

LEGAL DESCRIPTION

LEGAL DESCRIPTION CONTAINED WITHIN DEED RECORDED UNDER AUDITOR'S FILE NO. 201803150111, THAT PORTION OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER WITH THE EAST LINE OF OLD PACIFIC HIGHWAY ALONG THE WEST LINE OF SAID SUBDIVISION, THENCE SOUTH 102 FEET TO THE TRUE POINT OF BEGINNING, THENCE SOUTH 128 FEET, THENCE NORTH 128 FEET, THENCE WEST 164 FEET TO THE POINT OF BEGINNING, SITUATE IN SKAGIT COUNTY, STATE OF WASHINGTON.

SITE DATA

ASSESSOR'S PARCEL NO.: P29571
SITE AREA: 20.9924 SQ. FT. - 0.54 ACRES
SITE ADDRESS: 3818 OLD HIGHWAY 99 SOUTH ROAD MOUNT VERNON, WASHINGTON 98273

SURVEY REFERENCES

SKAGIT COUNTY ASSESSOR'S MAP OF SEC. 32, TWP. 34 N., RGE. 4 E., W.M.
BINING SITE PLAN PER A.F.N. 9811250022.
RECORD OF SURVEY PER A.F.N. 9811250043.
TITLE REPORT BY CHICAGO TITLE CO. OF WASHINGTON POLICY NO. 620034035, DATED MARCH 15, 2018.

SPECIAL EXCEPTIONS NOTES:

1. EASEMENTS, TERMS AND CONDITIONS FOR SANITARY SEWER MAIN FOR THE BENEFIT OF THE CITY OF MOUNT VERNON AS PER A.F.N. 2000210171, EASEMENT HAS BEEN PLOTTED HEREON.
2. TITLE NOTIFICATION OF SPECIAL FLOOD HAZARD AREA INCLUDING TERMS, COVENANTS AND PROVISIONS THEREOF AS NOTED IN DOCUMENT RECORDED UNDER A.F.N. 2002020063.
3. A FINANCIAL MATTER CONCERNING PROPERTY TAXES FOR PARCELS P29571 / 360432-3-009-0003, A NON SURVEY MATTER.

GENERAL NOTES:

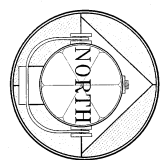
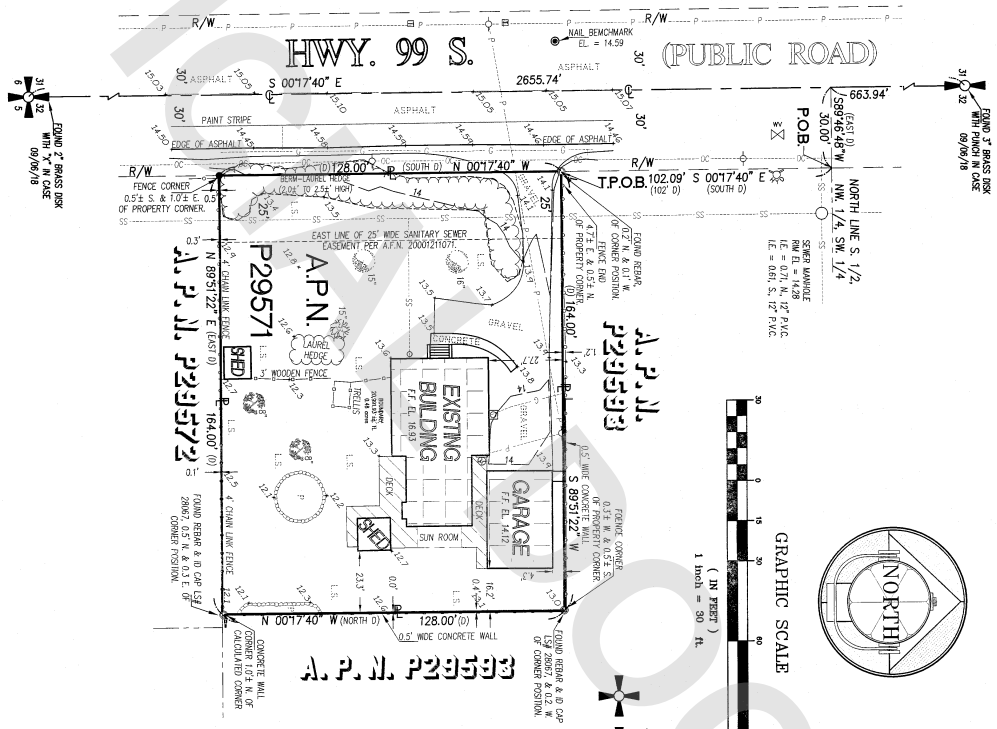
THE PURPOSE OF THIS SURVEY IS TO MAKE A TOPOGRAPHIC SURVEY AND MONUMENT THE BOUNDARY LINES OF SKAGIT COUNTY, WASHINGTON, AND TO MONUMENT THE BOUNDARY LINES OF THE SUBJECT PARCELS. THE SURVEY WAS PERFORMED WITH THE BENEFIT OF A CURRENT TITLE REPORT. IT IS KNOWN THAT EASEMENTS OR OTHER RIGHTS MAY EXIST IN THE SUBJECT PROPERTY, BUT THEY ARE THE ONLY EASEMENTS AND SERVITUDES THAT THIS SURVEYOR IS AWARE OF.

