

SURVEY DESCRIPTION

LOTS 11 AND 12, BLOCK 10, "PLAT OF THE SOUTHERN ADDITION TO MT. VERNON," AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 110, RECORDS OF SKAGIT COUNTY.

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

SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

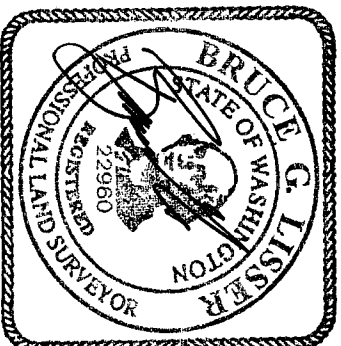
NOTES

- INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22460.
  - INDICATES EXISTING PK NAIL FOUND
  - INDICATES MONUMENT IN CASE
- DESCRIPTION FOR THIS SURVEY IS BASED UPON QUIT CLAIM WARRANTY DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 201605310201.
- FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE PLAT OF SOUTHERN ADDITION TO MT. VERNON RECORDED IN VOLUME 2 OF PLATS, PAGE 110, IN RECORDS OF SKAGIT COUNTY AUDITOR.
- INSTRUMENTATION: LEICA 1103 TCRA PLUS THEODOLITE DISTANCE METER
- SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
- MERIDIAN: ASSUMED
- BASIS OF BEARING: MONUMENTED CENTERLINE OF WEST HAZEL STREET BETWEEN WALTER STREET AND CLEVELAND AVENUE BEARING = SOUTH 84°51'14" WEST
- THIS SURVEY WAS PERFORMED AT THE REQUEST OF ROY DONALDSON FOR KYLENE, LLC, A UTAH LIMITED LIABILITY COMPANY, FOR THE DELINEATION AND STAKING OF THE DESCRIBED PROPERTY AS SHOWN.
- EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP, THIS SURVEY DOES NOT PURPORT TO REFLECT ALL 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.
- ALL DISTANCES SHOWN HEREON ARE IN FEET.
- THIS SURVEY FOUND OCCUPATIONAL INDICATORS (FENCE LINES AND BUILDINGS) AS PER IAC CHAPTER 392.350. 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.

SURVEYORS 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 ROY DONALDSON FOR KYLENE, LLC, A UTAH LIMITED LIABILITY COMPANY, IN DECEMBER 2016.

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22460 DATE Dec 29, 2016  
LISSER & ASSOCIATES, PLLC  
320 MILWAUKEE ST/PO BOX 1104  
MOUNT VERNON WA 98273  
PHONE (360) 419-7442  
FAX (360) 419-0581  
E-MAIL BRUCE@LISSER.COM



AUDITORS CERTIFICATE

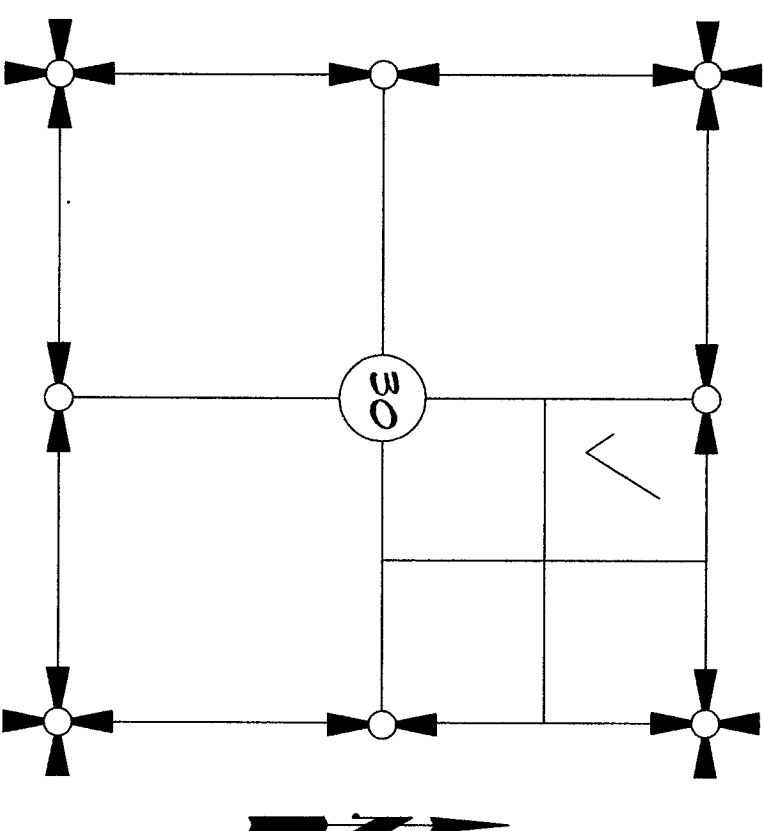
FILED FOR RECORD IN SKAGIT COUNTY OF DEC. 2016 AT 58 MINUTES PAST 2 O'CLOCK A.M.M. IN VOLUME NO. 201605310201 UNDER AUDITOR'S FILE RECORDS OF SKAGIT COUNTY, WASHINGTON.



