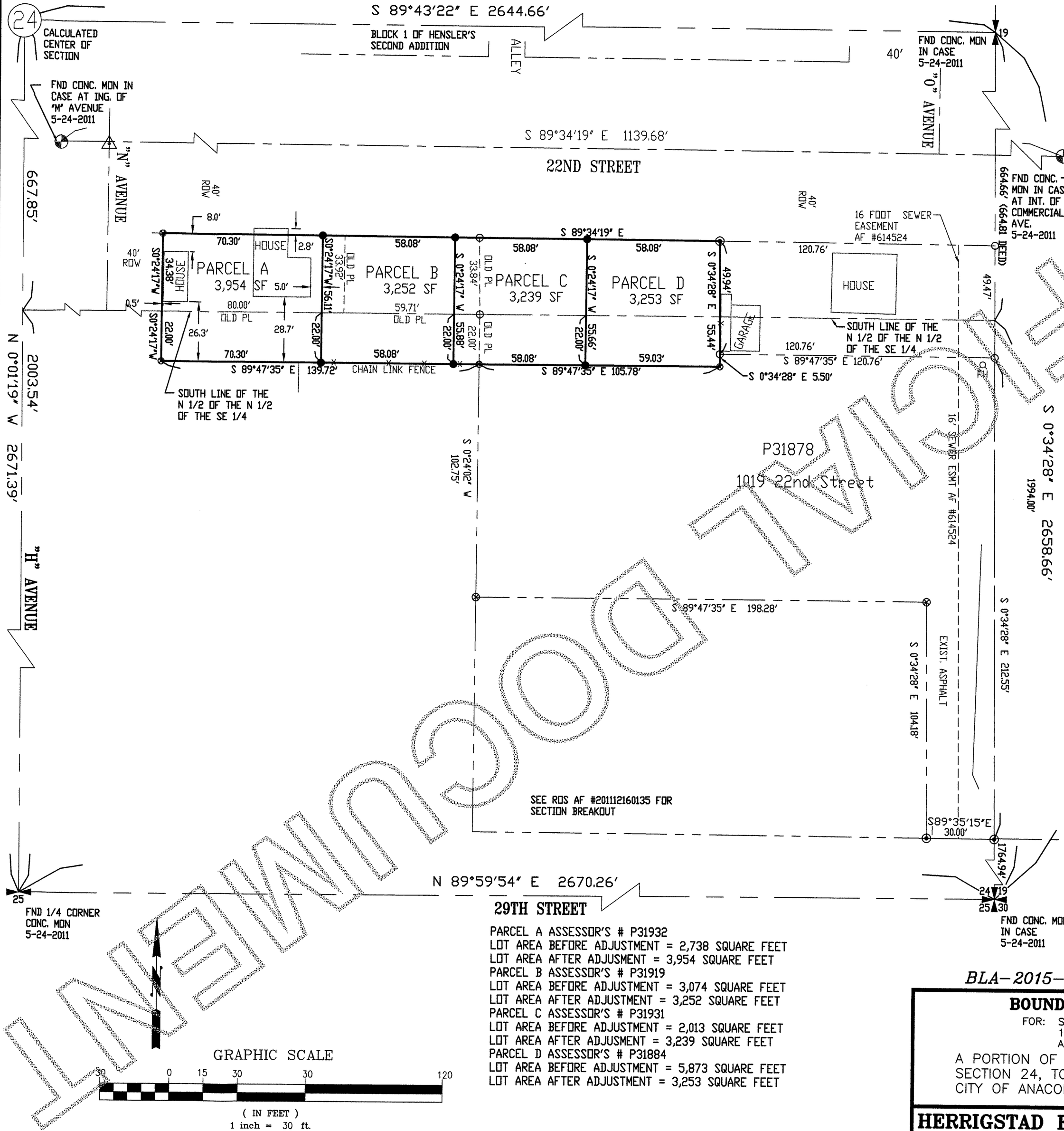


PARCEL A ASSESSOR'S # P31932
LOT AREA BEFORE ADJUSTMENT = 2,738 SQUARE FEET
LOT AREA AFTER ADJUSMENT = 3,954 SQUARE FEET
PARCEL B ASSESSOR'S # P31919
LOT AREA BEFORE ADJUSTMENT = 3,074 SQUARE FEET
LOT AREA AFTER ADJUSTMENT = 3,252 SQUARE FEET
PARCEL C ASSESSOR'S # P31931
LOT AREA BEFORE ADJUSTMENT = 2,013 SQUARE FEET
LOT AREA AFTER ADJUSMENT = 3,239 SQUARE FEET
PARCEL D ASSESSOR'S # P31884
LOT AREA BEFORE ADJUSTMENT = 5,873 SQUARE FEET
LOT AREA AFTER ADJUSTMENT = 3,253 SQUARE FEET

AUDITORS CERTIFICATE

RECORD OF SURVEY AT THE REQUEST OF DALE K. HERRIGSTAD

201509250029
Skagit County Auditor $161.00
9/25/2015 Page 1 of 2 10:23AM

AUDITOR DEPUTY AUDITOR

NOTES.–
1. ● SET RE-BAR AND RED CAP P.L.S. #27807.
2. ⊗ FOUND RE-BAR AND CAP P.L.S. #27807 FND 5-26-2011.
3. ⊙ FOUND BRASS CAP IN CONCRETE P.L.S # 27807 FND 5-26-2011.
4. ○ FOUND EXISTING REBAR AND CAP P.L.S. #25971 FND 5-24-2011.
5. ◐ FOUND MONUMENT WITH CASE AND COVER FND 5-24-2011.
6. EQUIPMENT USED: Pentax 323N Total Station.
7. MONUMENTS TIED ON MAY 25, 2011.
8. ERROR OF CLOSURE MEETS WASHINGTON STATE SURVEY STANDARDS.
9. SURVEY METHOD: STANDARD FIELD TRAVERSE.
10. BASIS OF BEARINGS: RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 201112160135.

GENERAL INFORMATION

