

201803200048  
 Skagit County Auditor  
 3/20/2018 Page 1 of 2 2:52PM \$183.00

**SURVEY DESCRIPTION**

PARCEL "A"  
 THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, DESCRIBED AS FOLLOWS:  
 BEGINNING AT THE NORTHEAST CORNER OF SAID SUBDIVISION; THENCE SOUTH 0°02'40" EAST ALONG THE EAST LINE OF SAID SUBDIVISION A DISTANCE OF 713.97 FEET TO THE TRUE POINT OF BEGINNING;  
 THENCE WEST TO THE SOUTHEAST CORNER OF THAT CERTAIN TRACT CONVEYED TO JIM CARRIE AND ASSOCIATES, INC., BY DEED RECORDED MAY 12, 1971 UNDER AUDITOR'S FILE NO. 752496;  
 THENCE NORTH ALONG THE EAST LINE OF SAID CARRIE TRACT TO THE SOUTH LINE OF MELODY LANE;  
 THENCE EAST ALONG THE SOUTH LINE OF MELODY LANE TO THE EAST LINE OF SAID SUBDIVISION;  
 THENCE SOUTH TO THE POINT OF BEGINNING.

EXCEPT THAT PORTION THEREOF CONVEYED TO SKAGIT COUNTY FOR ROAD BY DEED RECORDED MAY 11, 1971 UNDER AUDITOR'S FILE NO. 752432.  
 PARCEL "B"

THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, M.M., DESCRIBED AS FOLLOWS:  
 BEGINNING AT A POINT ON THE EAST LINE OF SAID SUBDIVISION WHICH IS SOUTH 0°02'40" EAST 30.02 FEET FROM THE NORTHEAST CORNER OF SAID SUBDIVISION;  
 THENCE SOUTH 0°02'40" EAST 465 FEET TO THE TRUE POINT OF BEGINNING;  
 THENCE NORTH 87°58' WEST 350 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN TRACT CONVEYED TO GERALD I. HARMAN BY DEED RECORDED MARCH 1, 1948 UNDER AUDITOR'S FILE NO. 414987, SAID POINT BEING ALSO THE NORTHEAST CORNER OF THAT CERTAIN TRACT OF LAND CONVEYED TO ANITA P. BUCKNER BY DEED RECORDED JUNE 1, 1971 UNDER AUDITOR'S FILE NO. 753438; RECORDS OF SKAGIT COUNTY, WASHINGTON;  
 THENCE SOUTH ALONG THE EAST LINE OF THE SAID BUCKNER TRACT TO THE NORTH LINE OF MELODY LANE;  
 THENCE SOUTH ALONG THE EAST LINE OF THE SAID BUCKNER TRACT TO THE NORTH LINE OF MELODY LANE;  
 THENCE EAST ALONG THE NORTH LINE OF MELODY LANE TO THE EAST LINE OF SAID SUBDIVISION;  
 THENCE NORTH ALONG THE EAST LINE OF SAID SUBDIVISION TO THE TRUE POINT OF BEGINNING;

EXCEPT THAT PORTION THEREOF CONVEYED TO SKAGIT COUNTY BY DEED RECORDED MAY 11, 1971 UNDER AUDITOR'S FILE NO. 752432.

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 COUNTY OF SKAGIT, STATE OF WASHINGTON

**SURVEYOR'S CERTIFICATE**

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY REGULATIONS ACT, AT THE REQUEST OF GEOFF DEVRIES, A MARRIED MAN AS HIS SEPARATE ESTATE IN MARCH 2018.

