

SURVEY IN SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST OF W.M.

LAND DESCRIPTIONS:

P123116
THE NORTH 1/2 OF THE SOUTH 1/2 OF THE NORTH 2/3 OF GOVERNMENT LOT 1, SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., EXCEPT ALL ROAD RIGHTS OF WAY.

P123116
THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN.

P123116
EXCEPT THE SOUTH 30 FEET OF THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, AS DEED TO THE CITY OF SEASIDE WOLLEY UNDER A.P. NO. 20070318004, RECORDS OF SNAKE COUNTY, WASHINGTON.

P121363
TRACT 0, SNAKE MOUNTAIN VIEW ESTATES NORTH-4 PLANNED RESIDENTIAL DEVELOPMENT PHASE 2, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 29, 2004 UNDER A.P. NO. 20041200000, RECORDS OF SNAKE COUNTY, WASHINGTON.

P121117
TRACT 0, SNAKE MOUNTAIN VIEW ESTATES NORTH-4 PLANNED RESIDENTIAL DEVELOPMENT PHASE 2, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 29, 2004 UNDER A.P. NO. 20041200000, RECORDS OF SNAKE COUNTY, WASHINGTON.

P123116
THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:
EXCEPT THAT PART LING SOUTH AND EAST OF THE NORTHERN PACIFIC RAILWAY RIGHT-OF-WAY:

AND EXCEPT THAT PORTION LING SOUTHERLY AND NORTHEASTERLY OF THE WESTERN LINE OF THAT CERTAIN EASEMENT IN FAVOR OF THE UNITED STATES OF AMERICA AND THE UNITED STATES OF AMERICA, AS DEED RECORDED DECEMBER 21, 2004, UNDER A.P. NO. 20041210121, RECORDS OF SNAKE COUNTY, WASHINGTON, AND ALSO EXCEPT THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 1, SEDRO-WOLLEY SHORT PLAT NO. 58903-83, APPROVED APRIL 26, 1983, AND RECORDED MAY 3, 1983, UNDER A.P. NO. 830500001, RECORDS OF SNAKE COUNTY, WASHINGTON, IN VOLUME 8 OF SHORT PLATS, PAGE 61, RECORDS OF SNAKE COUNTY, WASHINGTON, THENCE NORTH 89°15'58" EAST ALONG THE PLAT OF ALDER RIDGE OF ACCORDANCE WITH THE PLAT DISTANCE OF 198.81 FEET TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 89°43'21" EAST ALONG THE PLAT OF ALDER RIDGE OF ACCORDANCE WITH THE PLAT DISTANCE OF 198.81 FEET TO THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTH 54°45'33" WEST, A DISTANCE OF 129.74 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1 AND THE POINT OF BEGINNING OF THIS DESCRIPTION.

AND ALSO EXCEPT THAT PORTION, IF ANY, LING WITHIN SNAKE MOUNTAIN VIEW ESTATES SOUTH, A PLANNED RESIDENTIAL DEVELOPMENT PHASE 3, ACCORDING TO THE PLAT RECORDED THEREON ON MAY 26, 2005, UNDER A.P. NO. 20050501010, RECORDS OF SNAKE COUNTY, WASHINGTON, AND ALSO EXCEPT THAT PORTION COVERED TO THE LOT OF SEDRO-WOLLEY BY DEED RECORDED DECEMBER 21, 2004, UNDER A.P. NO. 20041210121, RECORDS OF SNAKE COUNTY, WASHINGTON, AND DESCRIBED AS FOLLOWS: THE NORTH 30 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, TOGETHER WITH THAT PORTION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 18, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, THENCE NORTH 89°15'58" EAST ALONG THE NORTH LINE OF SAID EAST HALF, A DISTANCE OF 145.00 FEET TO THE POINT OF BEGINNING OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, THENCE SOUTH 89°43'21" WEST ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 270.00 FEET TO A POINT OF CURVATURE, THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF 42.88 FEET TO A POINT OF TANGENCY, THENCE SOUTH 89°15'58" WEST ALONG SAID TANGENT 55.63 FEET, THENCE NORTH 02°21'47" WEST, 30.00 FEET TO THE POINT OF BEGINNING.

ALL SITUATED IN SNAKE COUNTY, WASHINGTON.

SURVEYOR'S NOTES:

1. "O" DENOTES 5/8 INCH REBAR WITH 1 INCH PLASTIC CAP MARKED "WMS & GPS 44276 & 50982" SET BY THIS SURVEY.
2. "●" DENOTES CAPPED REBAR MARKED "SKAGIT" FOUND BY THIS SURVEY.
3. "⊙" DENOTES CAPPED REBAR MARKED "LS.S381" FOUND BY THIS SURVEY.
4. "⊙" DENOTES NAIL AND SHINER SET BY THIS SURVEY IN ALDER TREE ROOT.
5. "⊙" DENOTES BRGS MONUMENT MARKED "LS.S381" FOUND BY THIS SURVEY.
6. "X" DENOTES CALCULATED POINT ONLY.
7. THIS SURVEY WAS PERFORMED BY STANDARD FIELD TRAVERSE USING A LEICA TS12 TOTAL STATION AND A CARLSON BRV5 GNSS RECEIVER BOTH WITH A CARLSON SURVEYOR PLUS COLLECTOR/FIELD COMPUTER IN MARCH AND APRIL OF 2019. ACCURACY EXCEEDS 1:10000.
8. THIS SURVEY TIED INTO STREET ADJACENTMENT AND LOT CORNERS AS SHOWN AND RELED UPON RECORD OF SURVEY FILED UNDER AUDITOR'S FILE NO. 200407270083 FOR BASIS OF BEINGS AND SECTION SUBDIVISION.
9. THIS SURVEY WAS COMPLETED WITH THE BENEFIT OF A SURESHIP GUARANTEE (ON PLAT CERTIFICATES) BUT WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND DOES NOT PURPORT TO SHOW ANY OR ALL EXISTENTS THAT A CURRENT TITLE REPORT MIGHT REVEAL.

OCCUPATIONAL INDICATORS AND EXISTING FENCE LINE NOTE:

THIS SURVEY WAS DELETED EXISTING FENCE LINES AND/OR ADJACENTMENT IN ACCORDANCE WITH W.A.C. CH. 332.120. THESE OCCUPATIONAL INDICATORS MAY INDICATE A FENCE LINE OR FENCE LINE CLAIMS OF UNWRITTEN TITLE OWNERSHIP. THE LEGAL RESOLUTION OF OWNERSHIP BASED UPON UNWRITTEN TITLE CLAIMS HAS NOT BEEN RESOLVED BY THIS SURVEY.

OCCUPATION NOTES:

1. FENCE CORNER LIES 1.6' WEST OF DEED LINE.
2. WEST END OF FENCE LIES 2.7' NORTH OF DEED LINE.
3. FENCE LINE LIES 6.9' NORTH OF DEED LINE.
4. EAST END OF FENCE AT DATE LIES 11.9' NORTH OF DEED LINE.
5. FENCE LINE LIES 7.2' NORTH OF DEED LINE.
6. FENCE CORNER LIES 0.3' NORTH AND 1.0' EAST OF DEED CORNER.
7. FENCE CORNER LIES 1.8' EAST OF DEED LINE.
8. FENCE CORNER LIES 0.2' WEST OF DEED LINE.
9. NORTH END OF STANDING FENCE LIES 0.6' EAST OF DEED LINE.
10. 4" DIA. POST LIES 6.7' SOUTH OF DEED LINE.
11. FENCE CORNER AT SOUTHWEST GRASS CORNER LIES 5.2' SOUTH OF DEED LINE.
12. 6" DIA. POST LIES 8.7' SOUTH OF DEED LINE.
13. EAST END OF FENCE LIES 5.0' SOUTH OF DEED LINE.
14. SOUTH EDGE OF GRASS LIES 4.8' SOUTH OF DEED LINE.
15. WEST END OF FENCE LIES 12.4' SOUTH OF DEED LINE.
16. EAST END OF STANDING FENCE LIES 15.1' SOUTH OF DEED LINE.
17. FENCE LIES 2.8' WEST OF DEED LINE.
18. FENCE AT ALDER LIES 2.0' WEST OF DEED LINE.
19. WEST END OF STANDING FENCE LIES 6.6' SOUTH OF DEED LINE.
20. EAST END OF STANDING FENCE LIES 4.7' SOUTH OF DEED LINE.
21. FENCE CORNER LIES 1.6' NORTHEAST OF DEED CORNER.
22. FENCE LINE LIES 0.6' WEST OF DEED LINE.
23. FENCE CORNER LIES 0.8' WEST OF DEED LINE.
24. FENCE LINE LIES 1.6' WEST OF DEED LINE. FENCE LIES ON GROUND SOUTHERLY.
25. SOUTH END OF FENCE LINE ON GROUND LIES ON DEED LINE.
26. WEST END OF FENCE AT 1-POST LIES 0.5' SOUTHEASTERLY OF DEED LINE.
27. FENCE CORNER LIES 5.0' SOUTHEASTERLY OF DEED LINE.
28. FENCE CORNER LIES 4.6' NORTHEASTERLY OF DEED LINE.

PORTION OF THE NW4, NW4, & THE NE4, NW4, SECTION 18, TOWNSHIP 35 NORTH, RANGE 5 EAST OF W.M., SNAKE COUNTY, WASHINGTON	
NORTHWEST SURVEYING & GPS, INC. Jeromy M. DeJoyer, L.S. No. 50982 107 5TH STREET, LUNDEN WASHINGTON, 99264	
REVIEWED BY: JEROMY	DATE: 05/28/19
DRAWN BY: HEATHER	DATE: 05/28/19
DIRECTOR: VIKAS CHD	DATE: 05/28/19
CHECKED: 183506.CHD	DATE: 05/28/19
SHEET: 2 OF 2	

RECORD OF SURVEY
FOR
DUKE HILL L.L.C., et. al.