1. Assessor's Account No. 350124-0-104-0013 (P31884), 350124-4-002-0000 (P31932), 350124-4-001-0100 (P31931) and 350124-0-141-0000, P31919.
2. This property is SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants and other instruments of record including but not limited to those instruments referred to in Land Title Company Subdivision Guarantee order No. 152567-OA, dated May 21, 2015. Said report lists documents recorded under Auditors File Number 201204250022 (Assignment of rents), AF 201204250023 (Financial statement) AF 508858 (Reservations), AF 514549 (blanket PSE Easement for overhead electric lines, poles and guy wires), AF 614524 (City of Anacortes Trunk and/or lateral sewers shown on plan), AF 777575 (Real estate contract), AF 200402170205 (BLA), AF 201112160135 (Boundary Survey), AF 201207300207 (BLA) and AF 201504070058 (BLA Quit Claim Deed).
3. Zoning: (R4) Residential High Density District
4. Water Supply: City of Anacortes.
5. Sewer Disposal: City of Anacortes
6. Storm Sewer: City of Anacortes.
7. Address: Parcel A; 1111 22nd Street
   Parcel B; 1109 22nd Street
   Parcel C; 1107 22nd Street
   Parcel D; 1105 22nd Street

DALE K. HERRIGSTAD STATE OF WASHINGTON 27807 REGISTERED PROFESSIONAL LAND SURVEYOR

SURVEYORS CERTIFICATE

THIS RECORD OF SURVEY CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE SURVEY RECORDING ACT AT THE REQUEST OF STEVE MORRIS OF SKAGIT COUNTY, IN JUNE 2015.

