

SKAGIT DIGITAL IMAGING

BOUNDARY LINE ADJUSTMENT

A PORTION OF THE SW 1/4 AND THE SE 1/4 OF SECTION 20, TOWNSHIP 34 N, RANGE 4 E, WM.

AUDITORS CERTIFICATE  
FILED FOR RECORD AT THE REQUEST OF SOUND DEVELOPMENT GROUP, LLC

OWNERS DECLARATION:  
KNOW ALL PEOPLE BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS OF THE LAND HEREIN DESCRIBED DO HEREBY MAKE A BOUNDARY LINE ADJUSTMENT IN ACCORDANCE WITH THE PROVISIONS OF THE BOUNDARY LINE ADJUSTMENT ACT AND THE RULES AND REGULATIONS OF THE STATE OF WASHINGTON TO BE THE GRAPHIC REPRESENTATION OF THE SAME AND THAT SAID ADJUSTMENT IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE OWNERS.

THE UNDERSIGNED FURTHER ACKNOWLEDGE THAT THE APPROVAL AND RECORDING OF THIS DOCUMENT DOES NOT ESTABLISH NEW TITLE LINES. FURTHER, WE HAVE ALSO BEEN NOTIFIED TO EXCISE AND RECORDED DEEDS WITH THE COUNTY AUDITOR TO CORRECT ALL TITLE INTEREST CONSISTENT WITH THIS BOUNDARY LINE ADJUSTMENT.

IN WITNESS WHEREOF WE SET OUR HANDS AND SEALS.

EAST DIVISION CORPORATION/MARK TOURNE

ACKNOWLEDGMENT

STATE OF WASHINGTON )  
COUNTY OF SNOHOMISH )  
I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT Mark Tourne IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT AND ACKNOWLEDGED IT TO BE HIS FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.  
DATED: March 14, 2018.

NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
Pat C. Sullivan  
NOTARY NAME TO BE PRINTED  
RESIDING AT: Mount Vernon  
MY APPOINTMENT EXPIRES 1-13-19

QUIT CLAIM DEEDS FOR BOUNDARY LINE ADJUSTMENT  
RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE  
NUMBERS:

201803140057

SITE INFORMATION

PROPERTY OWNER: EAST DIVISION CORPORATION  
125 N. 18TH ST., SUITE C  
MOUNT VERNON, WA 98273  
PARCEL NUMBER: 126702, P20698, P23962  
SITE ADDRESS: 1310 EAST DIVISION STREET  
SITE AREA: 50.659 (1.16 ACRES)

CITY PUBLIC WORKS DIRECTOR:

THIS BOUNDARY LINE ADJUSTMENT HAS BEEN REVIEWED AND IS HEREBY  
APPROVED FOR THE CITY OF MOUNT VERNON, WASHINGTON

FOR THE CITY DIRECTOR

SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THIS MAP OF SKAGIT DIGITAL IMAGING IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 20, TOWNSHIP 34 NORTH, RANGE 4 EAST, WM, AND THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY AND THAT I HAVE COMPLIED WITH THE PROVISIONS OF THE STATUTES AND REGULATIONS OF THE CITY OF MOUNT VERNON, THE SURVEY RECORDING ACT AND WAC 332-120.

Mylin P. S. S. Sullivan 3-12-2018  
INTESTANT'S PLS 52089 DATE

LEGAL DESCRIPTION (BEFORE BLA)

PARCEL A:

THE NORTH 264 FEET OF THE EAST 165 FEET OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., EXCEPT ROAD RIGHT OF WAY

SITUATED IN SKAGIT COUNTY, WASHINGTON.

