

201811260131

SURVEY DESCRIPTION

THAT PORTION OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 35 NORTH, RANGE 3 EAST, 10N, DESCRIBED AS FOLLOWS:
 BEGINNING AT THE INTERSECTION OF THE WEST LINE OF THE COUNTY ROAD (PLYER ROAD) AND THE SOUTH LINE OF SAID NORTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 (BEING 20 FEET WEST OF THE EAST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 36) BEING THE SOUTHEAST CORNER OF THAT CERTAIN PROPERTY COVERED BY SAID JAMES MCCABE AND VICTORIA PANKA FEAN MCCABE DEED RECORDED UNDER AUDITORS FILE NO. 201509040046, BEING RECORDED UNDER SKAGIT COUNTY AUDITORS FILE NO. 20170300131, THENCE NORTH 1°36'49" WEST ALONG SAID WEST LINE OF THE COUNTY ROAD (PLYER ROAD) FOR A DISTANCE OF 175.00 FEET TO THE NORTHEAST CORNER OF SAID MCCABE PARCEL AND BEING THE TRUE POINT OF BEGINNING;
 THENCE CONTINUE NORTH 01°36'49" WEST ALONG SAID WEST LINE OF THE COUNTY ROAD (PLYER ROAD) FOR A DISTANCE OF 175.03 FEET; THENCE NORTH 89°46'50" WEST FOR A DISTANCE OF 249.00 FEET; THENCE SOUTH 01°36'49" EAST FOR A DISTANCE OF 175.03 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF SAID MCCABE PARCEL, AT A POINT BEARING NORTH 89°46'50" WEST FROM THE TRUE POINT OF BEGINNING, THENCE SOUTH 89°46'50" EAST ALONG THE NORTH LINE OF SAID MCCABE PARCEL FOR A DISTANCE OF 249.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.
 SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.
 SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

SURVEYORS 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 CEP PROPERTIES, LLC, A LIMITED LIABILITY COMPANY, IN JULY 2018.

BRUCE L. LISSEY, P.L.S., CERTIFICATE NO. 22960
 1501 N. W. 10TH ST.
 MOUNT VERNON, WA 98273
 PHONE (360) 419-7442
 FAX (360) 419-0581
 E-MAIL BRUCE@LISSEY.COM

DATE July 27, 2018



NOTES

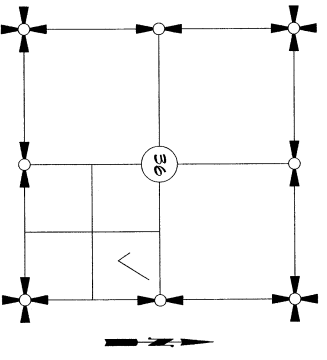
1. INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED USER 22960.
2. INDICATED EXISTING PIPE OR REBAR FOUND AS NOTED
3. DESCRIPTION FOR THIS SURVEY IS BASED UPON QUIT CLAIM DEED (BOUNDARY LINE ADJUSTMENT) RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 20180100040, EXHIBIT 'D'.
4. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE RECORD OF SURVEY MAP RECORDED UNDER AUDITORS FILE NO. 201509040046, IN RECORDS OF SKAGIT COUNTY AUDITOR.
5. INSTRUMENTATION, LEICA 1103 TCR4 PLUS THEODOLITE DISTANCE MEASURER
6. SURVEY PROCEDURE, STANDARD FIELD TRAVERSE
7. MERIDIAN, ASSUMED
8. BASIS OF BEARING, QUANTIFIED EAST LINE OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 35 NORTH, RANGE 3 EAST, 10N, BEARING = NORTH 1°36'49" WEST
9. THIS SURVEY WAS PERFORMED AT THE REQUEST OF CEP PROPERTIES, LLC, A LIMITED LIABILITY COMPANY, FOR THE DELINEATION AND STAKING OF THE DESCRIBED PROPERTY, AS SHOWN.
10. 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.
11. ALL DISTANCES SHOWN HEREON ARE IN FEET.
12. THIS SURVEY FOUND NO OCCUPATIONAL INDICATORS PER MAC CHAPTER 332-190.

AUDITORS CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LISSEY & ASSOCIATES, PLLC, FILED FOR RECORD THIS DAY OF NOV 2018 AT 1:00 PM IN VOLUME 2 OF SURVEYS ON PAGES 2 UNDER AUDITORS FILE NO. 201811260131.

