOLDERS, OF THE LAND HEREBY PLATTED, DECLARE THIS PLAT AND DEDICATE TO THE USE OF PUBLIC FOREVER, THE STREETS, AVENUES, SHOWN HEREON AND THE USE THEREOF FOR ALL PUBLIC PURPOSES CONSISTENT WITH THE USE THEREOF FOR PUBLIC, HIGHWAY PURPOSES TOGETHER WITH THE RIGHT TO MAKE ALL NECESSARY SLOPE FOR CUTS AND FILLS UPON THE LOTS AND BLOCKS SHOWN HEREON IN THE ORIGINAL REASONABLE GRADING OF ALL SUCH STREETS AND AVENUES SHOWN HEREON.

IN WITNESS WHEREOF, THE OWNERS, AND SAID LIMITED LIABILITY COMPANY, HAVE CAUSED THEIR SIGNATURES AND CORPORATE NAME TO BE HERETO SUBSCRIBED, AND ITS CORPORATE SEAL, TO BE HEREINTO AFFIXED THIS 29th DAY OF October, 2008.

Thomas A. Little
THOMAS A. LITTLE, A SINGLE MAN
COLCO, LLC
A WASHINGTON LIMITED LIABILITY COMPANY
BY: [Signature]
JAMES E. COLES, MANAGER

ACKNOWLEDGMENTS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT, THOMAS A. LITTLE, A SINGLE MAN, IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED Oct. 29, 2008

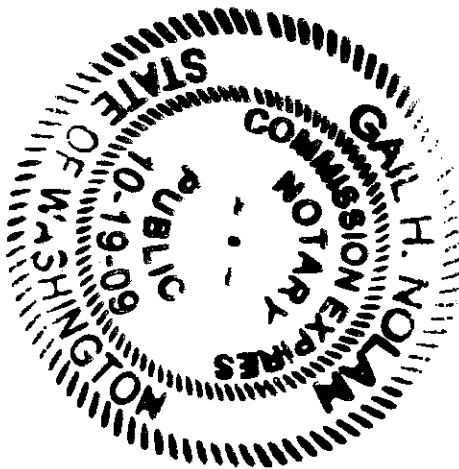
BRUCE G. LISSER
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 7-14-2012

SIGNATURE [Signature]
NOTARY PUBLIC
MY APPOINTMENT EXPIRES 7-14-12
RESIDING AT Mount Vernon
STATE OF Washington
COUNTY OF King

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT JAMES E. COLES SIGNED THIS INSTRUMENT ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGE IT AS THE MANAGER OF COLCO LLC, A WASHINGTON LIMITED LIABILITY COMPANY, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED 13 Nov. 2008

SIGNATURE [Signature]
NOTARY PUBLIC
MY APPOINTMENT EXPIRES 10.19.09
RESIDING AT Seattle, WA



SHEET 2 OF 3

DATE: 10/04/2008

MOUNT VERNON BINDING SITE PLAN NO. LV-07-036			
SURVEY IN A PORTION OF			
THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF			
SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.			
CITY OF MOUNT VERNON, WASHINGTON			
SKAGIT COUNTY, WASHINGTON			
FOR: TOM LITTLE			
FB	PG	LISSER & ASSOCIATES, PLLC	SCALE: N/A
MERIDIAN: ASSIGNED		SURVEYING & LAND-USE CONSULTATION	
		MOUNT VERNON, WA 98278 360-419-7442	
		DRAWING: 07-025	

REPLAT OF LOT 9, WESTERN PETERBILT BINDING SITE PLAN NO. L-99-0003

LOCATED IN A PORTION OF
SW 1/4 NW 1/4 SEC. 32, T.34 N., R.4 E., N.M.