DALE K. HERRIGSTAD, P.L.S. Dale Herrigstad
Certificate No. 27807
Date JULY 21, 2015

BLA-2015-0005

SHEET 1 OF 2

BOUNDARY LINE ADJUSTMENT

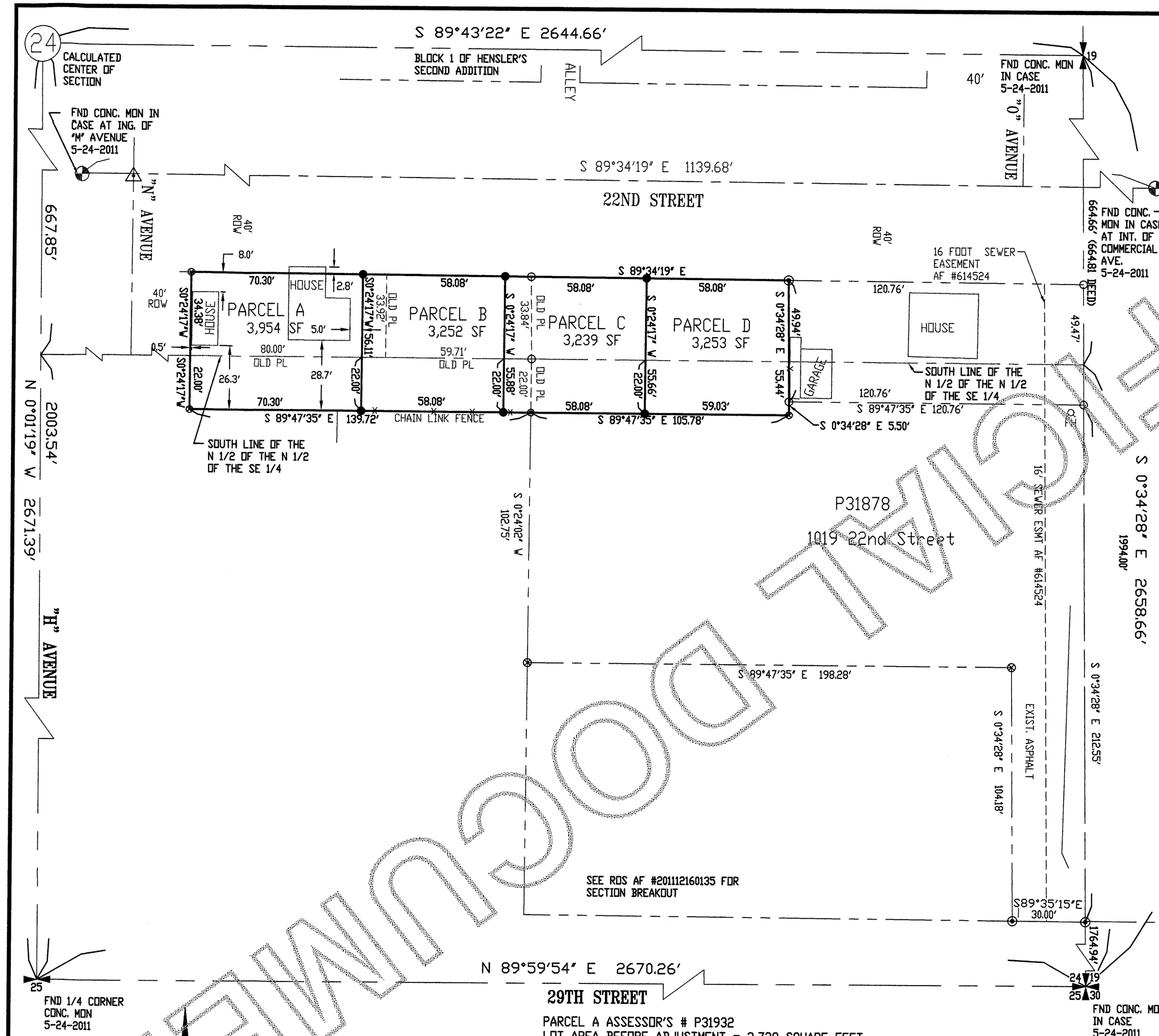
FOR: Steve Morris
11455 Whistle Lake Road
Anacortes, WA 98221