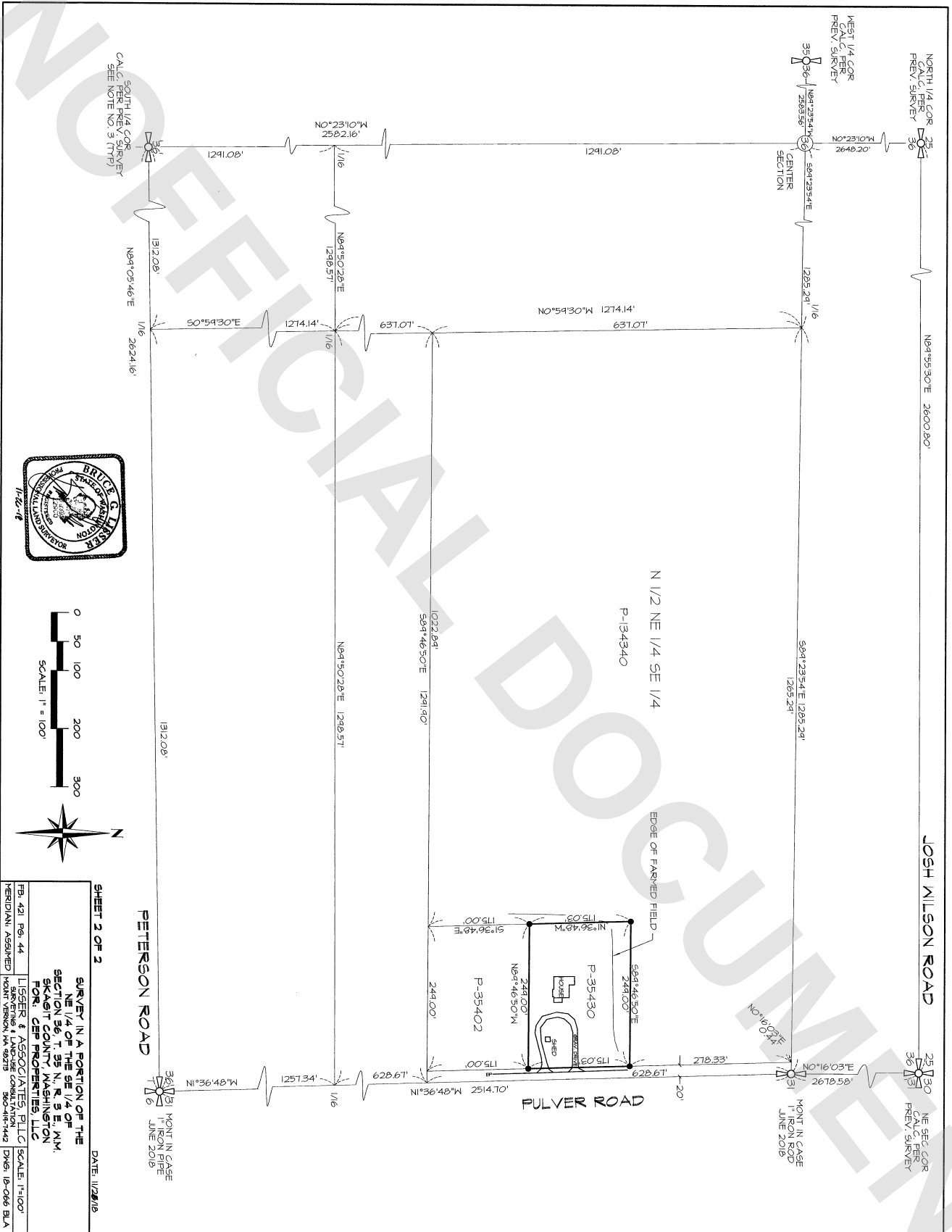
James Fean
 James Fean
 Auditor

Matthew S. ...
 Matthew S. ...
 Auditor

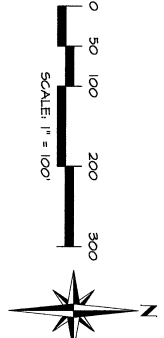
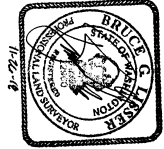


SECTION 36, TOWNSHIP 35 NORTH, RANGE 3 EAST, 10N.
 VICINITY MAP

SHEET 1 OF 2		DATE 11/26/18
SURVEY IN A PORTION OF THE NE 1/4 OF THE SE 1/4 OF SECTION 36, T. 35 N., R. 3 E., 10N, SKAGIT COUNTY, WASHINGTON FOR CEP PROPERTIES, LLC		
BY	FOR	SCALE
BRUCE L. LISSEY, P.L.S.	LISSEY & ASSOCIATES, PLLC	1"=40'
1501 N. W. 10TH ST.	1501 N. W. 10TH ST.	1"=40'
MOUNT VERNON, WA 98273	MOUNT VERNON, WA 98273	1"=40'
PHONE (360) 419-7442	PHONE (360) 419-7442	1"=40'
FAX (360) 419-0581	FAX (360) 419-0581	1"=40'
E-MAIL BRUCE@LISSEY.COM	E-MAIL BRUCE@LISSEY.COM	1"=40'



SOUTH 1/4 COR
CALC PER PREV SURVEY
SEE NOTE NO. 3 (TTP)



SHEET 2 OF 2
DATE: 11/28/18
SURVEY IN A PORTION OF THE
NE 1/4 OF THE SE 1/4 OF
SECTION 36, T. 35 N., R. 3 E., 11M,
SACAGIT COUNTY, WASHINGTON
FOR: CEF PROPERTIES, LLC

FB: 421 Pgs: 44
YERIDIAN: ASSUMED
MONT IN CASE
IRON PIPE
DATE: JUNE 2018
SCALE: 1"=100'
DWS: 18-086 BJA