

SURVEY DESCRIPTION

PARCEL "A"

LOTS 12 THROUGH 15, INCLUSIVE, BLOCK 115, "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASHINGTON", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 17, RECORDS OF SKAGIT COUNTY, WASHINGTON, EXCEPT THAT PORTION CONVEYED TO THE CITY OF BURLINGTON BY DEED RECORDED OCTOBER 1, 1990, UNDER AUDITOR'S FILE NO. 9010010004, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THE VACATED ALLEY LYING BETWEEN LOTS 12 AND 13, 14 AND 15, SAID BLOCK 115, AS CONVEYED BY DEED RECORDED NOVEMBER 5, 1990, UNDER AUDITOR'S FILE NO. 901050095.

PARCEL "B"

THAT PORTION OF THE BURLINGTON NORTHERN AND SANTE FE RAILWAY COMPANY'S (FORMERLY GREAT NORTHERN RAILWAY COMPANY) 100.00 FOOT WIDE STRIP OF LAND AT BURLINGTON, WASHINGTON, BEING A PORTION OF THE SAME PROPERTY AS DESCRIBED IN DEED FROM WILLIAM F. MOKAY, ET UX., TO THE SEATTLE AND NORTHERN RAILWAY COMPANY DATED JULY 26, 1894, FILED FOR RECORD JANUARY 10, 1890 IN VOLUME 9 OF DEEDS, ON PAGES 245 AND 246, OF THE RECORDS OF SAID COUNTY, BEING 50.0 FEET WIDE ON EACH SIDE OF SAID RAILWAY COMPANY'S MAIN TRACK CENTERLINE, AS NOW LOCATED AND CONSTRUCTED UPON, OVER AND ACROSS THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 32, TOWNSHIP 35 NORTH, RANGE 4 EAST N4, SKAGIT COUNTY, WASHINGTON, LYING BETWEEN TWO LINES DRAIN PARALLEL WITH AND DISTANT, RESPECTIVELY, 25.0 FEET AND 50.0 FEET SOUTHEASTERLY, AS MEASURED AT RIGHT ANGLES FROM SAID MAIN TRACK CENTERLINE, BOUNDED BY TWO LINES DRAIN PARALLEL WITH AND DISTANCE, RESPECTIVELY, 22.8 FEET AND 122.8 FEET NORTHEASTERLY, AS MEASURED ALONG SAID MAIN TRACK CENTERLINE FROM THE WEST LINE OF SAID WEST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4.

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

ALL OF THE ABOVE SITUATED IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON

NOTES

- INDICATES REBAR OR NAIL IN CONCRETE SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22960.
 - INDICATES EXISTING REBAR OR IRON PIPE FOUND AS NOTED
 - ⊗ INDICATES FOUND MONUMENT AS NOTED
- DESCRIPTION FOR THIS SURVEY IS BASED UPON GUT CLAIM DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 201601190163.
- FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE AMENDED PLAT OF BURLINGTON, RECORDED IN VOLUME 3 OF PLATS, PAGE 17 AND RECORD OF SURVEYS RECORDED UNDER AUDITOR'S FILE NUMBERS 8303030019 AND 9107030001, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR AND WASHINGTON STATE DEPARTMENT OF TRANSPORTATION MAP TITLED SR 20 RIO VISTA AVE TO CASCADE MNT PREPARED BY INCA ENGINEERS AVAILABLE IN THE CITY OF BURLINGTON PUBLIC WORKS OFFICE.
- INSTRUMENTATION: LEICA TCRA1103 THEODOLITE DISTANCE METER
- SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
- MERIDIAN: ASSUMED
- BASIS OF BEARING: MONUMENTED CENTERLINE OF ALDER STREET BETWEEN ORANGE AVENUE AND RIO VISTA AVENUE BEARING = SOUTH 1°33'40" WEST
- THIS SURVEY WAS PERFORMED AT THE REQUEST OF R.J. MILLY, LLC, A WASHINGTON 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 REPORT 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, SHOP OVERHANG, SIDEWALK AND RAILROAD CROSSING SIGNAL ARM) AS PER IAC CHAPTER 332-130. 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.

SURVEYOR'S NOTE

LOTS 13 AND 14, BLOCK 115 WERE NOT DIMENSIONED ON THE FACE OF THE AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASHINGTON. PLAT DIMENSIONS (30') WERE HELD FROM THE EAST LINE OF BLOCK 115 AS SHOWN. THE NORTH SOUTH BEARINGS WERE HELD PARALLEL WITH SAID EAST LINE OF BLOCK 115.

