

SURVEY DESCRIPTION

TRACT 2 OF SKAGIT COUNTY SHORT PLAT NO. 90-85, APPROVED FEBRUARY 6, 1991, AND RECORDED FEBRUARY 7, 1991, IN VOLUME 9 OF SHORT PLATS, PAGE 310 UNDER AUDITOR'S FILE NO. 9102070001, BEING A PORTION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 33 NORTH, RANGE 4 EAST, WM., RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THAT PORTION OF TRACT 2 OF SKAGIT COUNTY SHORT PLAT NO. 90-85, APPROVED FEBRUARY 6, 1991, RECORDED FEBRUARY 7, 1991, IN VOLUME 9 OF SHORT PLATS, PAGE 310, UNDER AUDITOR'S FILE NO. 9102070001, BEING A PORTION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 33 NORTH, RANGE 4 EAST, WM., MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF TRACT 1 OF SAID SKAGIT COUNTY SHORT PLAT NO. 90-85, SAID CORNER BEING ON THE WEST RIGHT OF WAY LINE OF THE EXISTING BURKLAND ROAD, AND 20.00 FEET WESTERLY OF AS MEASURED PERPENDICULAR TO THE NORTH AND SOUTH CENTER SECTION LINE OF SAID SECTION 5;

THENCE SOUTH 87°40'02" WEST, ALONG THE SOUTH LINE OF SAID TRACT 1, A DISTANCE OF 149.87 FEET, TO THE SOUTHWEST CORNER OF SAID TRACT 1, AND THE TRUE POINT OF BEGINNING;

THENCE CONTINUING SOUTH 87°40'02" WEST, A DISTANCE OF 10.00 FEET;

THENCE NORTH 3°04'53" WEST, PARALLEL WITH SAID WEST RIGHT OF WAY LINE OF BURKLAND ROAD, A DISTANCE OF 272.44 FEET;

THENCE NORTH 87°40'02" EAST, PARALLEL WITH SAID SOUTH LINE OF SAID TRACT 1, A DISTANCE OF 159.87 FEET, TO THE INTERSECTION OF SAID WEST RIGHT OF WAY LINE OF BURKLAND ROAD;

THENCE SOUTH 3°04'53" EAST, ALONG SAID WEST RIGHT OF WAY LINE, A DISTANCE OF 132.44 FEET TO THE NORTHEAST CORNER OF SAID TRACT 1;

THENCE SOUTH 84°25'40" WEST, ALONG THE NORTH LINE OF SAID TRACT 1, A DISTANCE OF 150.00 FEET TO THE NORTHWEST CORNER OF SAID TRACT 1;

THENCE SOUTH 3°04'53" EAST, PARALLEL WITH SAID WEST RIGHT OF WAY LINE OF BURKLAND ROAD, A DISTANCE OF 144.61 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 1, TO THE TRUE POINT OF BEGINNING.

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

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS SHORT PLAT SUBDIVISION IS BASED ON AN ACTUAL SURVEY, WHICH IS RETRACEABLE AND BASED ON A TRUE SUBDIVISION OF THE SECTION. THAT THE DISTANCES, COURSES, AND ANGLES ARE SHOWN HEREON CORRECTLY, AND THAT LOT CORNERS HAVE BEEN SET ON THE GROUND AS SHOWN ON THE SHORT PLAT SUBDIVISION IN ACCORDANCE WITH THE PROVISIONS CONTAINED IN CHAPTER 332-120-WAC.

DATE Aug. 11, 2015
BRUCE G. LISSER, PLLC, CERTIFICATE NO. 22960
LISSER & ASSOCIATES, PLLC
320 MILWAUKEE ST., PO BOX 1109
MOUNT VERNON, WA 98273
PHONE (360) 419-1442
FAX (360) 419-0581
E-MAIL BRUCE@LISSER.COM

OWNERS CONSENT AND DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED OWNERS OF THE LAND INCLUDED WITHIN THIS SHORT PLAT DO HEREBY CERTIFY THAT THE DECISION TO MAKE THIS SHORT PLAT WAS OUR FREE AND VOLUNTARY ACT AND DEED AND DO DEDICATE TO THE USE OF THE PUBLIC FOREVER ALL STREETS AND AVENUES SHOWN HEREON AND THE USE THEREOF FOR ALL PUBLIC PURPOSES NOT INCONSISTENT WITH THE USE THEREOF FOR PUBLIC HIGHWAY PURPOSES. ALSO THE RIGHT TO MAKE ALL NECESSARY SLOPES FOR CUTS AND FILLS UPON THE LOTS AND BLOCKS SHOWN ON THIS SHORT PLAT IN THE ORIGINAL REASONABLE GRADING OF SAID STREETS AND AVENUES SHOWN HEREON.