A PORTION OF THE NE 1/4 OF THE SE 1/4 OF SECTION 24, TOWNSHIP 35 N., RNG. 1 EAST, W.M.
CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON

HERRIGSTAD ENGINEERING & SURVEYING
4320 Whistle Lake Road, Anacortes, WA 98221 (360) 299-8804

DWN BY: DKH
CHECK BY: DH
June 2015
SCALE: 1"=30'
2015-56

UNOFFICIAL DOCUMENT



PARCEL A ASSESSOR'S # P31932
LOT AREA BEFORE ADJUSTMENT = 2,738 SQUARE FEET
LOT AREA AFTER ADJUSMENT = 3,954 SQUARE FEET
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PARCEL D ASSESSOR'S # P31884
LOT AREA BEFORE ADJUSTMENT = 5,873 SQUARE FEET
LOT AREA AFTER ADJUSTMENT = 3,253 SQUARE FEET

GRAPHIC SCALE
30 0 15 30 30 120
(IN FEET)
1 inch = 30 ft.

AUDITORS CERTIFICATE

RECORD OF SURVEY AT THE REQUEST OF DALE K. HERRIGSTAD

201509250039
Skagit County Auditor $161.00
9/25/2015 Page 1 of 2 10:22AM

AUDITOR DEPUTY AUDITOR

NOTES.—
1. ● SET RE-BAR AND RED CAP P.L.S. #27807.
2. ⊗ FOUND RE-BAR AND CAP P.L.S. #27807 FND 5-26-2011.
3. ⊙ FOUND BRASS CAP IN CONCRETE P.L.S # 27807 FND 5-26-2011.
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6. EQUIPMENT USED: Pentax 323N Total Station.
7. MONUMENTS TIED ON MAY 25, 2011.
8. ERROR OF CLOSURE MEETS WASHINGTON STATE SURVEY STANDARDS.
9. SURVEY METHOD: STANDARD FIELD TRAVERSE.
10. BASIS OF BEARINGS: RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NUMBER 201112160135.

GENERAL INFORMATION

1. Assessor's Account No. 350124-0-104-0013 (P31884), 350124-4-002-0000 (P31932), 350124-4-001-0100 (P31931) and 350124-0-141-0000, P31919.
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   Parcel D; 1105 22nd Street

DALE K. HERRIGSTAD STATE OF WASHINGTON 27807 REGISTERED PROFESSIONAL LAND SURVEYOR

SURVEYORS CERTIFICATE

THIS RECORD OF SURVEY CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE SURVEY RECORDING ACT AT THE REQUEST OF STEVE MORRIS OF SKAGIT COUNTY, IN JUNE 2015.

DALE K. HERRIGSTAD, P.L.S. Dale Herrigstad
Certificate No. 27807
Date JULY 21, 2015

PRELIMINARY DOCUMENT

BLA-2015-0005 *SHEET 1 OF 2*

BOUNDARY LINE ADJUSTMENT

FOR: Steve Morris
11455 Whistle Lake Road
Anacortes, WA 98221

A PORTION OF THE NE 1/4 OF THE SE 1/4 OF SECTION 24, TOWNSHIP 35 N., RNG. 1 EAST, W.M. CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON

HERRIGSTAD ENGINEERING & SURVEYING
4320 Whistle Lake Road, Anacortes, WA 98221 (360) 299-8804

DWN BY:	DKH
CHECK BY:	DH
June 2015	
SCALE:	1"=30'
2015-56	

201509250039
Skagit County Auditor $161.00
9/25/2015 Page 2 of 2 10:22AM

LEGAL DESCRIPTIONS AFTER BOUNDARY LINE ADJUSTMENT

PARCEL "A":

The West 110.30 feet of that portion of the North ½ of the Northeast ¼ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., lying South of the South line of 22nd Street and East of the centerline of "N" Avenue, projected South from "HENSLER'S SECOND ADDITION TO ANACORTES", as per plat recorded in Volume 3 of Plats, page 55, records of Skagit County, Washington, EXCEPT the West 40 feet thereof.