ADJOINING PROPERTY OWNERS

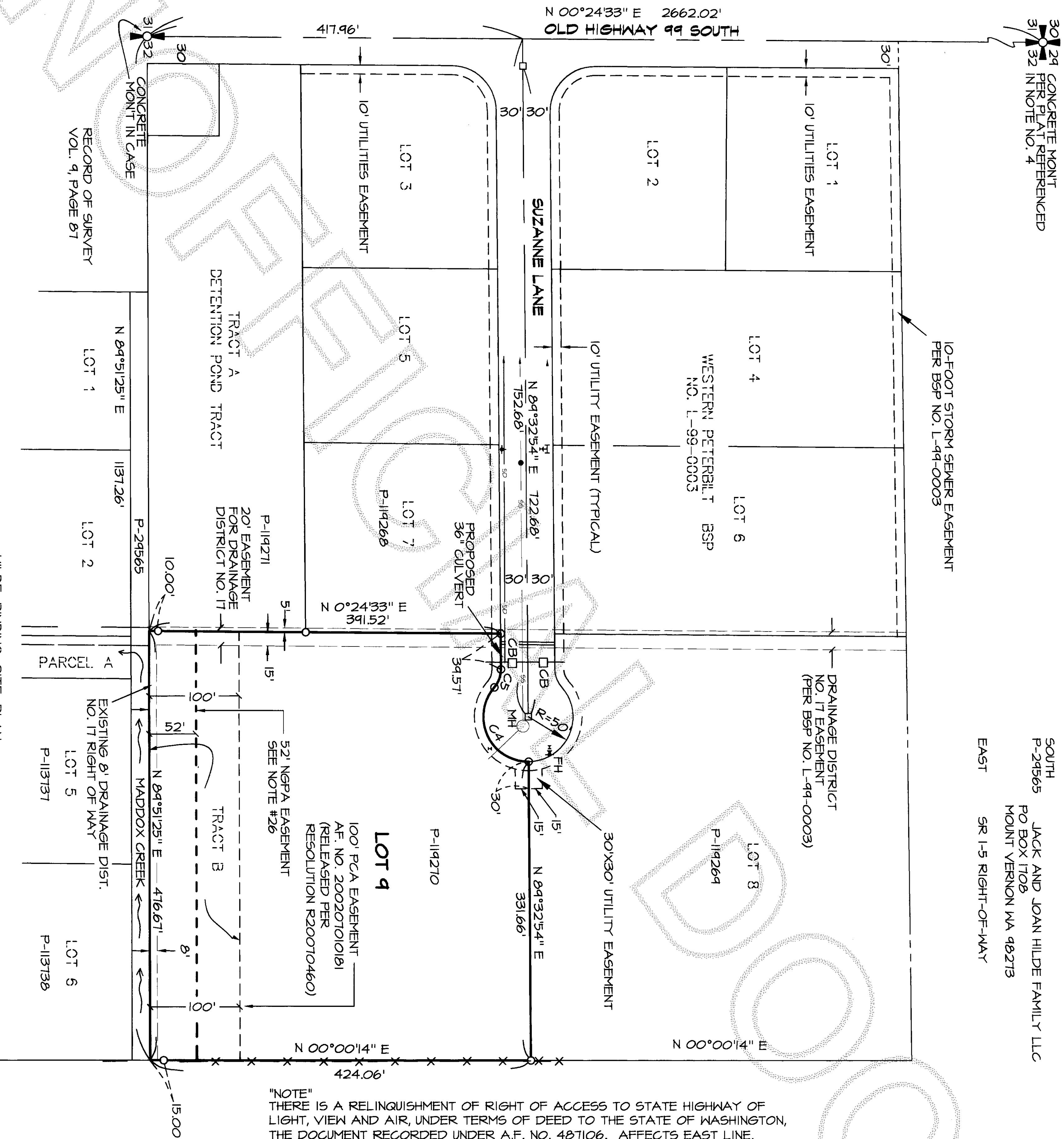
NORTH
P-119264 THOMAS A. LITTLE
105 N SUNSET DRIVE
CAMANO ISLAND WA 98282

WEST
P-119268 S & L PROPERTY HOLDINGS, LLC
PO BOX 652
LYNDEN WA 98261

P-119271 CITY OF MOUNT VERNON
PO BOX 804