THE BOUNDARY LINES AND CORNERS DERIVED ON THIS SURVEY REPRESENT POSITIONS DETERMINED FROM LEGAL DESCRIPTIONS, AND ARE NOT GUARANTEED FOR THE OWNERSHIP LINES DETERMINED BY A COURT OF LAW, THE OCCUPATION AND/OR POSSESSION OF LAND (I.E. FENCING, BUILDINGS, DRIVEWAYS, WALLS, MAINTAINED AREAS, ETC.) UPON OR ACROSS THE SUBJECT PARCELS DEED BOUNDARY MAY BE EVIDENCE OF THE RIGHTS OF OTHERS.

RECORDERS CERTIFICATE

201809170023
FILED FOR RECORD THIS 17th DAY OF September, 2018, AT 3:50 PM IN BOOK _____ OF _____ AT PAGE _____ AT THE REQUEST OF SKY HIGH 2017, LLC
SKY HIGH 2017, LLC
WIT: _____
SPL. OR RECORDS

**A RECORD OF SURVEY OF
3818 OLD HIGHWAY 99 SOUTH ROAD
LYING WITHIN THE NW 1/4 OF THE SW 1/4
OF SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.,
CITY OF MOUNT VERNON, SKAGIT COUNTY, STATE OF WASHINGTON**



LEGEND

- | | |
|-----------------------------|---------------------------------|
| FOUND MONUMENT AS NOTED | UTILITY POLE |
| SET REBAR & CAP, L.S. 12399 | CONCRETE BLOCK RAISED PLANTER |
| FOUND CORNER AS NOTED | CHAIN LINK FENCE AS NOTED |
| RIGHT-OF-WAY | WOODEN FENCE AS NOTED |
| PROPERTY LINE | LAUREL HERB |
| CENTERLINE OF RIGHT OF WAY | OVERHEAD COMMUNICATIONS LINES |
| GAS METER | OVERHEAD ELECTRICAL POWER LINES |
| POWER METER | UNDERGROUND NATURAL GAS LINE |
| FIRE HYDRANT | SANITARY SEWER LINE |
| WATER VALVE | APPLE |
| SANITARY SEWER MANHOLE | CHERRY |
| SANITARY SEWER CLEAN-OUT | WILLOW |
| COMMUNICATION RISER | NOTE: |
| LAND SCAPING | ALL TREES MEASURED (DBH) |
| PLANTER | |
| BENCHMARK | |

NOTES:

THE RIGHT-OF-WAY AND PROPERTY LINES SHOWN HEREON HAVE BEEN DEVELOPED FROM AVAILABLE PUBLIC AND PRIVATE RECORDS WHICH MAY NOT REFLECT CURRENT OR ACTUAL CONDITIONS.
A DIGITAL COPY OF THIS MAP IS BEING PROVIDED ALONG WITH THE SIGNED PAPER COPY. THE SIGNED PAPER COPY IS THE ORIGINAL AND CONTROLS IN THE EVENT OF A DISCREPANCY BETWEEN THE DIGITAL AND PAPER VERSIONS. THE CONFORMANCE OF THE CLIENT, COPYRIGHTED PUGET SOUND SURVEYING INC., JULY 2018.
THE BURIED UTILITIES SHOWN HEREON REFLECT SURFACE EVIDENCE, SUPPLEMENTED WITH FOUND UTILITY LOCATION MARKINGS. THE UNDERGROUND UTILITY LOCATIONS SHOWN HEREON ARE TO BE CONSIDERED APPROXIMATE ONLY. EXCAVATION, OR OTHER ACTS OF DISCOVERY, MAY REVEAL DIFFERENCES FROM THE INFORMATION HEREON. INFORMATION IS REQUIRED FOR AREAS CRITICAL TO DESIGN, EXCAVATION MAY BE NECESSARY. CONTACT THE APPROPRIATE UTILITY COMPANY DETAILS PRIOR TO ANY CONSTRUCTION CALL THE UNDERGROUND UTILITIES LOCATION CENTER AT 811.

METHODS AND EQUIPMENT

SURVEY PERFORMED WITH A 5" ROBOTIC TOTAL STATION, USING TRAVERSE AND RADIAL SURVEY METHODS. THIS SURVEY MEETS OR EXCEEDS ALL CURRENT REQUIREMENTS CONTAINED IN WAC 352.150.090.

BASIS OF BEARINGS

ASSUMED NORTH 001°40' WEST FOR THE WEST LINE OF THE SW 1/4 OF SECTION 32, TWP. 34 N., R. 4 E., W.M. AS SHOWN HEREON.

ELEVATION DATUM

ELEVATION DATUM HAD 98 BENCH MARK USED, W.D.O.T. MONUMENT ID NO. 7915, ALUMINUM DISK, IN CASE DOWN 12 CM WITH A PUBLISHED ELEVATION OF 11.509, SITE 18.M. ELEV. OF 14.59.

BOUNDARY & TOPOGRAPHIC SURVEY

FOR
SKY HIGH 2017, LLC



PUGET SOUND SURVEYING
P.O. BOX 7470
TACOMA, WASHINGTON 98417
OFFICE 253-328-8686
RESIDENTIAL AND COMMERCIAL SURVEYING

DWN. BY	DATE	JOB NO.
KV	09/10/18	2018-102BT
CHKD. BY	SCALE	SHEET 1 OF 1
KWV	AS NOTED	