PARCEL B:

THE NORTH 234.00 FEET OF TRACT A, GREENSTREET ADDITION TO MOUNT VERNON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 6, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

PARCEL C:

THAT PORTION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, THENCE SOUTH 89°35'00" WEST ALONG THE NORTH LINE OF SAID SUBDIVISION, A DISTANCE OF 165.02 FEET, THENCE SOUTH 1°22'42" EAST ALONG A LINE WHICH IS PARALLEL TO AND 165.00 FEET WEST OF AND WESTWARD AT RIGHT ANGLES TO THE EAST LINE OF SAID SUBDIVISION, A DISTANCE OF 30.00 FEET TO A POINT ON THE SOUTH LINE OF DIVISION STREET, WHICH POINT IS THE NORTHWEST CORNER OF THAT TRACT CONVEYED TO EAST DIVISION CORPORATION, A CORPORATION BY DEED DATED APRIL 1, 1967, AND RECORDED MAY 24, 1967 UNDER AUDITOR'S FILE NO. 699576 AND WHICH POINT IS THE TRUE POINT OF BEGINNING OF THIS PROPERTY DESCRIPTION; THENCE SOUTH 1°22'42" EAST ALONG THE WEST LINE OF SAID EAST DIVISION CORPORATION TRACT, A DISTANCE OF 234.03 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE SOUTH 89°35'00" WEST, A DISTANCE OF 27.71 FEET TO A POINT ON THE EAST LINE OF THIRTEENTH STREET; THENCE NORTH 0°51'27" WEST ALONG SAID EAST LINE OF THIRTEENTH STREET, A DISTANCE OF 234.00 FEET TO A POINT ON THE SOUTH LINE OF DIVISION STREET; THENCE NORTH 89°35'00" EAST ALONG THE SOUTH LINE OF DIVISION STREET, A DISTANCE OF 23.57 FEET TO THE TRUE POINT OF BEGINNING OF THIS PROPERTY DESCRIPTION.

EXCEPT THAT PORTION CONVEYED TO THE CITY OF MOUNT VERNON UNDER AUDITOR'S FILE NO. 200710230021 BEING A RE-RECORDING OF 200706120001, RECORDS OF SKAGIT COUNTY, WASHINGTON.

LEGAL DESCRIPTION (AFTER BLA)

PARCEL A:

THE NORTH 264 FEET OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LYING EAST OF SOUTH 13TH STREET.

EXCEPT THAT PORTION CONVEYED TO THE CITY OF MOUNT VERNON UNDER AUDITOR'S FILE NO. 200710230021 BEING A RE-RECORDING OF 200706120001, RECORDS OF SKAGIT COUNTY, WASHINGTON.

AND EXCEPT THE SOUTH 72.00 FEET THERE OF:

AND ALSO EXCEPT ROAD RIGHTS OF WAY.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

PARCEL B:

THE NORTH 234.00 FEET OF TRACT A, GREENSTREET ADDITION TO MOUNT VERNON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 6, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THE SOUTH 72.00 FEET THERE OF, AS MEASURED FROM THE ADJACENT NORTH LINE OF BINDING SITE PLAN RECORDED UNDER AUDITOR FILE NUMBER 200801820060.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

PARCEL C:

A PORTION OF THE SOUTH HALF OF SECTION 20, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.; BEING THE SOUTH 72.00 FEET OF THE FOLLOWING 2 DESCRIBED PARCELS:

PARCEL 1: THE NORTH 234.00 FEET OF TRACT A, GREENSTREET ADDITION TO MOUNT VERNON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 6, RECORDS OF SKAGIT COUNTY, WASHINGTON.

PARCEL 2: THE NORTH 264 FEET OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LYING EAST OF SOUTH 13TH STREET. EXCEPT THAT PORTION CONVEYED TO THE CITY OF MOUNT VERNON UNDER AUDITOR'S FILE NO. 200710230021 BEING A RE-RECORDING OF 200706120001, RECORDS OF SKAGIT COUNTY, WASHINGTON.

AND ALSO EXCEPT ROAD RIGHTS OF WAY.

