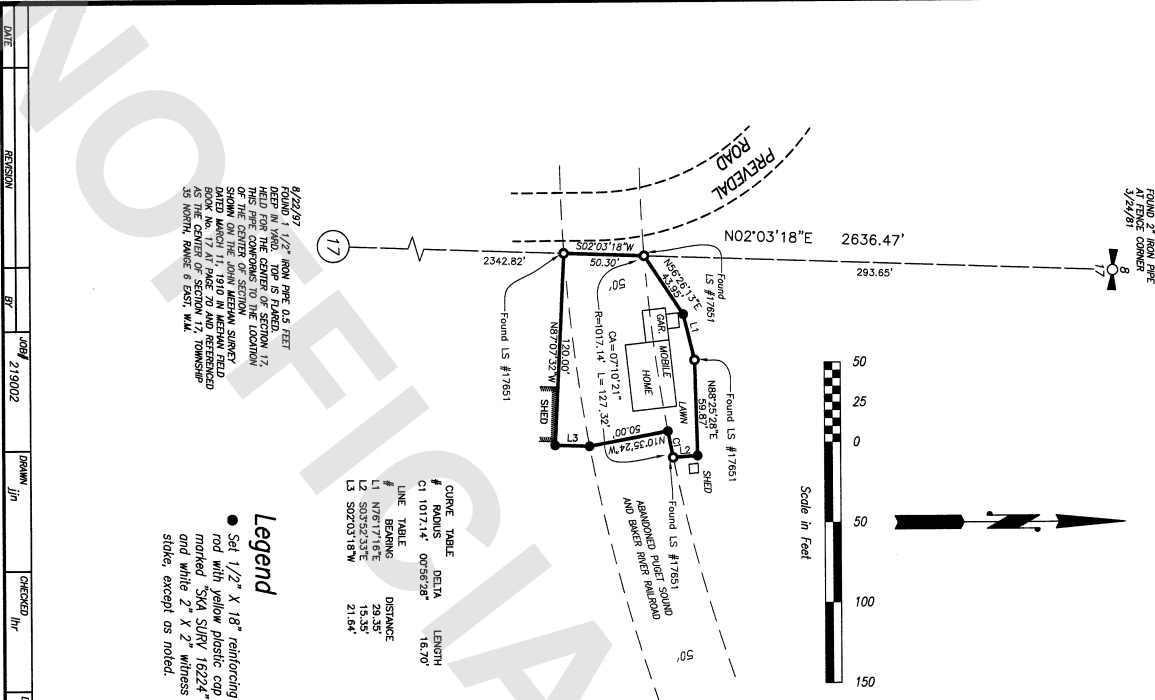


201902190065

02/19/2019 09:27 AM Pages: 1 of 1 Fees: \$183.00  
Skagit County Auditor

SSI/CARLSON/173506E1/DRAW/219002-ROS.DWG

Survey in the NW1/4 of the NE1/4 of Section 17, Twp. 35 N., Rng. 6 E., W.M.



### Legend

- Set 1/2" x 18" reinforcing rod with yellow plastic cap marked "SKA SUR 16224" and white Z X Z witness stake, except as noted.

CURVE TABLE		LENGTH	
#	RADIUS	DELTA	
C1	107.14	00°55'28"	16.70

LINE TABLE		DISTANCE	
#	BEARING		
L1	S03°52'33"E	15.35	
L3	S02°03'18"W	21.64	

### Notes

1. Basis-of-bearings - Assumed N02°03'18"E on the West line of the Northeast Quarter of Section 17.
2. This survey was accomplished by field traverse using 5 second or better digital electronic total station, and meets or exceeds the standards contained in WAC 332-150-090.
3. Boundary surveys reflect information discovered by the surveyor in the normal course of work and do not necessarily show every possible condition affecting the property, easements, restrictions, and other encumbrances may exist which are not shown hereon. Field work was completed in January of 2019.
4. See record of survey under Skagit County Auditor's file number 19990910030 for additional information.

### Legal Description

Portion of the Northwest 1/4 of the Northeast 1/4 of Section 17, Township 35 North, Range 6 East, W.M., described as follows:  
Beginning at a point on the West line of said subdivision 873 feet North of the Southwest corner thereof; thence East 120 feet; thence North to the South line of the Puget Sound and Baker River Railway right-of-way; thence West along South line of said right-of-way to the West line of said beginning; EXCEPT the South 97 feet thereof.  
Together with  
All that portion of the abandoned Puget Sound and Baker River Railroad lying North of and adjacent to the following described tract:  
Beginning at a point 873 feet North of the Southwest corner of the Northwest 1/4 of the Northeast 1/4 of Section 17, Township 35 North, Range 6 East, W.M.; thence East 120 feet; thence North to the Puget Sound and Baker River Railway; thence West to a point of beginning; thence South to the point of beginning.  
Together with  
Beginning at the Northwest corner of the Northeast 1/4 of Section 17, Township 35 North, Range 6 East, W.M.; thence S 02°03'18" W along the West line of said Northeast 1/4, a distance of 233.65 feet to the North right-of-way line of the Puget Sound and Baker River Railway; conveyed by instrument recorded May 16, 1907, in Volume 62 of Deeds, page 169, records of Skagit County, Washington, as shown on survey filed in Volume 20 of Surveys at page 73, under Auditor's File No. 9802270076, records of Skagit County, Washington, and the point of beginning of this description; thence N 56°26'13" E, a distance of 43.95 feet; thence N 76°17'16" E, a distance of 29.35 feet; thence N 88°25'28" E, a distance of 59.87 feet; thence S 03°52'33" E, a distance of 15.35 feet to the North line of said Puget Sound and Baker River Railway; thence West along the North line of said railway a distance of 127.32 feet to the point of this description.  
Situated in Skagit County, Washington.

Survey for  
Greg Higgins

### SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in conformance with the Survey Recording Act in January 2019 at the request of Greg Higgins.

Louis H. Requa  
Louis H. Requa CERT#16224  
Date 2/5/19

### AUDITOR'S CERTIFICATE

Filed for record this 19th day of Feb, 2019 at 1:21 PM in book ... of ... at page ... at the request of ...

Auditor's File #201902190065  
Sandra Perkins  
County Auditor or Deputy Auditor



806 Metcalf St., Sedro-Woolley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658



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