Skagit County Auditor  
20161229 12:30:03  
1 of 3 2:58PM \$187.00

SKAGIT COUNTY AUDITOR

DEPUTY



SECTION 30, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.  
VICINITY MAP  
NTS

SHEET | OF 3

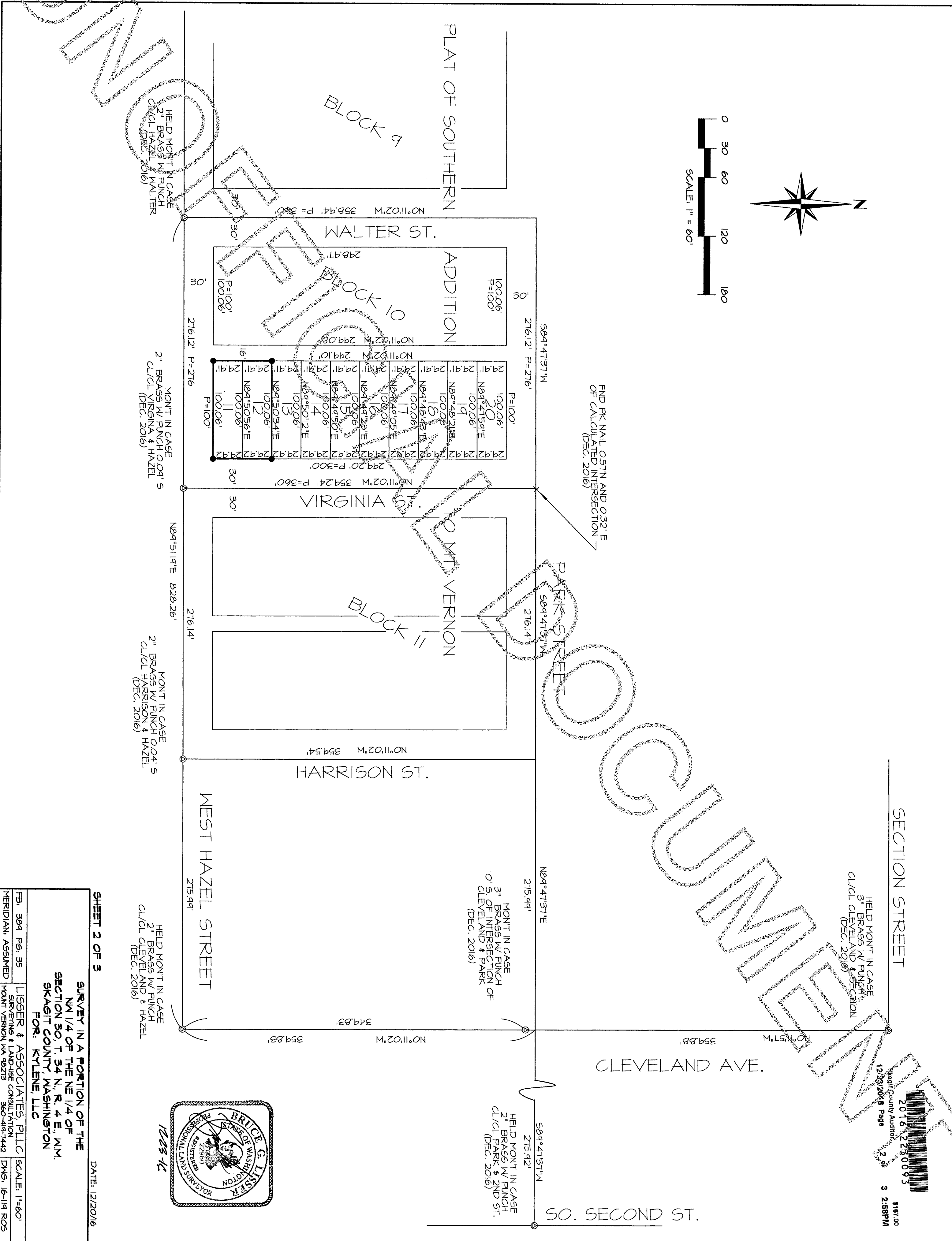
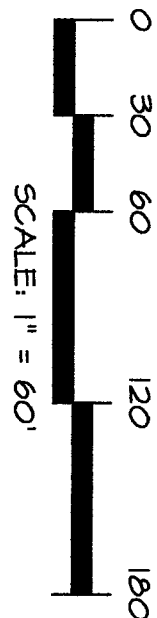
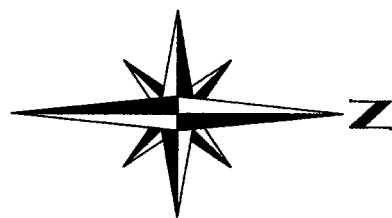
DATE: 12/20/16

