

J. HUNTER
Skagit County Auditor
Deputy

LEGAL DESCRIPTION

The survey performed was to locate the 238.8 feet by 91.2 feet Deed EXCEPTION to the following described tract of land:

The East 1/2 of the Southwest 1/4 of Section 23, Township 34 North, Range 3 East, W.M.; EXCEPT the North 30 feet thereof; AND EXCEPT the East 165 feet thereof; AND ALSO EXCEPT the North 238.8 feet of the West 91.2 feet thereof; Situate in the County of Skagit, State of Washington.

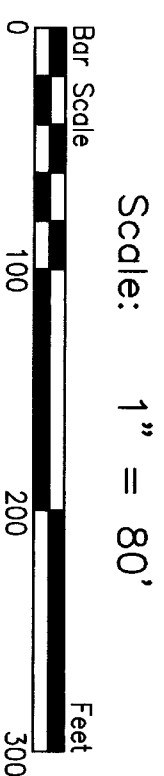
NOTES

1. Legal Description taken from SWD from Stanley Walters and Helen Walters, husband and wife, Grantors to Washington Bulb Company Inc. by that instrument recorded under Skagit County Auditor's File No. 9906110079. See also QCD to Ann G. Roymer recorded under Auditor's File No. 7905020024.
2. For additional section subdivision information refer to survey recorded with the Skagit County Auditor in Vol. 6 of Surveys at page 248 under A.F. No. 8607220108.
3. Basis of Bearing: North line of the SW 1/4 of Sec. 23, T. 34 N., R. 3 E as being S 89°37'20" E based upon existing monumentation.
4. Survey Method: Field Traverse
5. Instrumentation: TOPCON PS-103
Theodolite: Min. Resolution/Accuracy 3"
E.D.M.: Accuracy $\pm (1.55\text{mm} + 2\text{ppm})$
6. Distances shown are in feet and decimals of a foot.
7. This survey has been completed without the benefit of a current title report and may be subject to Easements, Covenants, Restrictions, Reservations or other instruments of record.
8. In accordance with WAC 332-130-050, this survey has depicted existing improvements which may indicate encroachment, lines of possession or conflict of title. Occupational indicators may be the basis of unwritten claims of title ownership. This survey does not purport to resolve such claims, if any.
9. Road right-of-way width from Skagit County Engineering records.

LEGEND

- PROP COR
SET LEGRO
Property Corner
Set 5/8" Diam. X 18" Length Steel Rebor
w/ Yellow Plastic Cap Imprinted:
"LEGRO 37532".
Found Monument in Case
Found/Set Refers to the Date of this Survey
Unless Otherwise Noted.
- ⊙ FOUND MON
Found Monument in Case
Found/Set Refers to the Date of this Survey
Unless Otherwise Noted.
- Hog Wire Fence

PLAN



RECORD OF SURVEY

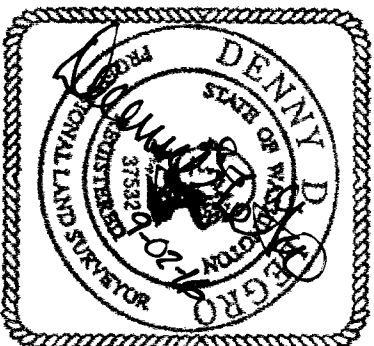
WASHINGTON BULB COMPANY INC.
PROPERTY SURVEY
PTN. E 1/2 SW 1/4,
SEC. 23, T. 34 N., R. 3 E., W.M.
SKAGIT COUNTY, WASHINGTON

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 in August 2016 at the request of John Boozem.

LEGRO & ASSOCIATES, LLC
Professional Land Surveyor
1321 South 2nd Street
Mount Vernon, WA 98273
Phone: (360) 336-3220

DENNY D. LEGRO
Registered Professional
Land Surveyor
Lic. # 37532 Date: 9-02-16



VICINITY MAP
(Not to Scale)
Sec. 23, T. 34 N., R. 3 E.