AND ALSO EXCEPT ANY PORTION LYING WITHIN BINDING SITE PLAN RECORDED UNDER AUDITOR FILE NUMBER 200801820060.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

James Sullivan  
SKAGIT COUNTY AUDITOR  
DENNY



201803140056  
Skagit County Auditor  
3/14/2018 Page 1 of 2 2:57PM  
\$163.00

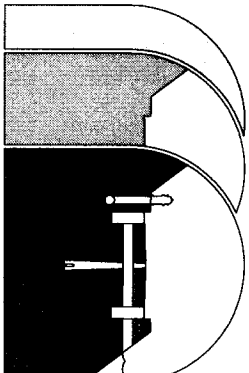
PL: 18-013

SKAGIT DIGITAL IMAGING  
BOUNDARY LINE ADJUSTMENT

IN A PORTION OF THE NW 1/4 OF THE SE 1/4 AND THE NE 1/4 OF THE SW 1/4 OF SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., COUNTY OF SKAGIT, STATE OF WASHINGTON  
OWNERS

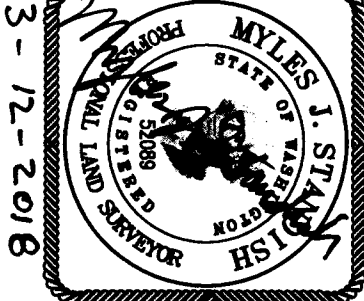
SKAGIT RADIOLOGY/EAST DIVISION CORP

DATE: 12/20/17 BY: M.WARE SCALE: AS NOTED  
PROJECT NO. 17090 PAGE 1 OF 2



Sound Development Group  
ENGINEERING, SURVEYING & LAND DEVELOPMENT SERVICES

P.O. Box 1705 • 1111 Cleveland Avenue, Suite 202  
Mount Vernon, WA 98273  
Tel: 360-404-2010 Fax: 360-404-2013



3-12-2018

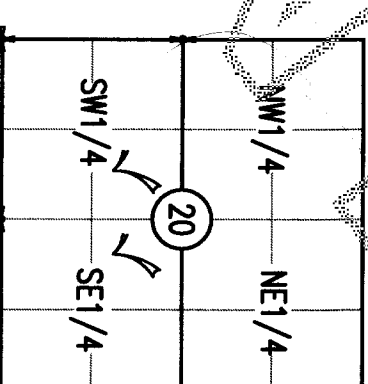
# SKAGIT DIGITAL IMAGING

## BOUNDARY LINE ADJUSTMENT

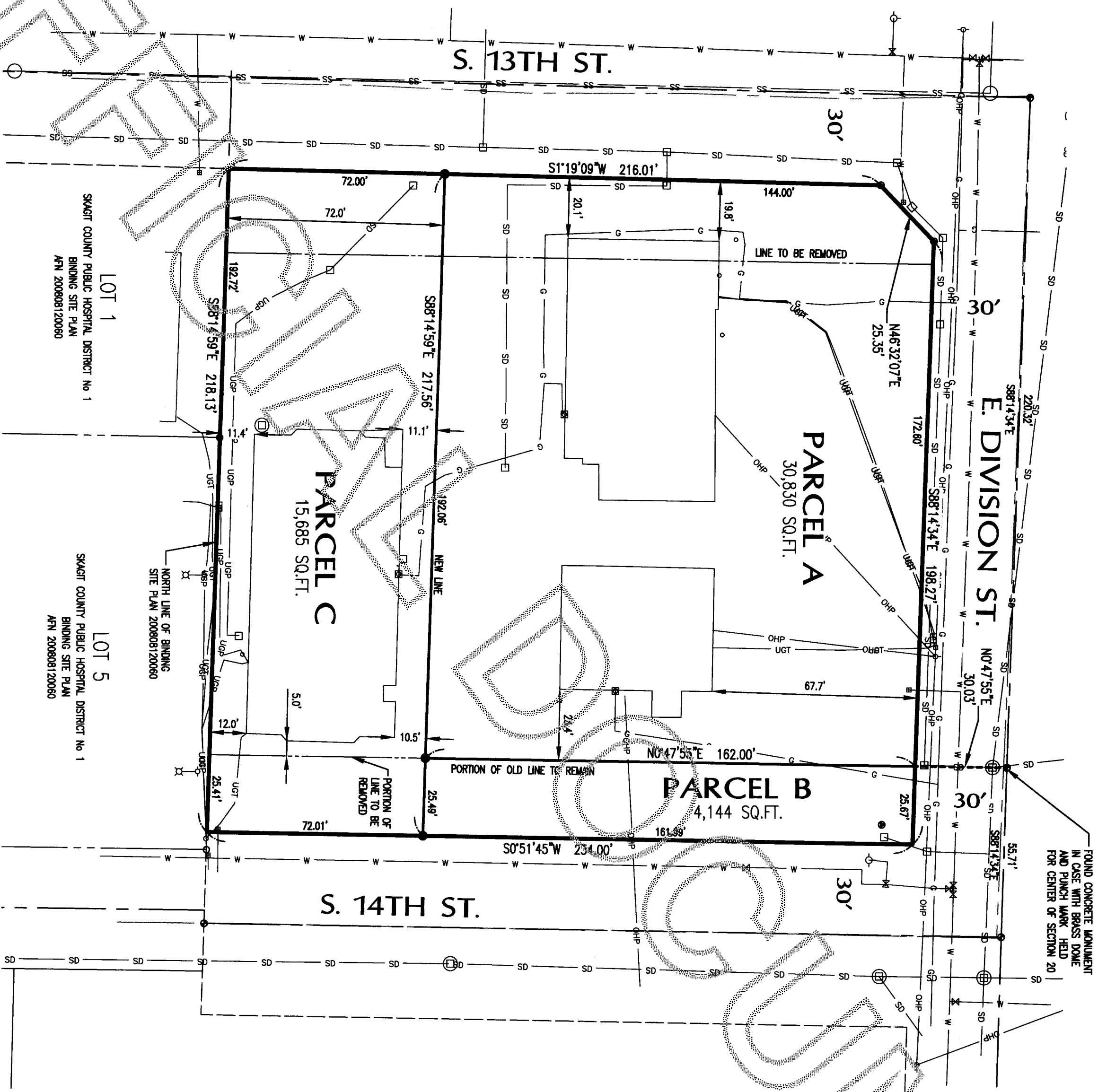
A PORTION OF THE SW 1/4 AND THE SE 1/4 OF SECTION 20, TOWNSHIP 34 N, RANGE 4 E, W.M.

