

SURVEY DESCRIPTION

LOT 12, WILUDA MOUNTAIN VIEW ESTATES, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 15 OF PLATS, PAGES 20 THROUGH 22, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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

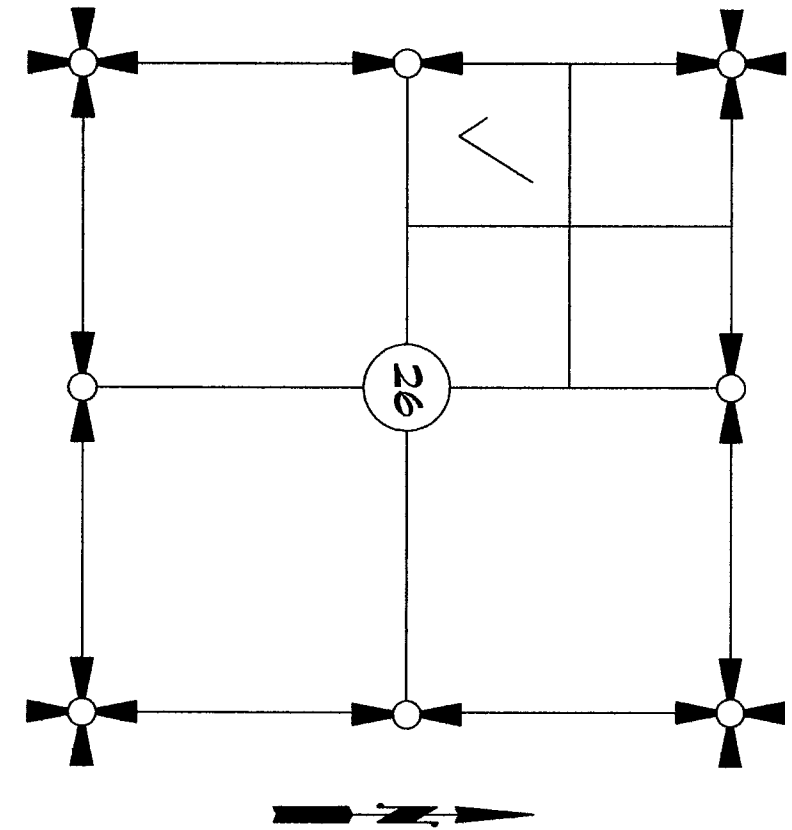
SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

SURVEYOR'S NOTE

THE FOUND SKAGIT SURVEYOR'S REBAR AT THE SOUTHEAST CORNER OF LOT 12 APPEARS TO HAVE BEEN MOVED FROM ITS ORIGINAL LOCATION AND WAS NOT ACCEPTED. THE EXISTING LEGRO POINT FOUND ON THE EAST LINE OF SAID LOT 12, PER SHORT PLAT NO. PL-07-0084 FIT THE COMPUTED LOCATION AND CONFIRMED THAT SAID SKAGIT SURVEYOR'S REBAR HAD BEEN MOVED.

NOTES

- INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22960.
O INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED
- DESCRIPTION FOR THIS SURVEY IS BASED UPON QUIT CLAIM DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBERS 201602120038.
- FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE WILUDA MOUNTAIN VIEW ESTATES RECORDED UNDER AUDITOR'S FILE NO. 912040033 AND SHORT PLAT NO. PL-07-0084 RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200712050064, ALL 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 WEST LINE OF LOT 12, WILUDA MOUNTAIN VIEW ESTATES, AS SHOWN
BEARING = NORTH 1°30'58" EAST
- THIS SURVEY WAS PERFORMED AT THE REQUEST OF KENNETH AND DEBORAH SANTUCCI FAMILY TRUST DATED APRIL 17, 2006, FOR THE DELINEATION AND STAKING OF THE SOUTH LINE OF THE DESCRIBED PROPERTY, AS SHOWN.
- EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP, THIS SURVEY DOES NOT SUPPORT TO RECTIFY 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) AS PER WAC 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 DEDDED LINES OF RECORD. NO RESOLUTION OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.