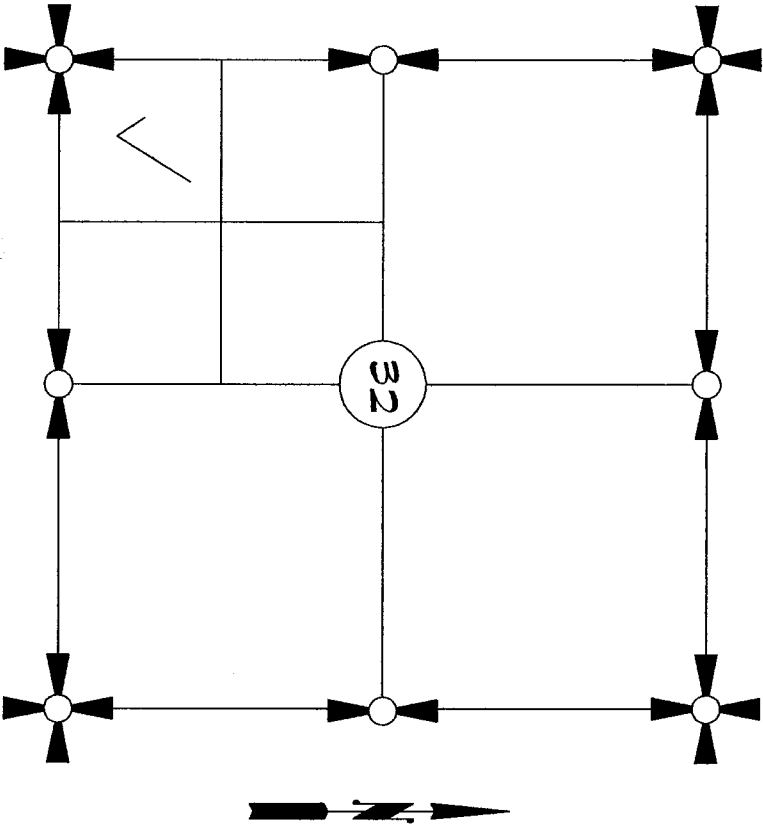
AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 21 DAY OF MARCH 2017 AT 4:17 MINUTES PAST 1 O'CLOCK A.M. IN VOLUME 1 OF SURVEYS ON PAGE 17 UNDER AUDITOR'S FILE NO. 20170310043. RECORDS OF SKAGIT COUNTY, WASHINGTON.

[Signature]
SKAGIT COUNTY AUDITOR

[Signature]
DEPUTY

201703210043
Skagit County Auditor
3/21/2017 Page 1 of 2 1:47PM \$162.00



SECTION 32, TOWNSHIP 35 NORTH, RANGE 4 EAST, N4M.

VICINITY MAP
N.T.S.

SURVEYOR'S CERTIFICATE

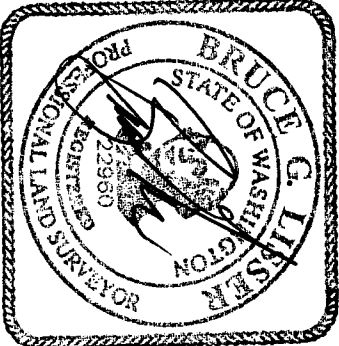
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF R.J. MILLY, LLC, A WASHINGTON LIMITED LIABILITY COMPANY, IN FEBRUARY 2017.

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22960

DATE

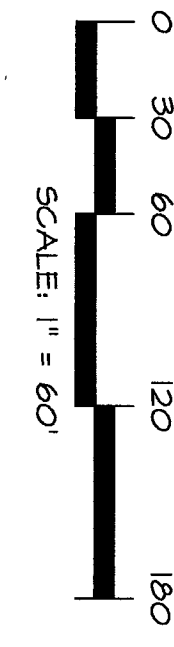
March 20, 2017

LISSER & ASSOCIATES, PLLC
320 MILWAUKEE ST/PO BOX 1104
MOUNT VERNON WA 98273
PHONE (360) 419-7442
FAX (360) 419-0501
E-MAIL BRUCE@LISSER.COM



SURVEY IN A PORTION OF THE SW 1/4 OF THE SW 1/4 OF SECTION 32, T. 35 N., R. 4 E., N4M, SKAGIT COUNTY, WASHINGTON FOR: R.J. MILLY, LLC			
FB:	P6:	LISSER & ASSOCIATES, PLLC	SCALE:
MERIDIAN: ASSUMED		SURVEYING & LAND-USE CONSULTATION	DWG: TT-001 ROS
		MOUNT VERNON, WA 98273	360-419-7442