SURVEY IN A PORTION OF THE NW 1/4 OF THE NE 1/4 OF SECTION 30, T. 34 N., R. 4 E., W.M. SKAGIT COUNTY, WASHINGTON FOR: KYLENE, LLC		
FB:	PG:	SCALE:
MERIDIAN ASSUMED	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	DWG: 16-114 ROS

SECTION STREET

HELD MONT IN CASE  
3" BRASS W/ PUNCH  
CL/C L CLEVELAND & SECTION  
(DEC. 2016)

2016 223 0093  
Hager County Auditor  
12/23/2016 Page 2 of 3 3 2:58PM



HELD MONT IN CASE  
2" BRASS W/ PUNCH  
CL/C L HAZEL & WALTER  
(DEC. 2016)

MONT IN CASE  
2" BRASS W/ PUNCH 0.04' S  
CL/C L VIRGINIA & HAZEL  
(DEC. 2016)

MONT IN CASE  
2" BRASS W/ PUNCH 0.04' S  
CL/C L HARRISON & HAZEL  
(DEC. 2016)

HELD MONT IN CASE  
2" BRASS W/ PUNCH  
CL/C L CLEVELAND & HAZEL  
(DEC. 2016)

MONT IN CASE  
3" BRASS W/ PUNCH  
10' S. OF INTERSECTION OF  
CLEVELAND & PARK  
(DEC. 2016)

HELD MONT IN CASE  
2" BRASS W/ PUNCH  
CL/C L PARK & 2ND ST.  
(DEC. 2016)



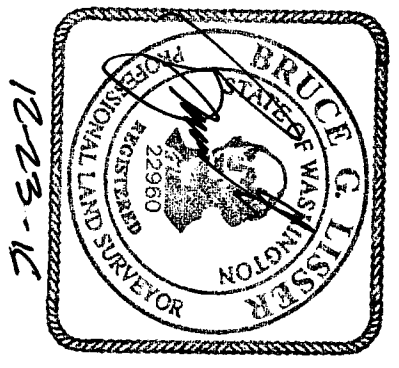
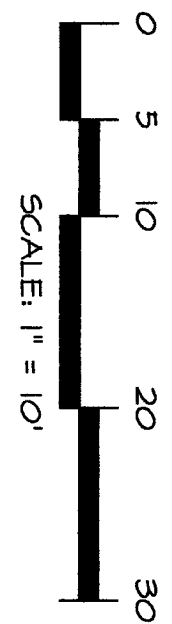
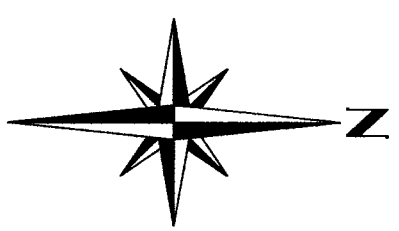
SHEET 2 OF 3

DATE: 12/20/16

SURVEY IN A PORTION OF THE  
NW 1/4 OF THE NE 1/4 OF  
SECTION 30, T. 34 N., R. 4 E., N.M.  
SKAGIT COUNTY WASHINGTON  
FOR: KYLENE, LLC

FB: 304 Pg. 35	LISSENER & ASSOCIATES, PLLC	SCALE: 1"=60'
MERIDIAN: ASSUMED	SURVEYING & LAND-USE CONSULTATION MONT VERNON, WA 98273 360-414-1442	DWG: 16-114 ROS