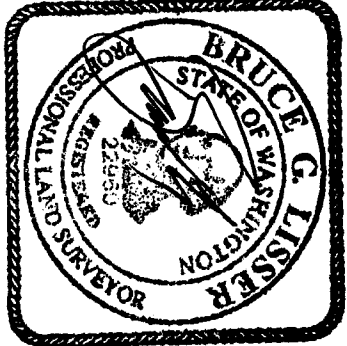


SECTION 26, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.
VICINITY MAP
N.T.S.

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 KENNETH AND DEBORAH SANTUCCI FAMILY TRUST DATED APRIL 17, 2006, IN JULY 2017.

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22960 DATE July 11, 2017

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



Skagit County Auditor
2017 07 12 0024
\$162.00
7/12/2017 Page 1 of 2 2:10:13AM

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 12th DAY OF July, 2017 AT 13 MINUTES PAST 10 O'CLOCK A.M. IN VOLUME 15 OF SURVEYORS MAPS RECORDED UNDER AUDITOR'S FILE NO. 201602120034 RECORDS OF SKAGIT COUNTY, WASHINGTON.

James Longenecker
SKAGIT COUNTY AUDITOR

James Longenecker
DEPUTY

SURVEY IN A PORTION OF THE SW 1/4 OF THE NW 1/4 OF SECTION 26, T. 34 N., R. 4 E., W.M. SKAGIT COUNTY, WASHINGTON FOR: KENNETH & DEBORAH SANTUCCI			
FB: 340	Pg: 72	LISSER & ASSOCIATES, PLLC	SCALE: 1" = 60'
MERIDIAN: ASSUMED		SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 (360) 419-7442	
		DWG: 17-064 ROS	

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\$162.00
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13

S88°25'17"E
636.60'

WILIDA MOUNTAIN VIEW ESTATES

A.F. NO. 9112090033

12

MOUNTAIN VIEW ROAD

N1°30'58"E

186.33'

143.47'

S88°29'02"E
10.00'

END 1/2" RBR/CAP
SKAG. SURV.

40'

69.01'

60.20'

70.25'

124.12'

S88°21'00"E 627.60' (PLAT=627.61')

149.77'

154.25'

FENCE 3.1' +/- W OF LINE

END 5/8" RBR/CAP
"LEGRO"

N1°20'32"E 330.57'
268.66'

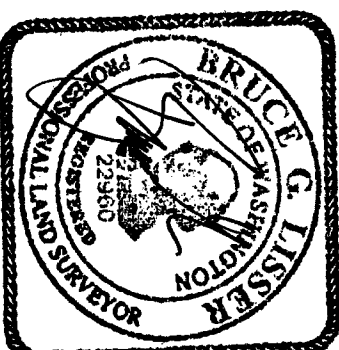
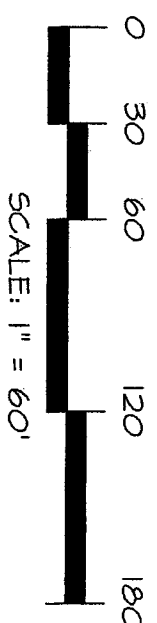
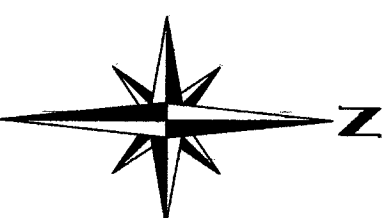
S88°25'17"E
10.50'

END 2" IRON PIPE
0.7' E OF E. LINE LOT 11

END 2" IRON PIPE W/ 1/2"
RBR INSIDE "SKAG. SURV."
0.9' S & 3.7' W OF CALC'D POSITION
(NOT ACCEPTED)

SP PLOT-0084
A.F. NO. 200712050064

LOT 3



SHEET 2 OF 2

DATE: 7/11/17

SURVEY IN A PORTION OF THE
SW 1/4 OF THE NW 1/4 OF
SECTION 26, T. 34 N., R. 4 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: KENNETH & DEBORAH SANTUCCI

FB: 348	PG: 72	LISSENER & ASSOCIATES, PLLC	SCALE: 1" = 60'
MERIDIAN: ASSUMED	SURVEYING & LAND-USE CONSULTATION	360-414-1442	DWG: IT-064 ROS
MOUNT VERSION: N/A 48273			