IN WITNESS WHEREOF, WE HAVE HEREUNTO SET OUR HANDS AND SEALS THIS 11th DAY OF August, 2015.

Philip E. Hagman
PHILIP E. HAGMAN, AS PERSONAL REPRESENTATIVE
OF THE ESTATE OF LOIS I. HAGMAN, DECEASED, PER
SKAGIT COUNTY SUPERIOR COURT PROBATE CAUSE
NO. 14-4-00288-2

ACKNOWLEDGEMENT
STATE OF WASHINGTON
COUNTY OF SKAGIT

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT PHILIP E. HAGMAN IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT ON OATH SATISFIED THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE PERSONAL REPRESENTATIVE OF THE ESTATE OF LOIS I. HAGMAN, DECEASED, PER SKAGIT COUNTY SUPERIOR COURT PROBATE CAUSE NO. 14-4-00288-2 TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED: August 11, 2015

BRUCE G. LISSER
STATE OF WASHINGTON
NOTARY PUBLIC
My Commission Expires 7-14-2015

SIGNATURE OF
NOTARY PUBLIC
MY APPOINTMENT EXPIRES 7-14-16
RESIDING AT Mount Vernon

AUDITOR'S CERTIFICATE

FILED FOR AT THE REQUEST OF LISSER & ASSOCIATES, PLLC

James J. Lissner
SKAGIT COUNTY AUDITOR
DEPUTY

APPROVALS

THE WITHIN AND FOREGOING SHORT PLAT SUBDIVISION IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY CODE (SCC) 14.16.060 AND SCC 14.18 ON THIS 22nd DAY OF August, 2015.

Patricia R. Lissner
SHORT PLAT ADMINISTRATOR
SKAGIT COUNTY ENGINEER

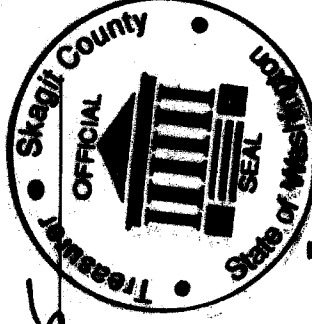
THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY CODE TITLE 12.05 (ON-SITE SEWAGE) & 12.43 (WATER) THIS 22nd DAY OF August, 2015.

Richard
SKAGIT COUNTY HEALTH OFFICER

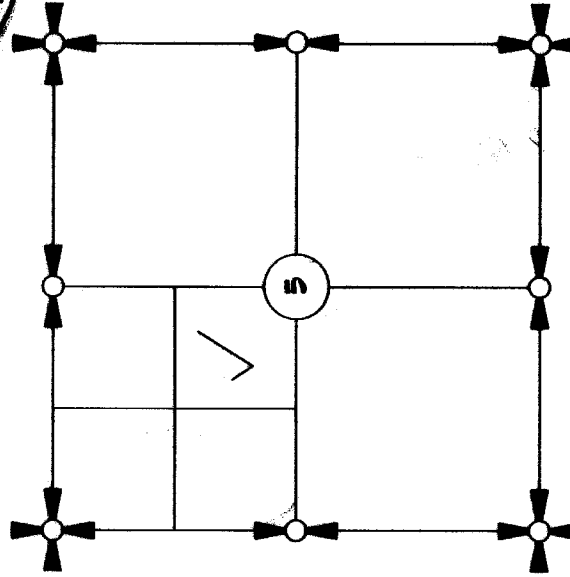
TREASURER'S CERTIFICATE

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 2015.

Debbie J. Lissner
SKAGIT COUNTY TREASURER



DATE 10/22/15



SECTION 5, TOWNSHIP 33 NORTH, RANGE 4 EAST, WM.

VICINITY MAP
N.T.S.