TOGETHER WITH That portion of the East ½ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., described as follows:

COMMENCING at the East ¼ corner of said Section 24; thence South 0°34'28" East along the East line of said Section, 664.81 feet to the South line of the North ½ of the North ½ of the Southeast ¼ of said Section;
thence North 89°47'35" West along the South line of said North ½ of the North ½ of the Southeast ¼, 295.56 feet to the POINT OF BEGINNING of this description;
thence continue North 89°47'35" West to the East line of "N" Avenue produced South;
thence South along the East line of "N" Avenue produced 22 feet;
thence South 89°47'35" East to a point that bears South 0°24'17" West from the true point of beginning;
thence North 0°24'17" East 22 feet, POINT OF BEGINNING.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "B":

The West 168.38 feet of that portion of the North ½ of the Northeast ¼ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., lying South of the South line of 22nd Street and East of the centerline of "N" Avenue, projected South from "HENSLER'S SECOND ADDITION TO ANACORTES", as per plat recorded in Volume 3 of Plats, page 55, records of Skagit County, Washington, EXCEPT the West 120.30 feet thereof.

TOGETHER WITH That portion of the East ½ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., described as follows:

COMMENCING at the East ¼ corner of said Section 24; thence South 0°34'28" East along the East line of said Section, 664.81 feet to the South line of the North ½ of the North ½ of the Southeast ¼ of said Section;
thence North 89°47'35" West along the South line of said North ½ of the North ½ of the Southeast ¼, 237.48 feet to the POINT OF BEGINNING of this description;
thence continue North 89°47'35" West, 58.08 feet;
thence South 0°24'17" West 22 feet;
thence South 89°47'35" East 58.08 feet;
thence North 0°24'17" East 22 feet, to the POINT OF BEGINNING.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "C":

The West 226.46 feet of that portion of the North ½ of the Northeast ¼ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., lying South of the South line of 22nd Street and East of the centerline of "N" Avenue, projected South from "HENSLER'S SECOND ADDITION TO ANACORTES", as per plat recorded in Volume 3 of Plats, page 55, records of Skagit County, Washington, EXCEPT the West 168.38 feet thereof.

TOGETHER WITH That portion of the East ½ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., described as follows:

COMMENCING at the East ¼ corner of said Section 24; thence South 0°34'28" East along the East line of said Section, 664.81 feet to the South line of the North ½ of the North ½ of the Southeast ¼ of said Section;
thence North 89°47'35" West along the South line of said North ½ of the North ½ of the Southeast ¼, 179.46 feet to the POINT OF BEGINNING of this description;
thence continue North 89°47'35" West, 58.08 feet;
thence South 0°24'17" West 22 feet;
thence South 89°47'35" East 58.08 feet;
thence North 0°24'17" East 22 feet, to the POINT OF BEGINNING.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "D":

The West 284.54 feet of that portion of the North ½ of the Northeast ¼ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., lying South of the South line of 22nd Street and East of the centerline of "N" Avenue, projected South from "HENSLER'S SECOND ADDITION TO ANACORTES", as per plat recorded in Volume 3 of Plats, page 55, records of Skagit County, Washington, EXCEPT the West 226.46 feet thereof.

TOGETHER WITH That portion of the East ½ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., described as follows:

COMMENCING at the East ¼ corner of said Section 24; thence South 0°34'28" East along the East line of said Section, 664.81 feet to the South line of the North ½ of the North ½ of the Southeast ¼ of said Section;
thence North 89°47'35" West along the South line of said North ½ of the North ½ of the Southeast ¼, 120.74 feet to the POINT OF BEGINNING of this description;
thence continue North 89°47'35" West, 58.08 feet;
thence South 0°24'17" West 22 feet;
thence South 89°47'35" East 59.03 feet;
thence North 0°34'28" West 22 feet, to the POINT OF BEGINNING.

