QUIREMENTS

ENGINEERING AND SURVEYING SOLUTIONS IWEST DATUM & 2209 MONICA DRIVE MOUNT VERNON, WASHINGTON 98273 PH: (360) 424-4865

## DESIGN

## RECORD OF SURVEY

SURVEY in a portion of the SE 1/4 of Section 30, T. 34 N., R. 4 E. WM Parcel #P28883

SCOTT LEINBACH
Vernon, Washington

DRAWING CHECKED BY DRAWN BY mid DATE 1-10-2017 PROJECT 16037-LEINBACH SHEET 1 OF 1 16037.dwg des

Skagit County, Washington Section 30, T 34 N, R 4 E

₹

₹

WS

( IN FEET ) 1 INCH = 20 FEET THE EASTERLY LOT LINE CALL OUT OF SOUTH 0°36'
WEST WAS CORRECTED TO SOUTH 0°3'12" WEST, AS
DEPICTED, AND WAS DETERMINED BY EXAMINATION OF
THE LEGAL DESCRIPTION OF THE PARCEL LYING EAST
AND CONVEYED TO IDA M. YOUNGQUIST, BY DEED DATED
OCTOBER 29, 1937, FILED NOVEMBER 3, 1941, AS FILE
NO. 346062, AND RECORDED IN VOLUME 185 OF DEEDS,
PAGE 162 AND PREVIOUSLY MADE AWARE AND
CORRECTED IN ADJOINING LEGAL DESCRIPTION RECORDED
UNDER AUDITOR FILE NO. 810008. BASIS OF BEARING FOR THIS SURVEY IS THE MONUMENTED CENTERLINE OF BLACKBURN ROAD AS DEPICTED ON THE SHORT PLAT NO. 2-76 RECORDED UNDER AUDITOR FILE 829755 SURVEY NOTES-BASIS OF BEARING 1. RECORD OF SURVEY RECORDED UNDER AUDITOR FILE NO. 9802260028
2. SHORT PLAT NO. 2-76 RECORDED UNDER AUDITOR FILE 829755 SURVEY REFERENCES S88\*34'00"W DEED

GRAPHIC SCALE

LEGEND 

GUNN ROAD

S00'33'20"E

**(P)** 0 EXISTING MONUMENT IN CASE EXISTING SECTION CORNER MONUMENT IN CASE

EXISTING IRON PIPE

5/8" REBAR SET WITH YELLOW CAP DES LS 28023 CALCULATED

EXISTING 1/4 CORNER MONUMENT IN CASE

AND ALSO EXCEPT THAT PORTION OF SAID PREMISES, IF ANY, LYING EAST OF THE WEST LINE OF THOSE PREMISES CONVEYED TO IDA M. YOUNGQUIST, BY DEED DATED OCTOBER 29, 1937, FILED NOVEMBER 3, 1941, AS FILE NO. 246062, AND RECORDED IN VOLUME 185 OF DEEDS, PAGE

NO0'33'20"W

BEGINNING AT A POINT 455.95 FEET WEST AND 20 FEET SOUTH OF THE NORTHEAST CORNER OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4;
THENCE SOUTH 0'33'20" EAST, 100 FEET;
THENCE NORTH 88'34 EAST, 95 FEET;
THENCE NORTH 0'33'20" WEST, 100 FEET;
THENCE WEST TO THE POINT OF BEGINNING;

2.5

EXISTING RESIDENCE

2.0

THAT PORTION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 30, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4 THENCE WEST ALONG THE NORTH LINE OF SAID NORTHEAST 1/4 OF THE SOUTHEAST 1/4, 339.75 FEET, THENCE SOUTH 0° 36' WEST, 315.06 FEET TO THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE FROM SAID POINT OF BEGINNING RUN SOUTH 88°34' WEST, 113.80 FEET: THENCE NORTH 0°35'20" WEST TO THE SOUTH LINE OF BLACKBURN ROAD; THENCE NORTH 88°34' EAST ON THE SOUTH LINE OF ROAD, 116.2 FEET TO A POINT THAT BEARS NORTH 0° 36' EAST FROM THE POINT OF BEGINNING; THENCE SOUTH 0°36' WEST TO THE POINT OF BENINNING; EXCEPT THE FOLLOWING DESCRIBED TRACTS: LEGAL DESCRIPTION

P28888

S88'34'00"W

112.86' (C) 113.08' (D)

95.00

P28883

S88'34'00"W

8.6'<u>-</u>

-FND 3/4" | S. 0.76" X

SURVEYING PROCEDURE
FIELD TRAVERSE
LINEAR AND ANGULAR MEASUREMENTS MEET OR
EXCEED STANDARDS SET IN WAC 332-130-090
UTILUZING A TRIMBLE S-6
SERIAL B2710977, STD DEV 3",
EDM ± (3MM +2PPM).

10.3

9.15

P29194

OR DEPUTY AUDITOR \$157.00 3:06PM