SHEET 1 OF 3

DATE: 8/11/15

SHORT PLAT PL-15-0191

SURVEY IN A PORTION OF THE
SE 1/4 OF THE NW 1/4 OF
SECTION 5, T. 33 N., R. 4 E., WM.
SKAGIT COUNTY, WASHINGTON
FOR: ESTATE OF LOIS HAGMAN

FB: PL PG: 1
MERIDIAN: ASSUMED
LISSER & ASSOCIATES, PLLC SCALE:
SURVEYING & LAND-USE CONSULTATION
MOUNT VERNON, WA 98273 360-419-1442
DWG: 15-037 SP



NOTES

1. ALL MAINTENANCE AND CONSTRUCTION OF PRIVATE ROADS ARE THE RESPONSIBILITY OF THE LOT OWNERS AND THE RESPONSIBILITY OF MAINTENANCE SHALL BE IN DIRECT RELATIONSHIP TO USAGE OF ROAD. 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 COUNTY ROAD STANDARDS AND A RIGHT-OF-WAY DEED HAS BEEN TRANSFERRED TO AND ACCEPTED BY THE COUNTY.
2. SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
3. COMPREHENSIVE PLAN/ZONING DESIGNATION = NATURAL RESOURCE LANDS (AG-NRL)
4. SEWAGE DISPOSAL: INDIVIDUAL SEPTIC SYSTEM.
5. WATER: PUD NO. 1
6. ● - INDICATES IRON REBAR SET WITH YELLOW CAP SURVEY NUMBER L1SSER 22960
○ - INDICATES EXISTING IRON PIPE OR REBAR FOUND AS INDICATED
7. MERIDIAN: ASSUMED
8. BASIS OF BEARING: MONUMENTED NORTH LINE OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 33 NORTH, RANGE 4 EAST, WM. BEARING = NORTH 89°31'20" EAST
9. SURVEY DESCRIPTION IS FROM LAND TITLE COMPANY, SUBDIVISION GUARANTEE NO. 152003-0, DATED MARCH 30, 2015,
10. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE SKAGIT COUNTY SHORT PLAT NO. PL-90-85 RECORDED UNDER AUDITOR'S FILE NO. 9102070001, ALL IN RECORDS OF SKAGIT COUNTY, WASHINGTON.
11. INSTRUMENTATION: LEICA TCR705A THEODOLITE DISTANCE METER
12. SURVEY PROCEDURE: FIELD TRAVERSE
13. 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 OFFICIALLY DESIGNATED BOUNDARY OF A SKAGIT COUNTY FIRE DISTRICT.
14. A SKAGIT COUNTY ADDRESS RANGE HAS BEEN APPLIED TO THE ROAD SYSTEM IN THIS SUBDIVISION THE ADDRESSES 18362 AND 18364 BURKLAND ROAD WILL NOT CHANGE, BUT 18364 MAY BE TRANSFERRED TO LOT 2A IF A DIFFERENT PARCEL NUMBER IS ASSIGNED BY THE ASSESSORS OFFICE. 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 IN ADDRESS, CONTACT THE PLANNING AND DEVELOPMENT SERVICES FOR SPECIFICS.

15. SETBACKS FOR LOTS WITHIN THIS SHORT PLAT ARE PER SKAGIT COUNTY CODE 14.16.400 5(A)(I):
- RESIDENTIAL:
- (A) FRONT: 35 FEET MINIMUM, 200 FEET MAXIMUM FROM PUBLIC ROAD, UNLESS SPECIFIED BELOW OR ELSEWHERE IN THIS CHAPTER. NO PORTION OF A STRUCTURE SHALL BE LOCATED CLOSER THAN 35 FEET FROM THE FRONT LOT LINE AND NO PORTION OF A STRUCTURE SHALL BE LOCATED FURTHER THAN 200 FEET FROM THE FRONT LOT LINE. IF A PARCEL IS LOCATED SUCH THAT NO PORTION OR DEVELOPABLE PORTION OF THE PROPERTY IS WITHIN 200 FEET OF A PUBLIC ROAD, THE MAXIMUM 200 FOOT SETBACK SHALL BE MEASURED FROM THE FRONT PROPERTY LINE. THE MAXIMUM SETBACK MAY BE WAIVED BY PLANNING AND DEVELOPMENT SERVICES WHERE CRITICAL AREAS, PREVENTING THE PLACEMENT OF RESIDENTIAL STRUCTURES, ARE LOCATED WITHIN THE 200 FOOT SETBACK AREA. THE MAXIMUM SETBACK MAY ALSO BE WAIVED BY PLANNING AND DEVELOPMENT SERVICES IN CASES WHERE NON-LOOPEYAIN OR NONPRIME AGRICULTURAL LAND IS LOCATED ON THE LOT OUTSIDE OF THE SETBACK AREA, WHICH WOULD PROVIDE FOR A MORE APPROPRIATE PLACEMENT OF RESIDENTIAL STRUCTURES. IN CASES WHERE A RESIDENCE EXISTS OUTSIDE THE SETBACK AREA, RESIDENTIAL ACCESSORY STRUCTURES MAY BE PLACED OUTSIDE THE SETBACK AREA IF LOCATED IN ACCORDANCE WITH THE SITING CRITERIA OUTLINED IN SUBSECTION (6) OF THIS SECTION.
- (B) SIDE: 8 FEET ADJACENT TO A PROPERTY LINE.
- (C) REAR: 35 FEET
- (D) ACCESSORY: SAME AS PRINCIPAL STRUCTURES.
- NONRESIDENTIAL:
- (A) FRONT: 35 FEET
- (B) SIDE: 15 FEET.
- (C) REAR: 35 FEET.