201803140056  
Skagit County Auditor  
3/14/2018 Page 2 of 2 2:25PM

INDEX MAP



SECTION 20, TWP. 35 N., RGE. 4 E., W.M.



### BASIS OF BEARING

THE MONUMENTED DIVISION STREET BETWEEN 13TH AND 14TH STREET BEARS SOUTH 88° 13' 34" EAST.

### INSTRUMENT NOTE

THIS SURVEY WAS ACCOMPLISHED BY FIELD TRAVERSE WITH A TRIMBLE S6" AND A TRIMBLE 5800 DUAL FREQUENCY GPS RECEIVER. STANDARD ERROR DISTANCE +/- 20M (+1 PPM), AND MEETS OR EXCEEDS STANDARDS AS SET FORTH IN W.A.C. CH. 332-130.

### LEGEND

---	EXISTING RIGHT OF WAY LINE
---	ASBUILT ROAD CENTERLINE
---	EXISTING ROAD CENTERLINE
---	EXISTING PROPERTY LINE
---	EXISTING PROPERTY CORNER
---	EXISTING STORM DRAIN
---	EXISTING TYPE 2 CB
---	EXISTING TYPE 1 CB
---	EXISTING SANITARY SEWER
---	EXISTING SANITARY MANHOLE
---	EXISTING WATERLINE
---	EXISTING WATER VALVE
---	EXISTING FIRE HYDRANT
---	EXISTING GAS LINE
---	EXISTING POWERLINE
---	EXISTING FENCELINE
---	EXISTING EDGE OF ASPHALT
---	EXISTING CURB & GUTTER
---	EXISTING CONCRETE
---	EXISTING ASPHALT
---	EXISTING GRAVEL
---	EXISTING CONTOUR
---	SET PROPERTY CORNER

PL 18-013

## SKAGIT DIGITAL IMAGING BOUNDARY LINE ADJUSTMENT

IN A PORTION OF THE NW 1/4 OF THE SE 1/4 AND THE NE 1/4 OF THE SW 1/4 OF SECTION 9, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., COUNTY OF SKAGIT, STATE OF WASHINGTON

OWNER

EAST DIVISION CORP

DATE: 12.20.17 BY: M.WARE SCALE: AS NOTED  
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