

SURVEY DESCRIPTION

PARCEL "A"

LOT 1 OF SHORT PLAT NO. 2-83, AS RECORDED IN BOOK 6 OF SHORT PLATS, AT PAGES 45 AND 46, RECORDS OF SKAGIT COUNTY, WASHINGTON UNDER AUDITORS FILE NO. 8301260001.

TOGETHER WITH THAT PORTION OF LOT 3-A OF REVISED SHORT PLAT NO. 2-83, AS RECORDED IN BOOK 6 OF SHORT PLATS, AT PAGE 146, UNDER AUDITORS FILE NO. 8405290004, RECORDS OF SKAGIT COUNTY, WASHINGTON, CONVERTED TO ROBERT M. EMERSON BY DEED RECORDED SEPTEMBER 27, 1984, IN VOLUME 845 OF DEEDS, AT PAGE 364, UNDER AUDITORS FILE NO. 8404210103, RECORDS OF SKAGIT COUNTY, WASHINGTON.

ALSO TOGETHER WITH THAT PORTION OF LOT 2 OF SHORT PLAT NO. 2-83, AS RECORDED IN BOOK 6 OF SHORT PLATS, AT PAGES 45 AND 46, RECORDS OF SKAGIT COUNTY, WASHINGTON, CONVERTED TO ROBERT M. EMERSON BY DEED RECORDED SEPTEMBER 13, 1985, IN VOLUME 1475 OF DEEDS, AT PAGES 4 AND 5, UNDER AUDITORS FILE NO. 9509130062, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THAT PORTION OF SAID LOT 1 CONVERTED TO SAN JUAN FIDALGO HOLDING COMPANY BY DEED RECORDED SEPTEMBER 27, 1984, IN VOLUME 845 OF DEEDS, AT PAGE 363, UNDER AUDITORS FILE NO. 8404210102, RECORDS OF SKAGIT COUNTY, WASHINGTON.

PARCEL "B"

LOT 2 OF SHORT PLAT NO. 2-83, AS RECORDED IN BOOK 6 OF SHORT PLATS, PAGES 45 AND 46, RECORDS OF SKAGIT COUNTY, WASHINGTON UNDER AUDITORS FILE NO. 8301260001.

TOGETHER WITH THAT PORTION OF LOT 3-A OF REVISED SHORT PLAT NO. 2-83, AS RECORDED IN BOOK 6 OF SHORT PLATS, PAGE 146, UNDER AUDITORS FILE NO. 8405290004, RECORDS OF SKAGIT COUNTY, WASHINGTON, CONVERTED TO ROBERT M. EMERSON BY DEED RECORDED SEPTEMBER 27, 1984, IN VOLUME 845 OF DEEDS, PAGE 362, UNDER AUDITORS FILE NO. 8404210101, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THAT PORTION OF SAID LOT 2 CONVERTED TO ROBERT M. EMERSON BY DEED RECORDED SEPTEMBER 13, 1985, IN VOLUME 1475 OF DEEDS, PAGES 4 AND 5, UNDER AUDITORS FILE NO. 9509130062, RECORDS OF SKAGIT COUNTY, WASHINGTON.

ALSO EXCEPT THAT PORTION OF SAID LOT 2 CONVERTED TO SAN JUAN FIDALGO HOLDING COMPANY BY DEED RECORDED SEPTEMBER 27, 1984, IN VOLUME 845 OF DEEDS, PAGE 363, UNDER AUDITORS FILE NO. 8404210102, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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

ALL SITUATE IN THE 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 SHANE A. AGGERGAARD AND JENNIFER B. AGGERGAARD, HUSBAND AND WIFE, IN JANUARY 2010.