SEE SIDE YARD SETBACK VARIANCE RECORDED UNDER A.F. NO. 910124003, ALSO SEE SHORT PLAT NO. 90-085 FOR INFORMATION DEALING WITH BARN ENCROACHMENT INTO RIGHT OF WAY.

BUILDINGS ON LOTS 2A AND 2B ARE PRE-EXISTING NON-CONFORMING

16. OWNER/DEVELOPER: PHILIP E. HAGMAN, AS PERSONAL REPRESENTATIVE OF THE ESTATE OF LOIS I. HAGMAN, DECEASED 18362 BURKLAND ROAD MOUNT VERNON WA 98214
17. NO DRAINAGE REPORT WAS REQUIRED FOR THIS SHORT PLAT AS LOT 2A IS FULLY DEVELOPED. THE COUNTY MAY REQUIRE DRAINAGE ANALYSIS WITH ANY FUTURE APPLICATIONS FOR BUILDING PERMITS ON EITHER LOT 2A OR LOT 2B.
- ALL RUNOFF FROM IMPERVIOUS SURFACES AND ROOF DRAINS SHALL BE DIRECTED SO AS NOT TO ADVERSELY EFFECT ADJACENT PROPERTIES.
18. THIS PROPERTY IS SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD INCLUDING BUT NOT LIMITED TO THOSE INSTRUMENTS DESCRIBED IN THE TITLE REPORT MENTIONED IN NOTE NUMBER 9 ABOVE AND BEING RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBERS 761329, 9102070001, 8509090066, 9009260024, 9101240003 AND 200610200147.
19. 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 THEREIN SHALL BE CONSIDERED LOTS OF RECORD FOR CONVEYANCE AND DEVELOPMENT PURPOSES UNLESS OTHERWISE RESTRICTED.

SEE AUDITOR FILE NO. 201511020132

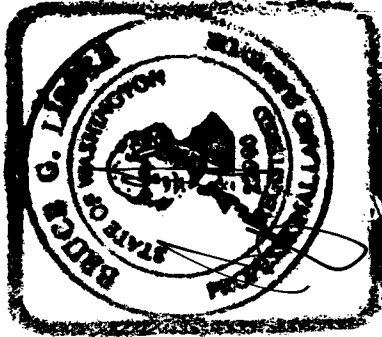
20. THIS PARCEL LIES WITHIN AN AREA OR WITHIN 500 FEET OF AREA DESIGNATED AS A NATURAL RESOURCE LANDS (AGRICULTURAL, FOREST AND MINERAL RESOURCE LANDS OF LONG-TERM COMMERCIAL SIGNIFICANCE IN SKAGIT COUNTY. A VARIETY OF NATURAL RESOURCE LAND AND COMMERCIAL ACTIVITIES OCCUR OR MAY OCCUR IN THE AREA THAT 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 SETBACKS 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.
21. THE PROPERTY IS LOCATED IN FLOOD ZONE AO-3 AS IDENTIFIED ON FEMA FLOODPLAIN MAP NO. 53081-0425-C DATED JANUARY 3, 1985.

BENCHMARK: NO BENCHMARK IS REQUIRED FOR ZONE AO-3.

