SURVEY DESCRIPTION

THAT PORTION OF THE SOUTH 1/2 OF THE NORTH 1/3 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M. LYING WESTERLY OF THE CENTERLINE OF ROAD EASEMENT AS DESCRIBED MAY 19, 1970, UNDER AUDITOR'S FILE NO. 734124, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THE NORTH 35 FEET OF THAT PORTION OF THE SOUTH 1/3, AS MEASURED ALONG THE WEST LINE THEREOF, OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M., LYING WESTERLY OF THE CENTERLINE OF THAT CERTAIN ROAD EASEMENT DESCRIBED IN DECLARATION OF EASEMENT RECORDED MAY 19, 1970, UNDER AUDITOR'S FILE NO. 734124, RECORDS OF SKAGIT COUNTY, WASHINGTON.

AND TOGETHER WITH A NON-EXCLUSIVE EASEMENT 60 FEET IN WIDTH FOR INGRESS, EGRESS AND UTILITIES AS MORE FULLY SET FORTH UNDER THOSE CERTAIN DECLARATIONS OF EASEMENTS RECORDED APRIL 29, 1970 AND MAY 19, 1970, UNDER AUDITOR'S FILE NO. 738432 AND 734124, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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.

(NOTE: EASEMENT REFERENCED AS AUDITOR'S FILE NO. 738432 IS NOT SHOWN HEREON)

NOTES

1. ● INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22960.
   O INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED

2. DESCRIPTION FOR THIS SURVEY IS BASED UPON STATUTORY WARRANTY DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 202008200111.

3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE RECORD OF SURVEY MAP RECORDED UNDER AUDITOR'S FILE NO. 200205300251 IN RECORDS OF SKAGIT COUNTY AUDITOR.

4. INSTRUMENTATION: LEICA 1103 TCRA PLUS THEODOLITE DISTANCE METER

5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE

6. MERIDIAN: ASSUMED

7. BASIS OF BEARING: MONUMENTED WEST LINE OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M. BEARING = NORTH 0°04'12" WEST

8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF RICHARD LEROY MOON AND AMANDA JOLENE MOON, HUSBAND AND WIFE, 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 WHICH MAY BE APPLICABLE TO THE SUBJECT REAL ESTATE: EASEMENTS, BUILDING SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS.

10. ALL DISTANCES SHOWN HEREON ARE IN FEET.

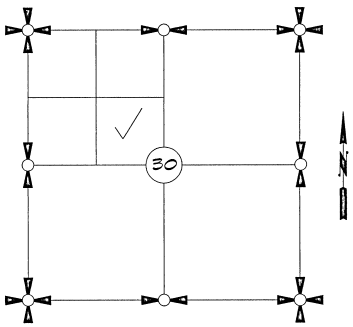
11. THIS SURVEY FOUND OCCUPATIONAL INDICATORS (FENCE LINES) AS PER WAC CHAPTER 332-130. LINES OF OCCUPATION MAY INDICATE AREAS FOR POTENTIAL CLAIMS OF UNWRITTEN OWNERSHIP. THIS BOUNDARY SURVEY HAS ONLY SHOWN THE RELATIONSHIP OF LINES OF OCCUPATION TO THE DEEDED LINES OF RECORD. NO RESOLUTION OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 29th DAY OF October, 2020 AT 4:10 MINUTES PAST 4 O'CLOCK A.M./P.M. IN VOLUME ____ OF SURVEYS ON PAGE(S) ____ UNDER AUDITOR'S FILE NO. 202010300252, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Sandra Perkins
SKAGIT COUNTY AUDITOR

Carly Cole
DEPUTY



SECTION 30, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M.

VICINITY MAP
N.T.S.

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 RICHARD LEROY MOON AND AMANDA JOLENE MOON, HUSBAND AND WIFE, IN OCTOBER 2020.

OCT. 29, 2020

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22960 DATE
LISSER & ASSOCIATES, PLLC
320 MILWAUKEE ST/PO BOX 1109
MOUNT VERNON WA 98273
PHONE (360) 419-7442
FAX (360) 419-0581
E-MAIL BRUCE@LISSER.COM