DATE: Jan 22, 2010

Bruce G. Lissner, P.L.S., CERTIFICATE NO. 22460
LISSNER & ASSOCIATES, PLLC
520 MILWAUKEE STREET

P.O. BOX 1104
MOUNT VERNON, WA 98273
PHONE (360) 419-7442
FAX (360) 419-0581
E-MAIL BRUCE@LISSNER.COM

NOTES

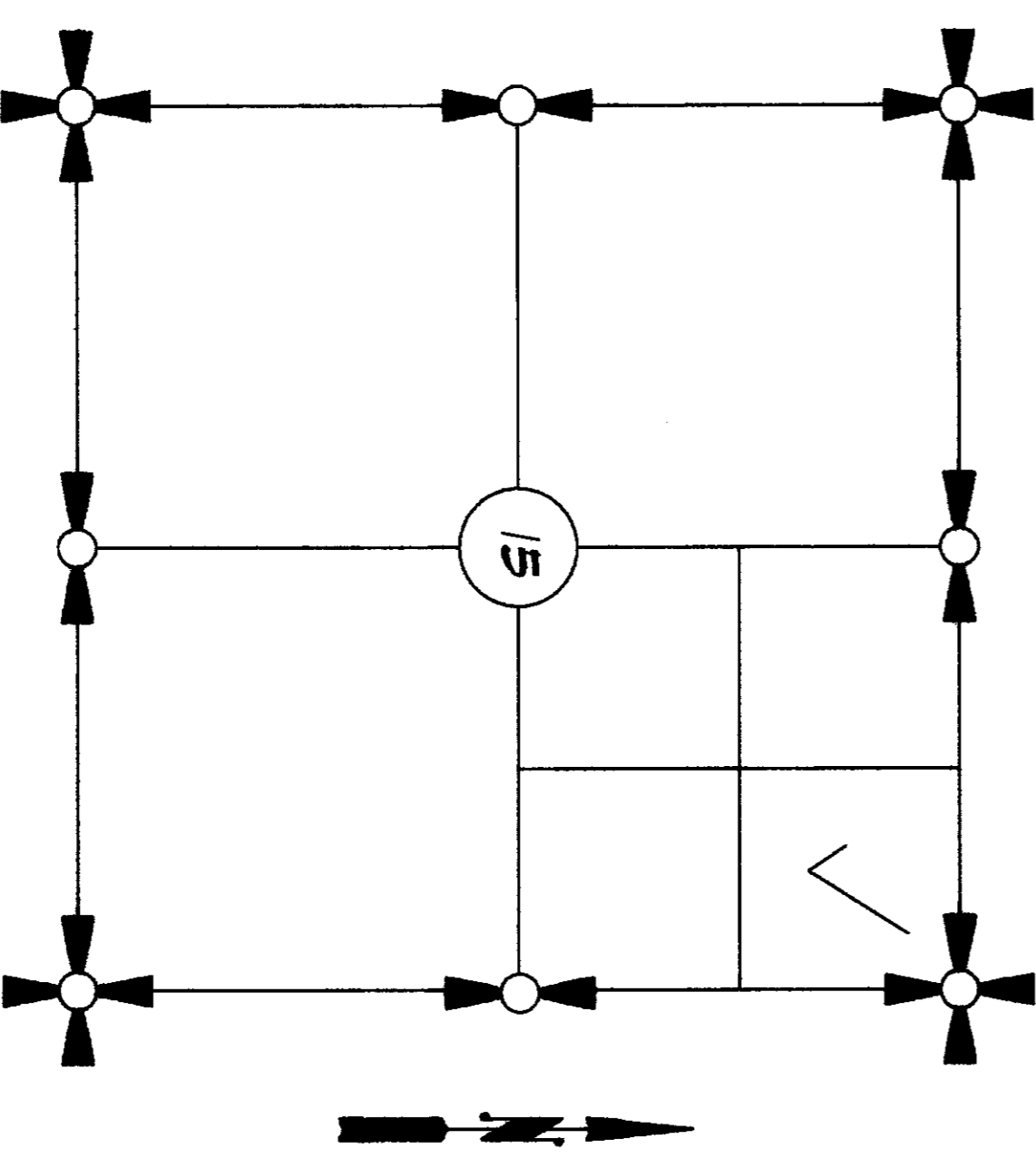
1. ● INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSNER 22460.
- INDICATES EXISTING REBAR OR IRON PIPE FOUND.
- ⊗ INDICATES EXISTING CONCRETE MONUMENT FOUND.
2. SURVEY DESCRIPTION IS FROM STATUTORY WARRANT DEED RECORDED UNDER SKAGIT COUNTY AUDITORS FILE NO. 200403170050.
3. FOR ADDITIONAL MERIDIAN AND SURVEY INFORMATION SEE SHORT PLAT NO. 2-83 RECORDED UNDER AUDITORS FILE NO. 8301260001, SHORT PLAT NO. 2-83 RECORDED UNDER AUDITORS FILE NO. 8405290004, REVISED 2-83 RECORDED UNDER AUDITORS FILE NO. 8405290004, SHORT PLAT NO. 21-84 RECORDED UNDER AUDITORS FILE NO. 8407250054, PLAT OF SEAVEN DIVISION NO. 3 RECORDED IN VOLUME 14 OF PLATS, PAGES 99 AND 100, AND RECORD OF SURVEY MAP RECORDED UNDER AUDITORS FILE NO. 200410130185, ALL IN RECORDS OF SKAGIT COUNTY, WASHINGTON.
4. BASIS OF BEARING: MONUMENTED EAST LINE OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 34 NORTH, RANGE 1 EAST, 11M, PER SHORT PLAT NO. 2-83 BEARING = NORTH 3°06'56" WEST
5. MERIDIAN: ASSUMED
6. INSTRUMENTATION: LEICA TC1705A THEODOLITE DISTANCE METER
7. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF SHANE A. AGGERGAARD AND JENNIFER B. AGGERGAARD, HUSBAND AND WIFE, 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 DRIVE, EDGE CLEARING) AS PER WAC CHAPTER 352-130. 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.