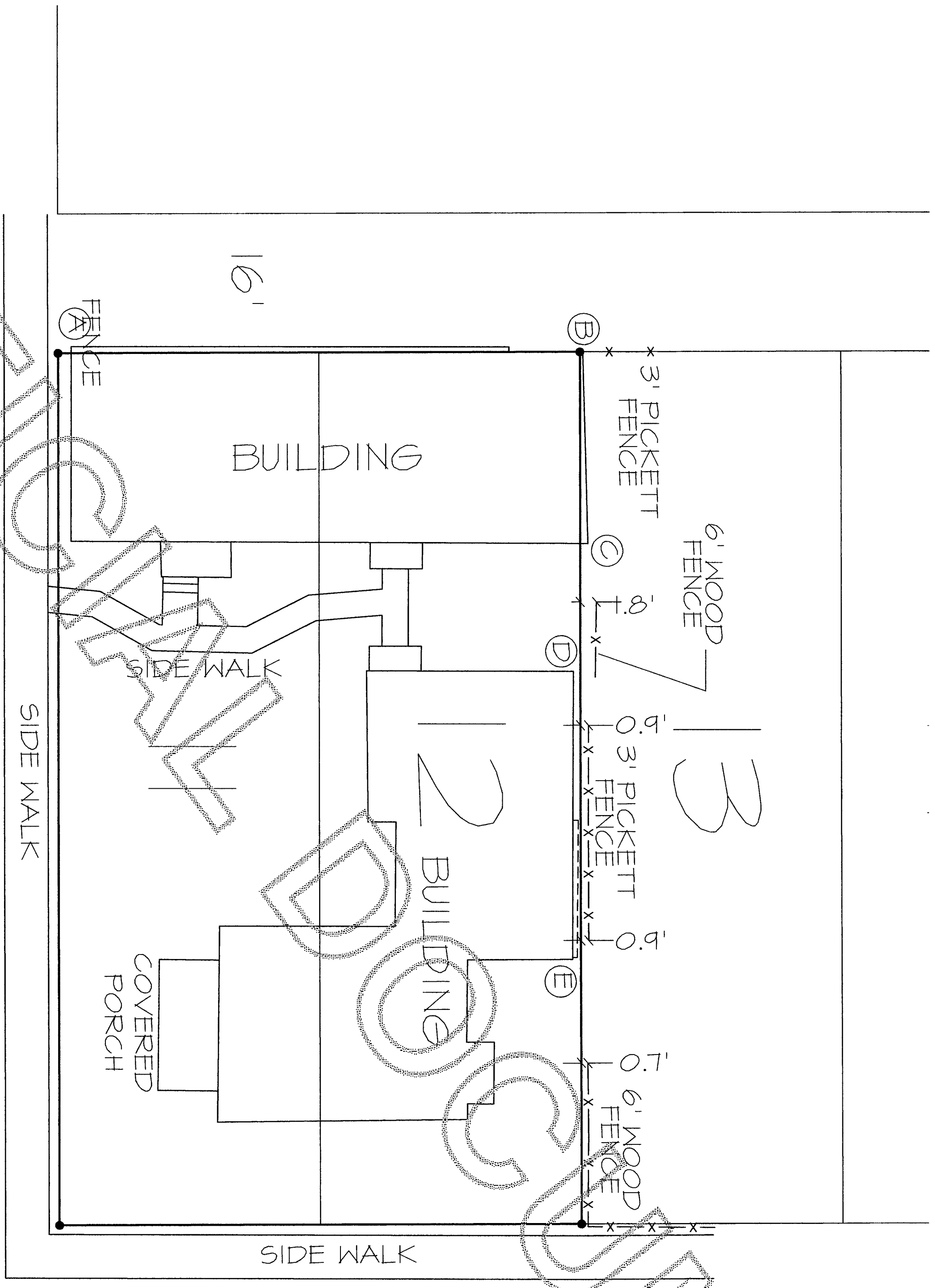
201512230093  
Skagit County Auditor  
12/23/2016 Page 3 of 3 2:58PM \$167.00



SHEET 3 OF 3 DATE: 12/22/16

SURVEY IN A PORTION OF THE  
NW 1/4 OF THE NE 1/4 OF  
SECTION 30, T. 34 N., R. 4 E., WM.  
SKAGIT COUNTY, WASHINGTON  
FOR: KYLENE, LLC

FB: 304 Pg: 35	LISSE & ASSOCIATES, PLLC	SCALE: 1"=60'
MERIDIAN: ASSUMED	SURVEYING & LAND-USE CONSULTATION	
	MOUNT VERNON, WA 98275	360-419-7442
		DN6: 16-119 ROS



WEST HAZEL STREET  
N89°50'56"E  
30'

- Ⓐ SW BLDG. COR. 0.6' N. OF LINE
- Ⓑ NW BLDG. COR. 0.3' N. OF LINE
- Ⓒ NE BLDG. COR. 0.9' N. OF LINE
- Ⓓ NW BLDG. COR. 0.8' S. OF LINE
- Ⓔ NE BLDG. COR. 0.9' S. OF LINE
- Ⓕ ROOF EAVE 0.4' S. OF LINE