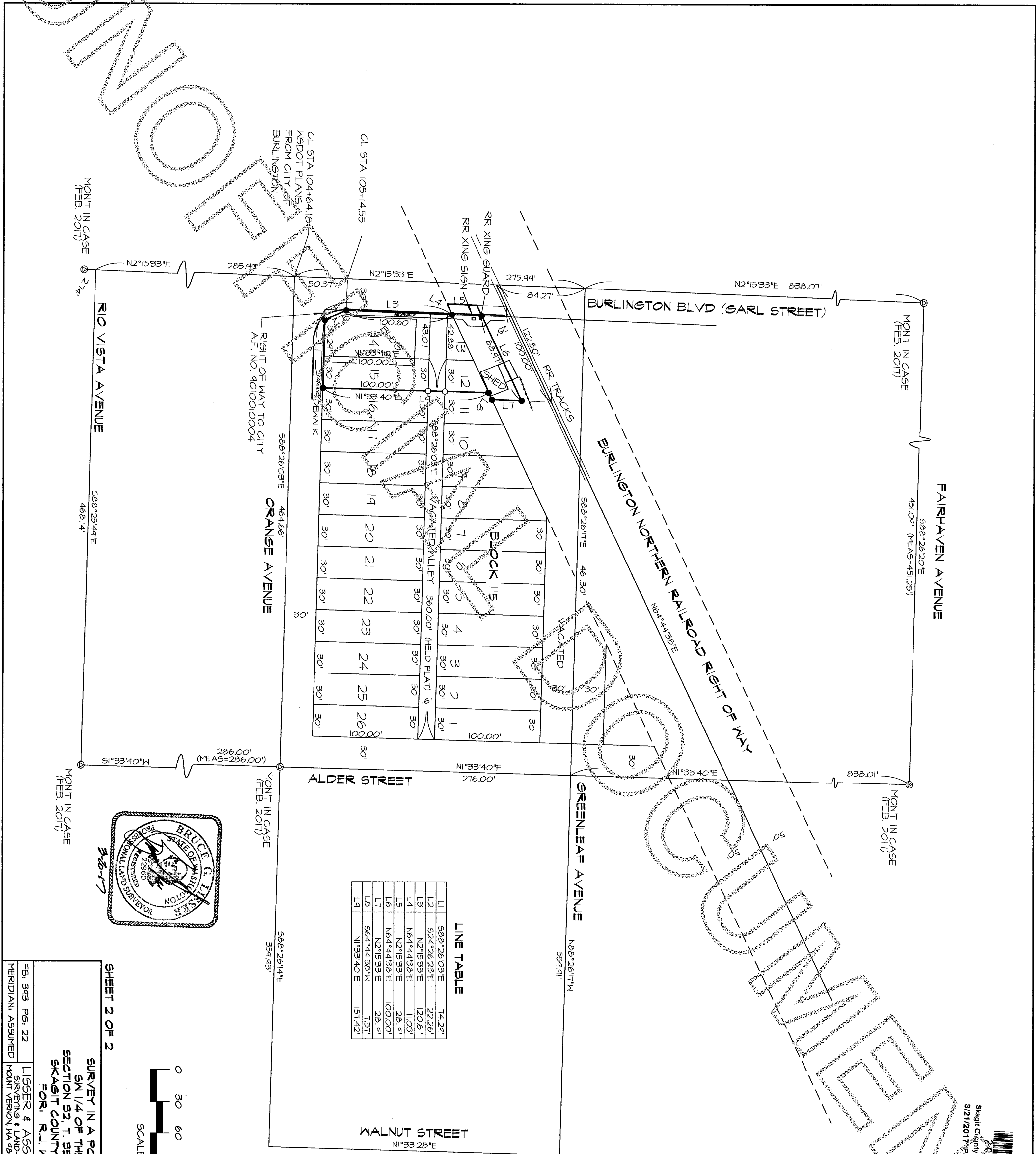
201703210023
\$182.00
Skegit County Auditor
3/21/2017 Page 2 of 2 1:47PM



SHEET 2 OF 2
DATE: 3/20/17

SURVEY IN A PORTION OF THE
SW 1/4 OF THE SW 1/4 OF
SECTION 32, T. 35 N., R. 4 E., M.M.
SKAGIT COUNTY, WASHINGTON
FOR: R.J. WILLY, LLC

FB: 343 Pg. 22	LISSE & ASSOCIATES, PLLC	SCALE: 1" = 60'
MERIDIAN: ASSUMED	SURVEYING & LAND-USE CONSULTATION	DATE: 11-01-2015
	MOORE, VERNON, WA 98275	360-419-7442



LINE TABLE

L1	588°26'03"E	74.24'
L2	524°26'23"E	22.26'
L3	N2°15'33"E	120.61'
L4	N64°44'38"E	11.03'
L5	N2°15'33"E	28.14'
L6	N64°44'38"E	100.00'
L7	N2°15'33"E	28.14'
L8	S64°44'38"W	7.37'
L9	N1°33'40"E	157.42'