AUDITORS CERTIFICATE

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

201001200029
Skagit County Auditor
1/20/2010 Page 1 of 2 2:11:07AM

J. J. J. J.
SKAGIT COUNTY AUDITOR
Shane A. Aggergaard
DEPUTY

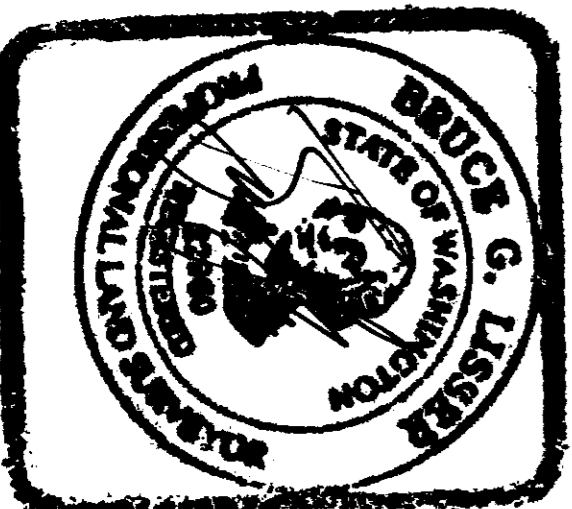


SECTION 15, TOWNSHIP 34 NORTH, RANGE 1 EAST, 11M.
VICINITY MAP
N.T.S.