BRUCE G. LISSEY, P.L.S., CERTIFICATE NO. 22960  
 LISSEY & ASSOCIATES, PLLC  
 320 MILWAUKEE ST/PO BOX 1104  
 MOUNT VERNON WA 98273  
 PHONE (360) 419-7442  
 FAX (360) 419-0581  
 E-MAIL BRUCE@LISSEY.COM

DATE March 20, 2018

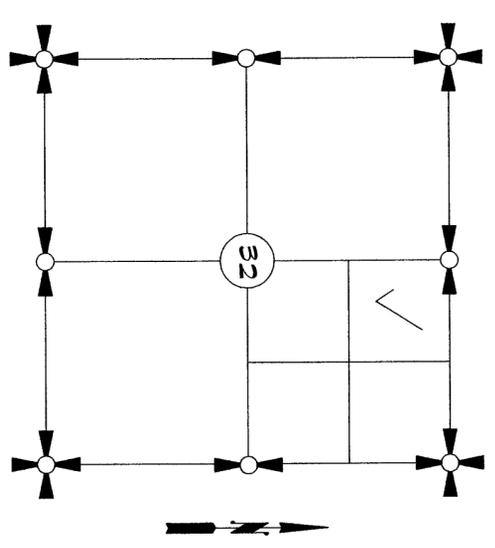
**NOTES**

- INDICATES REBAR OR NAIL IN CONCRETE SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSEY 22960.
  - INDICATES EXISTING REBAR OR IRON PIPE FOUND AS NOTED
  - INDICATES FOUND MONUMENT AS NOTED
- DESCRIPTION FOR THIS SURVEY IS BASED UPON STATUTORY WARRANTY DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 201702010024.
- FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE SKAGIT COUNTY SHORT PLAT NO. 38-88 RECORDED UNDER AUDITOR'S FILE NO. 901001074, RECORD OF SURVEY MAPS RECORDED UNDER AUDITOR'S FILE NUMBERS 851017050 AND 201305090062. ALL IN RECORDS OF SKAGIT COUNTY AUDITOR AND UNRECORDED PLAT OF HILLSIDE TERRACE.
- INSTRUMENTATION: LEICA TOTAL03 THEODOLITE DISTANCE METER
- SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
- MERIDIAN: ASSUMED
- BASIS OF BEARING: MONUMENTED NORTH LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4, SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, M.M.  
 BEARING = SOUTH 87°58'00" EAST
- THIS SURVEY WAS PERFORMED AT THE REQUEST OF GEOFF DEVRIES, A MARRIED MAN AS HIS SEPARATE ESTATE, 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 (FENCES, DRIVEWAYS) 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.

**AUDITORS CERTIFICATE**

FILED FOR RECORD AT THE REQUEST OF LISSEY & ASSOCIATES, PLLC. FILED FOR RECORD THIS 20 DAY OF MARCH 2018 AT 2:52 PM. IN VOLUME 201803200048 OF SURVEY MAPS RECORDED UNDER AUDITOR'S FILE NO. 201803200048 RECORDS OF SKAGIT COUNTY, WASHINGTON.

*James Stewart*  
 SKAGIT COUNTY AUDITOR  
 DEPT. \_\_\_\_\_



SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, M.M.  
 VICINITY MAP  
 M.T.S.

SHEET 1 OF 2  
 DATE: 3/20/18

SURVEY IN A PORTION OF THE  
 NW 1/4 OF THE NE 1/4 OF  
 SECTION 32, T. 34 N., R. 4 E., M.M.,  
 SKAGIT COUNTY, WASHINGTON  
 FOR: GEOFF DEVRIES

FB: 414 Pg: 23 LISSEY & ASSOCIATES, PLLC SCALE:  
 SURVEYING & LAND-USE CONSULTATION 360-419-7442 DMG: B-00T ROS  
 MOUNT VERNON, WA 98273



NORTH 1/4 CORNER  
MOUNT IN CASE  
(MARCH 2018)



ANDERSON ROAD

587°58'00"E 2611.66'

1305.83'



SECTION CORNER  
FROM PREVIOUS SURVEYS  
SEE NOTE 3

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\$189.00

PARK AVENUE  
20' 20'  
30  
31  
UNRECORDED PLAT  
OF  
HILLSIDE TERRACE  
32

VIEW AVENUE

MELBODY LANE



COUNTY ROAD  
RIGHT OF WAY  
AF. NO. 752452

470.01'  
N67°58'00"W 650.03'

350.00'

20'

20'

40.03'

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