BRUCE G. LISSER — CERTIFICATE NO. 22960 — REGISTERED PROFESSIONAL LAND SURVEYOR — STATE OF WASHINGTON

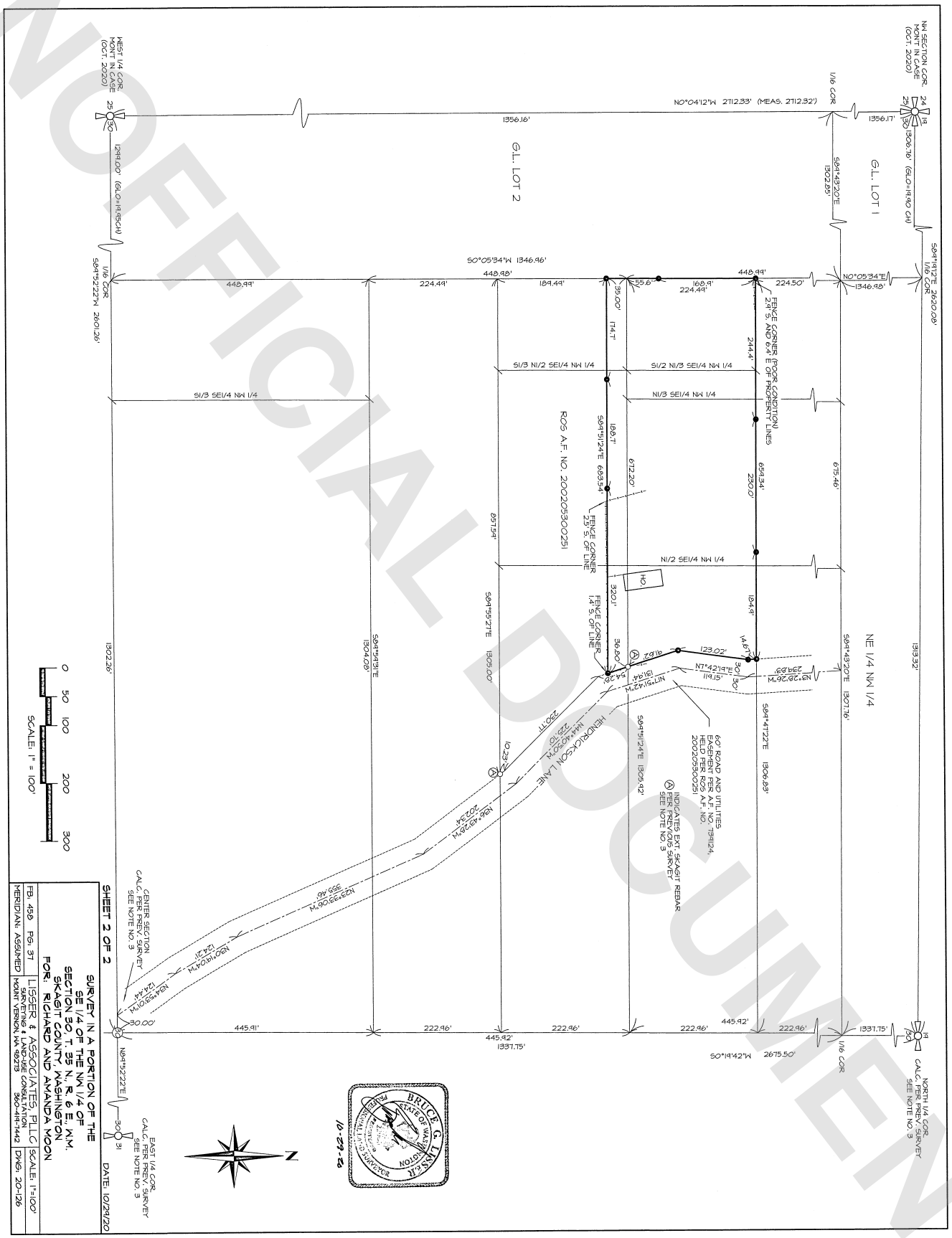
SHEET 1 OF 2 DATE: 10/29/20

SURVEY IN A PORTION OF THE
SE 1/4 OF THE NW 1/4 OF
SECTION 30, T. 35 N., R. 6 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: RICHARD AND AMANDA MOON

FB:	PG:	LISSER & ASSOCIATES, PLLC	SCALE:
MERIDIAN: ASSUMED		SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	DWG: 20-126

202010300252
10/30/2020 04:10 PM Pages: 1 of 2 Fees: $192.50
SKAGIT COUNTY, WASHINGTON

UNOFFICIAL DOCUMENT



SHEET 2 OF 2

SURVEY IN A PORTION OF THE
SE 1/4 OF THE NW 1/4 OF
SECTION 30, T. 35 N., R. 6 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: RICHARD AND AMANDA MOON

FB: 458 PG: 37	LISSER & ASSOCIATES, PLLC	SCALE: 1"=100'
MERIDIAN: ASSUMED	SURVEYING & LAND USE CONSULTATION MOUNT VERNON, WA 98273 360-416-1442	DWG: 20-126

DATE: 10/24/20

UNOFFICIAL DOCUMENT