MOUNT VERNON WA 98273

SOUTH
P-24965 JACK AND JOAN HILDE FAMILY LLC
PO BOX 1708
MOUNT VERNON WA 98273

EAST
SR 1-5 RIGHT-OF-WAY

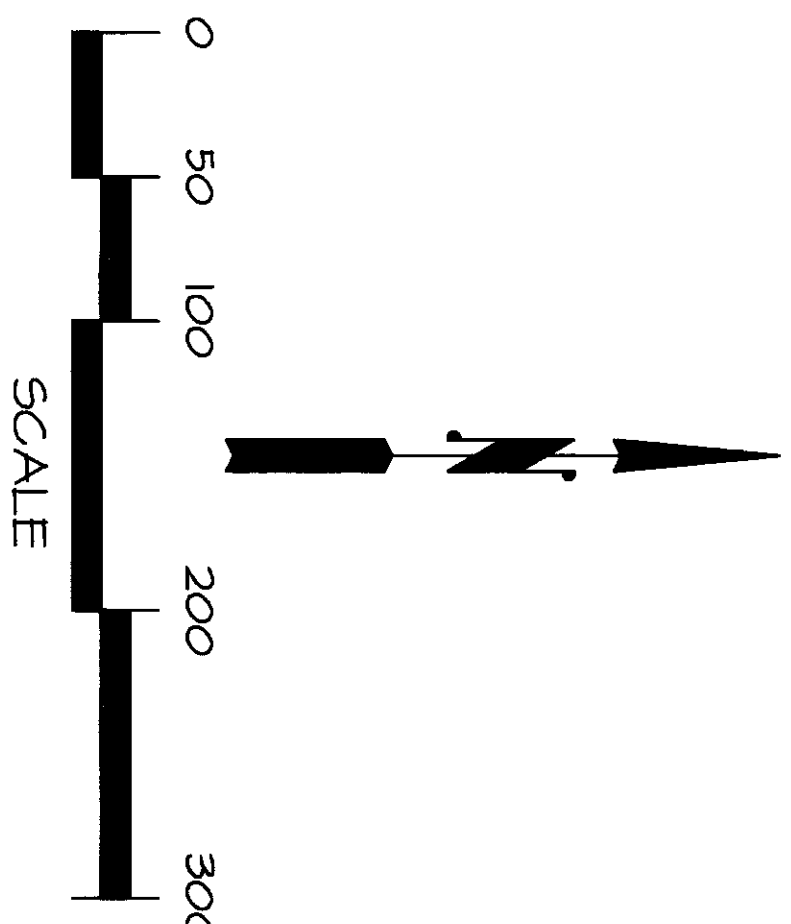
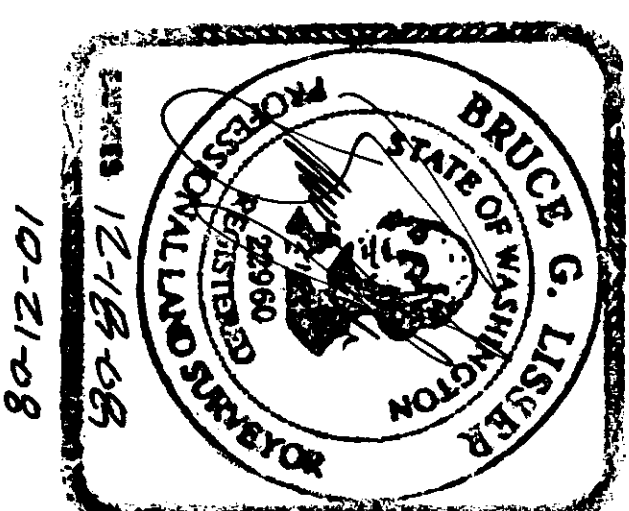
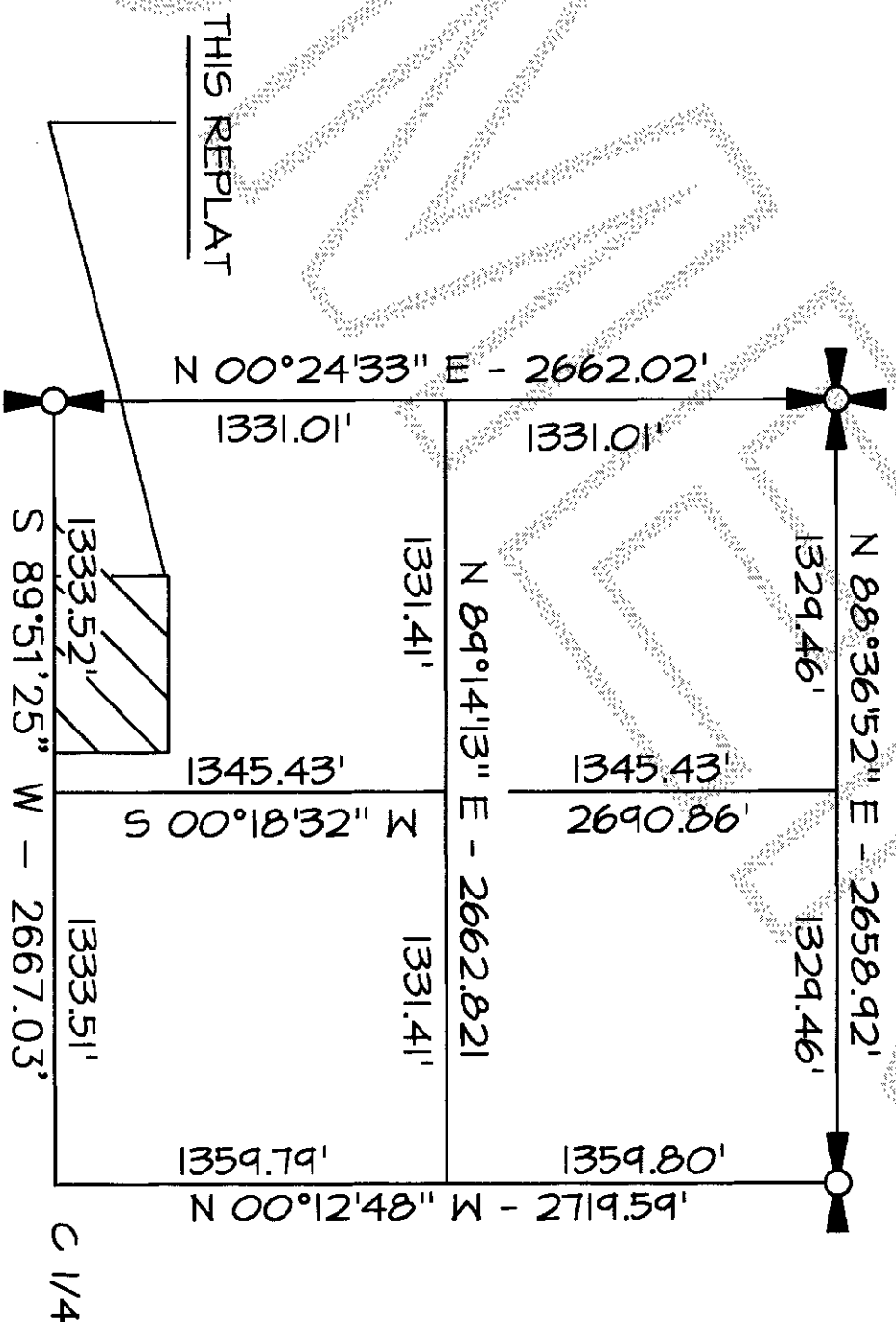