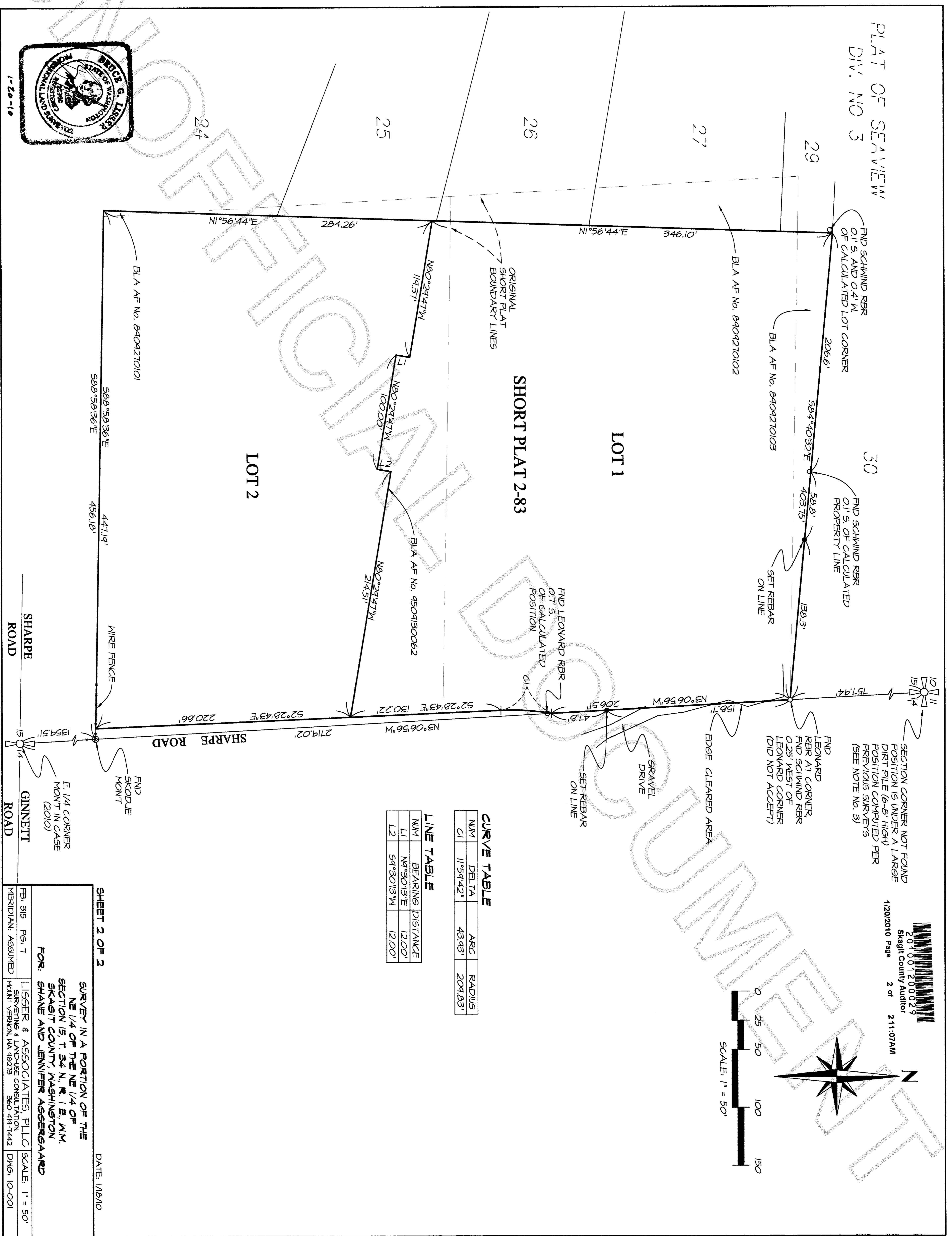
SHEET 1 OF 2

DATE: 1/19/10

SURVEY IN A PORTION OF THE NE 1/4 OF THE NE 1/4 OF SECTION 15, T. 34 N., R. 1 E., 11M, SKAGIT COUNTY, WASHINGTON		FOR: SHANE AND JENNIFER AGGERGAARD	
FB: N/A	PG: N/A	LISSNER & ASSOCIATES, PLLC	SCALE: N/A
MERIDIAN: ASSUMED		SURVEYING & LAND-USE CONSULTATION	DNIG: 10-001
		MOUNT VERNON, WA 98273	360-419-7442

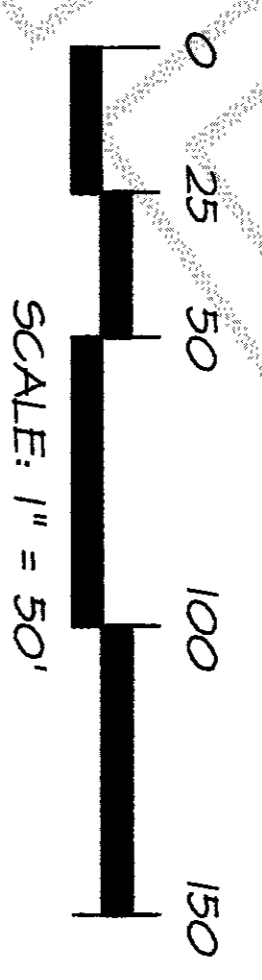
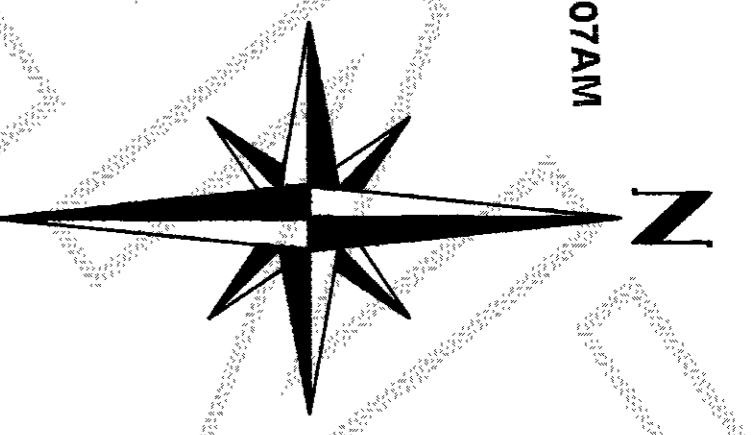


PLAT OF SEAVIEW
DIV. NO 3



SECTION CORNER NOT FOUND
POSITION IS UNDER A LARGE
DIRT PILE (6-8' HIGH)
POSITION COMPUTED PER
PREVIOUS SURVEYS
(SEE NOTE NO. 3)

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CURVE TABLE

NUM	DELTA	ARC	RADIUS
C1	11°54'42"	43.93'	204.83'

LINE TABLE

NUM	BEARING	DISTANCE
L1	N4°30'13"E	12.00'
L2	S4°30'13"W	12.00'

SHEET 2 OF 2

DATE: 1/8/10

SURVEY IN A PORTION OF THE
NE 1/4 OF THE NE 1/4 OF
SECTION 15, T. 34 N., R. 1 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: SHANE AND JENNIFER AGGERGAARD

FB: 315 Pg: 1
MERIDIAN: ASSUMED

LISSEER & ASSOCIATES, PLLC
SURVEYING & LAND-USE CONSULTATION
MOUNT VERNON, WA 98273 360-419-7442

SCALE: 1" = 50'
DWG: 10-001