22. LOT 2A AND 2B WILL SHARE AND MAINTAIN THE EASEMENT AREA SHOWN FOR INGRESS AND EGRESS. MUTUALLY BENEFICIAL NON-EXCLUSIVE RIGHTS ARE HEREBY PROVIDED FOR THE RIGHTS OF INGRESS AND EGRESS OVER, UNDER AND ACROSS THE AREA SHOWN HEREON. THE MAINTENANCE FOR ACCESS AREA SHALL BE SHARED EQUITABLY BY THE OWNERS OR FUTURE OWNERS OF SAID LOTS.
23. LOT 1 OF SHORT PLAT NO. 90-85 AND LOT 2A OF THIS SHORT PLAT WILL SHARE AND MAINTAIN THE EASEMENT AREA SHOWN ALONG THE PATHWAY FOR PEDESTRIAN PURPOSES. MUTUALLY BENEFICIAL NON-EXCLUSIVE RIGHTS ARE HEREBY PROVIDED FOR PEDESTRIAN ACCESS OVER, UNDER AND ACROSS THE AREA SHOWN HEREON. THE MAINTENANCE FOR PATHWAY AREA SHALL BE SHARED EQUITABLY BY THE OWNERS OR FUTURE OWNERS OF SAID LOTS.
24. ANY FUTURE DEVELOPMENT ON LOT 2B MAY REQUIRE A FULL CRITICAL AREAS STUDY TO INSURE THERE ARE NO IMPACTS FROM ANY PROPOSED DEVELOPMENT. CONTACT SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES FOR ANY REQUIREMENTS.
25. AN UNDERGROUND OIL TANK SERVING LOT 2A EXISTS IN THIS AREA, EXACT LOCATION IS NOT KNOWN.
26. THE SEPTIC SYSTEM DRAINAGE SERVING LOT 2B IS WITHIN LOT 1 OF SHORT PLAT NO. 90-85. THE OWNERS OF SAID LOT 1 ARE PHILIP E. HAGMAN AND DEBORA HAGMAN, HUSBAND AND WIFE. SON AND DAUGHTER-IN-LAW OF LOIS I. HAGMAN. SAID DRAIN FIELD WAS INSTALLED WITH PERMISSION AND MAY CONTINUE UNTIL SUCH TIME AS A NEW SYSTEM MAY NEED TO BE INSTALLED TO SERVE SAID LOT 2A.

27. LOT 2B IS NOT FOR RESIDENTIAL BUILDING PURPOSES. THE RESIDENTIAL DEVELOPMENT RIGHTS OF THIS PARCEL HAVE BEEN EXHAUSTED THROUGH GRANTING OF A CONSERVATION EASEMENT. THE SUBDIVIDER HAS ENTERED INTO A CONSERVATION EASEMENT WITH SKAGIT COUNTY INVOLVING LOT 2B SHOWN HEREON.
- THE CONSERVATION EASEMENT IS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 201511020132
28. THIS DEVELOPMENT IS IN A WATERSHED BASIN IDENTIFIED BY WASHINGTON STATE DEPARTMENT OF ECOLOGY THAT HAS GROUND WATER WITHDRAWAL RESTRICTIONS. LEGAL ACCESS TO GROUNDWATER FOR FUTURE DEVELOPMENT ACTIVITY IS NOT GUARANTEED. PLEASE CONTACT WASHINGTON STATE DEPARTMENT OF ECOLOGY FOR FURTHER INFORMATION.

29. PER THE OWNER, THE EXISTING WELL AND SAND POINT HAVE BEEN REMOVED, PHOTOGRAPHS HAVE BEEN SUBMITTED BY THE OWNER TO THE COUNTY PLANNING AND DEVELOPMENT SERVICE DEPARTMENT. SKAGIT COUNTY PUD NO. 1 HAS VERIFIED THAT THE SERVICE CONNECTION FROM THE WELL HAS BEEN TERMINATED, SEE LETTER ON FILE WITH THE SKAGIT COUNTY PLANNING AND DEVELOPMENT SERVICES DEPARTMENT.



8-11-15

SHEET 2 OF 3

SHORT PLAT PL-15-0191

DATE: 7/30/15

SURVEY IN A PORTION OF THE SE 1/4 OF THE NW 1/4 OF SECTION 5, T. 33 N., R. 4 E., WM. SKAGIT COUNTY, WASHINGTON FOR: ESTATE OF LOIS HAGMAN