Situate in the City of Anacortes, County of Skagit, State of Washington.

LEGAL DESCRIPTIONS BEFORE BOUNDARY LINE ADJUSTMENT

PARCEL "A":

The West 120 feet of that portion of the North ½ of the Northeast ¼ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., lying South of the South line of 22nd Street and East of the centerline of "N" Avenue, projected South from "HENSLER'S SECOND ADDITION TO ANACORTES", as per plat recorded in Volume 3 of Plats, page 55, records of Skagit County, Washington, EXCEPT the West 40 feet thereof.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "B":

That portion of the East ½ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., described as follows:

Beginning at the East ¼ corner of said Section 24; thence South 0°59'30" East along the East line of said Section, 664.81 feet to the South line of the North ½ of the North ½ of the Southeast ¼ of said Section;
thence South 89°47'52" West along the South line of said North ½ of the North ½ of the Southeast ¼, 226.14 feet to the true point of beginning of this description;
thence continue South 89°47'52" West to the East line of "N" Avenue produced South;
thence South along the East line of "N" Avenue produced 22 feet;
thence North 89°47'52" East to a point that bears South 0°01'00" East from the true point of beginning;
thence North 0°01'00" West 22 feet, more or less, to the true point of beginning.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "C":

That portion of the North ½ of the Northeast ¼ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M., lying South of the South line of 22nd Street and East of the centerline of "N" Avenue, projected South from "HENSLER'S SECOND ADDITION TO ANACORTES", as per plat recorded in Volume 3 of Plats, page 55, records of Skagit County, Washington, EXCEPT the West 120 feet thereof, AND ALSO EXCEPT the East 226.14 feet thereof.

Situate in the City of Anacortes, County of Skagit, State of Washington.

PARCEL "D":

Parcel "B" of Boundary Line Adjustment as approved July 11, 2012, recorded July 30, 2012, under Auditor's File No. 201207300207, records of Skagit County, Washington; being a portion of the North ½ of the Northeast ¼ of the Southeast ¼ of Section 24, Township 35 North, Range 1 East, W.M.

Situate in the County of Skagit, State of Washington.

CONSENT:

Know All Men by we the undersigned owners certify that the Boundary Line Adjustment is made as a free act and deed, in Witness whereof we have hereunto set our hands and seals this 24th day of July, 2015.

Steven J. Morris and Nicki Marie Morris

State of Washington
County of Skagit
I certify that I know or have satisfactory evidence that Steven J. Morris and Nicki Marie Morris, Husband and wife, signed this instrument, and acknowledged it to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument. by Nicki Morris POA

Given under my hand and official seal this 24th day of July, 2015. Notary Public in and for the State of Washington

Signed Laura L. Iles
Name printed Laura L. Iles
Residing at Anacortes
My commissions expires 2-17-19

LAURA L. ILES NOTARY PUBLIC STATE OF WASHINGTON COMMISSION EXPIRES 02-17-2019

ACCEPTANCE

This boundary line adjustment is hereby examined and approved for acceptance the 3rd day of August 2015

City Engineer

Subdivision Administrator

DALE K. HERRIGSTAD STATE OF WASHINGTON 27807 REGISTERED PROFESSIONAL LAND SURVEYOR

7-21-2015

BLA-2015-0005

SHEET 2 OF 2

BOUNDARY LINE ADJUSTMENT

FOR: Steve Morris
11455 Whistle Lake Road
Anacortes, WA 98221

A PORTION OF THE NE 1/4 OF THE SE 1/4 OF SECTION 24, TOWNSHIP 35 N., RNG. 1 EAST, W.M.
CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON

HERRIGSTAD ENGINEERING & SURVEYING
4320 Whistle Lake Road, Anacortes, WA 98221 (360) 299-8804

DWN BY: DKH
CHECK BY: DH
June 2015
SCALE: None
2015-56

UNOFFICIAL DOCUMENT