"NOTE"
THERE IS A RELINQUISHMENT OF RIGHT OF ACCESS TO STATE HIGHWAY OF
LIGHT, VIEW AND AIR, UNDER TERMS OF DEED TO THE STATE OF WASHINGTON,
THE DOCUMENT RECORDED UNDER A.F. NO. 487106. AFFECTS EAST LINE.

SR 1-5

CURVE TABLE				
NUMBER	DELTA ANGLE	CHORD DIRECTION	RADIUS	ARC LENGTH
C4	131°24'35"	S 65°15'12" W	50.00	114.68
C5	41°24'35"	N 64°44'48" W	30.00	21.68

SECTION SUBDIVISION AND BOUNDARY IS BASED
ON SURVEY RECORDED IN VOL. 19 OF SURVEYS AT PAGE 141
AND SKAGIT COUNTY SHORT PLAT NO. 40-7B



LOT ADDRESS AND AREA INFORMATION
LOT 9 304 SUZANNE LANE 145582 SQ. FT. 4.49 ACRES
SKAGIT COUNTY ASSESSOR'S PARCEL NUMBER P-119270

SHEET 3 OF 3

DATE: 10/04/2008

MOUNT VERNON BINDING SITE PLAN NO. LU-07-036

SURVEY IN A PORTION OF
THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF
SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, N.M.
CITY OF MOUNT VERNON, WASHINGTON
SKAGIT COUNTY, WASHINGTON
FOR: TOM LITTLE

FB 294 PG 51 LISSNER & ASSOCIATES, PLLC SCALE: 1" = 100'
SURVEYING & LAND-USE CONSULTATION
MOUNT VERNON, WA 98273 360-419-1442 DRAWING: 07-025
MERIDIAN: ASSUMED