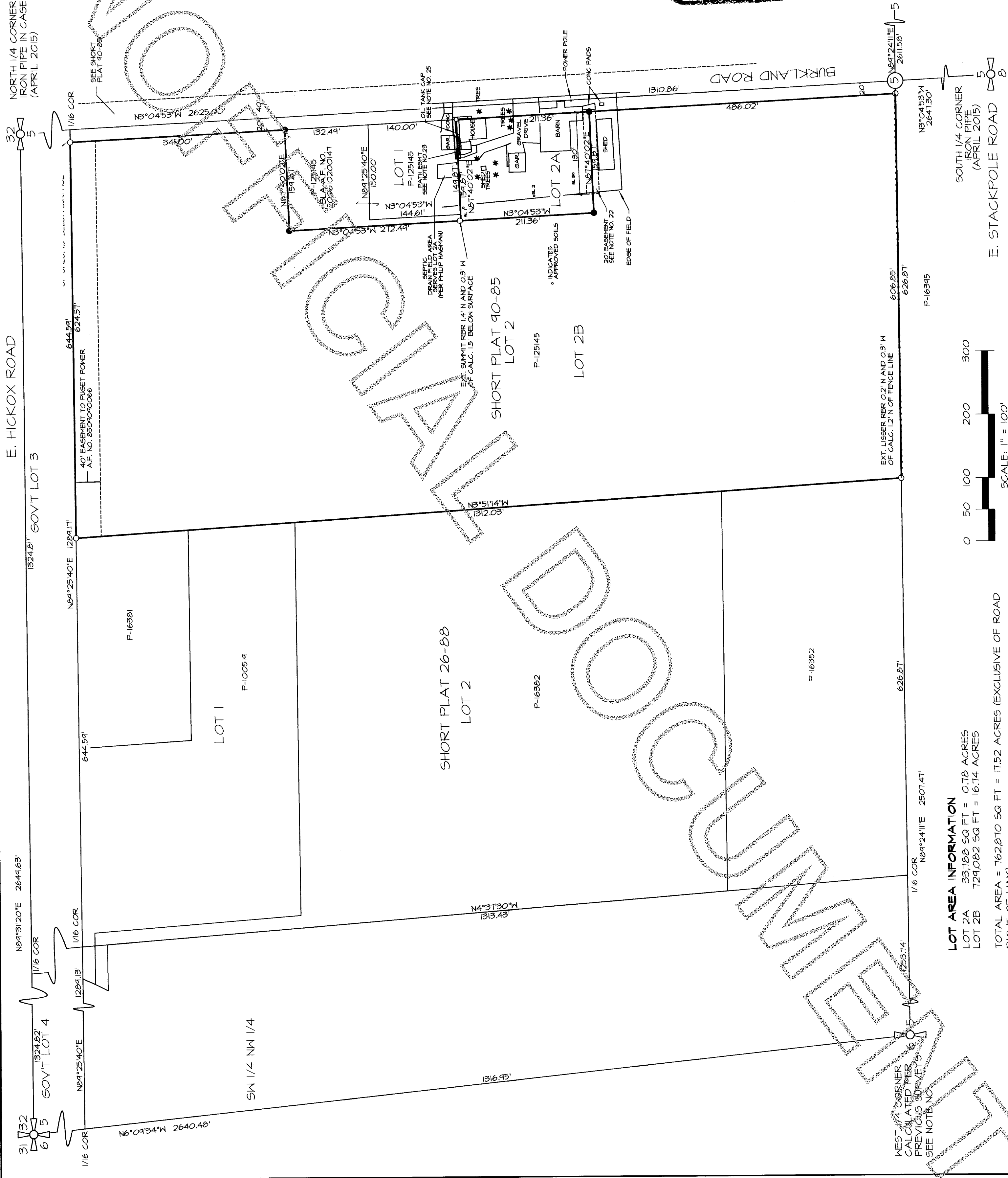
FB:	PG:	L1SSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON WA 98275 360-419-1442	SCALE: DWG: 15-037 SP
MERIDIAN: ASSUMED			

201511020132

E. HICKOX ROAD

GOV'T LOT 3

FOR: ESTATE OF LOIS HAGMAN SECTION 5, T. 33 N., R. 4 E., M. 1 SEE 1/4 OF THE NW 1/4 OF SKAGIT COUNTY, WASHINGTON LISSEY & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION 360-419-1442 DATE: 8/11/15	FB: Pg: MERIDIAN: ASSUMED SHORT PLAT PL-15-0191
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LOT AREA INFORMATION

LOT 2A 33,788 SQ FT = 0.78 ACRES
LOT 2B 729,082 SQ FT = 16.74 ACRES

TOTAL AREA = 762,870 SQ FT = 17.52 ACRES (EXCLUSIVE OF ROAD
RIGHT-OF-WAY)

WEST 1/4 CORNER
CALCULATED PER
PREVIOUS SURVEYS
SEE NOTE NO. 6

SOUTH 1/4 CORNER
IRON PIPE
(APRIL 2015)

EAST 1/4 CORNER
CALCULATED PER
PREVIOUS SURVEYS
SEE NOTE NO. 5