

SURVEY DESCRIPTION

PARCEL "A" (AUDITOR'S FILE NO. B01956) NORTH LINE
THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF
SECTION 6, TOWNSHIP 33 NORTH, RANGE 5 EAST, 144TH EAS.

PARCEL "B" (AUDITOR'S FILE NO. B01956) NORTH AND SOUTH LINE
THE NORTH 1/2 OF THE NORTH 1/2 OF GOVERNMENT LOT 4, SECTION 6,
TOWNSHIP 33 NORTH, RANGE 5 EAST, 144TH EAS. OF COUNTY ROAD
CONVERTED TO SKAGIT COUNTY BY DEED RECORDED MARCH 31, 1944, UNDER
AUDITOR'S FILE NO. 101634.

EXCEPT THE FOLLOWING DESCRIBED TRACT:

BEGINNING AT A POINT ON THE EASTERLY LINE OF THE COUNTY ROAD
WHICH POINT IS 60 FEET SOUTH OF, MEASURED AT RIGHT ANGLES TO THE
NORTH LINE OF SAID GOVERNMENT LOT 4;
THENCE SOUTHEASTERLY ALONG THE EAST LINE OF SAID ROAD A DISTANCE
OF 140 FEET;
THENCE PARALLEL TO THE NORTH LINE OF SAID GOVERNMENT LOT 4,
A DISTANCE OF 300 FEET;
THENCE NORTHWESTERLY PARALLEL TO THE EAST LINE OF THE COUNTY ROAD
A DISTANCE OF 140 FEET, MORE OR LESS, TO A POINT 60 FEET SOUTH
OF, MEASURED AT RIGHT ANGLES, TO THE NORTH LINE OF SAID
GOVERNMENT LOT 4;
THENCE WEST 300 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

PARCEL "C" (AUDITOR'S FILE NO. B01956) INTERIOR CORNERS NOT
SURVEYED)
THAT PART OF THE NORTH 1/2 OF THE NORTH 1/2 OF GOVERNMENT LOT 4,
SECTION 6, TOWNSHIP 33 NORTH, RANGE 5 EAST, 144TH EAS. DESCRIBED AS
FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY LINE OF THE COUNTY ROAD
WHICH POINT IS 60 FEET SOUTH OF, MEASURED AT RIGHT ANGLES TO THE
NORTH LINE OF SAID GOVERNMENT LOT 4;
THENCE SOUTHEASTERLY ALONG THE EAST LINE OF SAID ROAD A DISTANCE
OF 140 FEET;
THENCE EAST PARALLEL TO THE NORTH LINE OF SAID GOVERNMENT LOT 4,
A DISTANCE OF 300 FEET;
THENCE NORTHWESTERLY PARALLEL TO THE EAST LINE OF THE COUNTY ROAD
A DISTANCE OF 140 FEET, MORE OR LESS, TO A POINT 60 FEET SOUTH
OF, MEASURED AT RIGHT ANGLES, TO THE NORTH LINE OF SAID
GOVERNMENT LOT 4;
THENCE WEST 300 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

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.

NOTES

- INDICATES REBAR SET AND CAPPED WITH YELLOW CAP
INSCRIBED LUGGER 22960
○ INDICATES 2" X 2" LINE HUB SET
○ INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED
○ INDICATES EXISTING MONUMENT FOUND AS NOTED

2. DESCRIPTION FOR THIS SURVEY IS BASED UPON REAL ESTATE
CONTRACT RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER
B01956.

3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE PLAT
OF BIG LAKE RIDGE RECORDED UNDER AUDITOR'S FILE NO. 941028002,
SHORT PLAT BOOK 91 RECORDED UNDER AUDITOR'S FILE NO. 940130034
AND SHORT PLAT NO. 96-0005 RECORDED UNDER
AUDITOR'S FILE NO. 940190017 AND RECORD OF SURVEY MAPS RECORDED
UNDER AUDITOR'S FILE NUMBERS B01950, B01210020, 2003040303B AND
20106220008, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.

4. INSTRUMENTATION: LEICA 1103 TORA PLUS THEODOLITE DISTANCE
METER

5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE

6. MERIDIAN: ASSUMED

7. BASIS OF BEARING: MONUMENTED EAST LINE OF THE PLAT OF BIG
LAKE RIDGE PER RECORD OF SURVEY FILED UNDER AUDITOR'S FILE NO.
2003040303B
BEARING = NORTH 11°36'55" WEST

8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF RUTH KAREN HEFT,
FOR THE DELINEATION AND STAKING OF THE DESCRIBED PROPERTY, AS
SHOWN.

9. EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP,
THIS SURVEY DOES NOT PURPORT TO REFLECT ALL OF THE FOLLOWING
RIGHTS AND INTERESTS: EASEMENTS, COVENANTS, LIENS, RESTRICTIONS,
BUILDING SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION
RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS.

10. ALL DISTANCES SHOWN HEREON ARE IN FEET.

11. THIS SURVEY FOUND OCCUPATIONAL INDICATORS (FENCE LINES) AS
PER 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.

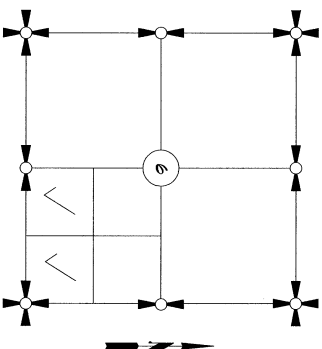
AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS DAY OF NOVEMBER, 2016, AT
MINUTES PAST 12 O'CLOCK A.M. BY J. L. JONES, CLERK OF
NO. 201805080042 UNDER AUDITOR'S FILE
RECORDS OF SKAGIT COUNTY, WASHINGTON.

201805080042

06/06/2016 02:23 PM Page: 1 of 2 Fee: \$153.00
Skagit County Auditor

James L. Jones
Skagit County Auditor



SECTION 6, TOWNSHIP 33 NORTH, RANGE 5 EAST, 144TH EAS.

VICINITY MAP

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 RUTH KAREN HEFT, IN APRIL 2016.

BRUCE E. LUGGER, P.L.S., CERTIFICATE NO. 22460 DATE MAY 2, 2016
LUGGER & ASSOCIATES, PLLC
15000 1ST AVENUE, SUITE 1104
MOUNT VERNON, WA 98273
PHONE (360) 419-1412
FAX (360) 419-0581
E-MAIL: BRUCE@LUGGER.COM



SHEET 1 OF 2

DATE: 5/07/16

SURVEY IN A PORTION OF THE
SECTION 1/2 OF THE SE 1/4 OF
SECTION 6, T 33 N, R 5 E, 144TH EAS.,
SKAGIT COUNTY, WASHINGTON
FOR RUTH HEFT

BY:	PLS:	LUGGER & ASSOCIATES, PLLC	SCALE:
BRUCE E. LUGGER	BRUCE E. LUGGER	15000 1 ST AVENUE, SUITE 1104 MOUNT VERNON, WA 98273 (360) 419-1412	DWG. 16-016 R05



FOR: RUTH HERT

SURVEYING & LAND-USE CONSULTATION
 MOUNT VERNON, WA 98273 360-419-7442
 DWS: 18-016 R05

05/06/2016 02:29 PM Pages: 2 of 2 Fees: \$163.00
Skagit County Auditor

05/06/2016 02:29 PM Pages: 2 of 2 Fees: \$163.00
Skagit County Auditor