

RECORD OF SURVEY

LEGAL DESCRIPTION/TITLE REPORT NOTES

PARCEL 44
 PORTION OF THE 100 FOOT WIDE RAILROAD RIGHT-OF-WAY COMMONLY KNOWN AS THE NORTHERN PACIFIC RAILWAY (AND ORIGINALLY CONVERTED TO THE SEATTLE LAKE SHORE AND EASTERN RAILWAY), LYING WESTERLY OF LINE "RR" DESCRIBED BELOW AND BETWEEN THE NORTHEASTERLY CORNER OF SAID LOT 11, THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF SAID LOT 11, THENCE SOUTHWESTERLY IN A STRAIGHT LINE TO AN INTERSECTION OF THE SHORE LINE OF BIG LAKE WITH THE NORTHWESTERLY LINE OF SAID LOT 11, THENCE SOUTHWESTERLY IN A STRAIGHT LINE TO AN INTERSECTION OF THE SHORE LINE OF BIG LAKE AND THE NORTHWESTERLY LINE OF THE SOUTHWESTERLY 150 FEET OF SAID LOT 4 EXTENDED SOUTHWESTERLY TO THE SHORE LINE OF BIG LAKE, THENCE SOUTHWESTERLY ALONG THE SHORE LINE OF BIG LAKE TO THE POINT OF BEGINNING (NOTE: THIS PARCEL "D" IS THE PROPERTY IDENTIFIED AS AUDITOR'S FILE NO. 820720005 IN PARCEL "A" ABOVE).

PARCEL 45
 PORTION OF THE 100 FOOT WIDE RAILROAD RIGHT-OF-WAY COMMONLY KNOWN AS THE NORTHERN PACIFIC RAILWAY (AND ORIGINALLY CONVERTED TO THE SEATTLE LAKE SHORE AND EASTERN RAILWAY), LYING WESTERLY OF LINE "RR" DESCRIBED BELOW AND BETWEEN THE NORTHEASTERLY CORNER OF SAID LOT 11, THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF SAID LOT 11, THENCE SOUTHWESTERLY IN A STRAIGHT LINE TO AN INTERSECTION OF THE SHORE LINE OF BIG LAKE WITH THE NORTHWESTERLY LINE OF SAID LOT 11, THENCE SOUTHWESTERLY IN A STRAIGHT LINE TO AN INTERSECTION OF THE SHORE LINE OF BIG LAKE AND THE NORTHWESTERLY LINE OF THE SOUTHWESTERLY 150 FEET OF SAID LOT 4 EXTENDED SOUTHWESTERLY TO THE SHORE LINE OF BIG LAKE, THENCE SOUTHWESTERLY ALONG THE SHORE LINE OF BIG LAKE TO THE POINT OF BEGINNING (NOTE: THIS PARCEL "C" IS THE PROPERTY IDENTIFIED AS AUDITOR'S FILE NO. 820720005 IN PARCEL "A" ABOVE).

PARCEL 46
 PORTION OF THE 100 FOOT WIDE RAILROAD RIGHT-OF-WAY COMMONLY KNOWN AS THE NORTHERN PACIFIC RAILWAY (AND ORIGINALLY CONVERTED TO THE SEATTLE LAKE SHORE AND EASTERN RAILWAY), LYING WESTERLY OF LINE "RR" DESCRIBED BELOW AND BETWEEN THE NORTHEASTERLY CORNER OF SAID LOT 11, THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF SAID LOT 11, THENCE SOUTHWESTERLY IN A STRAIGHT LINE TO AN INTERSECTION OF THE SHORE LINE OF BIG LAKE WITH THE NORTHWESTERLY LINE OF SAID LOT 11, THENCE SOUTHWESTERLY IN A STRAIGHT LINE TO AN INTERSECTION OF THE SHORE LINE OF BIG LAKE AND THE NORTHWESTERLY LINE OF THE SOUTHWESTERLY 150 FEET OF SAID LOT 4 EXTENDED SOUTHWESTERLY TO THE SHORE LINE OF BIG LAKE, THENCE SOUTHWESTERLY ALONG THE SHORE LINE OF BIG LAKE TO THE POINT OF BEGINNING (NOTE: THIS PARCEL "B" IS THE PROPERTY IDENTIFIED AS AUDITOR'S FILE NO. 820720005 IN PARCEL "A" ABOVE).

PARCEL 47
 PORTION OF THE NORTHEASTERLY 40 FEET OF BLOCK 43, CONVERTED TO SKAGIT CO. WA, BY DEED DATED OCTOBER 9, 1946 AND RECORDED UNDER AUDITOR'S FILE NO. 397033, IN VOLUME 213 OF DEEDS, RECORDS, DEEDS, MORTGAGES, ETC., OF SKEKOP, WASHINGTON, AND THE NORTHEASTERLY 215 FEET OF THE SOUTHWESTERLY LINE OF THE PROPERTY IDENTIFIED AS AUDITOR'S FILE NO. 834911 AND EXTENSION OF THE SOUTHWESTERLY LINE OF THE PROPERTY IDENTIFIED AS AUDITOR'S FILE NO. 834911.

AUDITOR'S CERTIFICATE
 FILED FOR RECORD THIS 15th DAY OF MARCH 2021
 AT 10:47 AM IN BOOK 202103150137 OF SURVEYS, PAGE(S) 1
 AT THE REQUEST OF AYS SURETYING AND MAPPING INC.
 A/N 202103150137 RECORDS OF SKAGIT COUNTY, WASHINGTON.
 I, *[Signature]* Auditor, Skagit County
 DEPUTY AUDITOR

SURVEYOR'S CERTIFICATE
 THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN COMPLIANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF LEIGH ANNE LYNCH IN JANUARY 2020
 I, *[Signature]* Edward D. Anderson, P.L.S.
 EDWARD D. ANDERSON, P.L.S.
 CERTIFICATE NO. 32434



LEIGH ANNE LYNCH
 8331 NE 119TH ST
 KAMIA WA 98034



WWW.AXISMAP.COM	
JOB NO.	20-010
DATE	1/6/21
DRAWN BY	JRP/TJO
CHECKED BY	EDA
SCALE	SHEET
N/A	1 OF 2

BASIS OF BEARINGS
 BEARINGS: N42°10'09"E BETWEEN THE FOUND REBAR/CAPS PER ROS 921160044

HORIZONTAL DATUM
 NAD 83/71 GPS HORN SWARTNET

EQUIPMENT NOTES
 ALL MEASUREMENTS AND ACCESSIBLE MONUMENT POSITIONS WERE FIELD MEASURED UTILIZING GLOBAL POSITIONING SYSTEM (GPS) SURVEY TECHNIQUES USING LEICA G514 G52/GNSS EQUIPMENT. MONUMENT POSITIONS THAT WERE NOT DIRECTLY OBSERVED USING GPS SURVEY TECHNIQUES WERE FIELD MEASURED USING TRIPOLI ANGLES AND DISTANCES. THIS SURVEY MEETS OR EXCEEDS THE STANDARDS SET BY WACS 32-130-980/090.

NOTES
 THE INFORMATION DEPICTED ON THIS MAP REPRESENTS THE RESULTS OF A SURVEY MADE ON JANUARY 21, 2020 AND CAN ONLY BE CONSIDERED AS INDICATING THE GENERAL CONTOUR OF BEARINGS AS THEY EXIST.

WETLAND NOTES
 ORDINARY HIGH WATER Delineated by WATERSHED CO. ON JANUARY 24, 2020 AS SHOWN ON SURVEY.

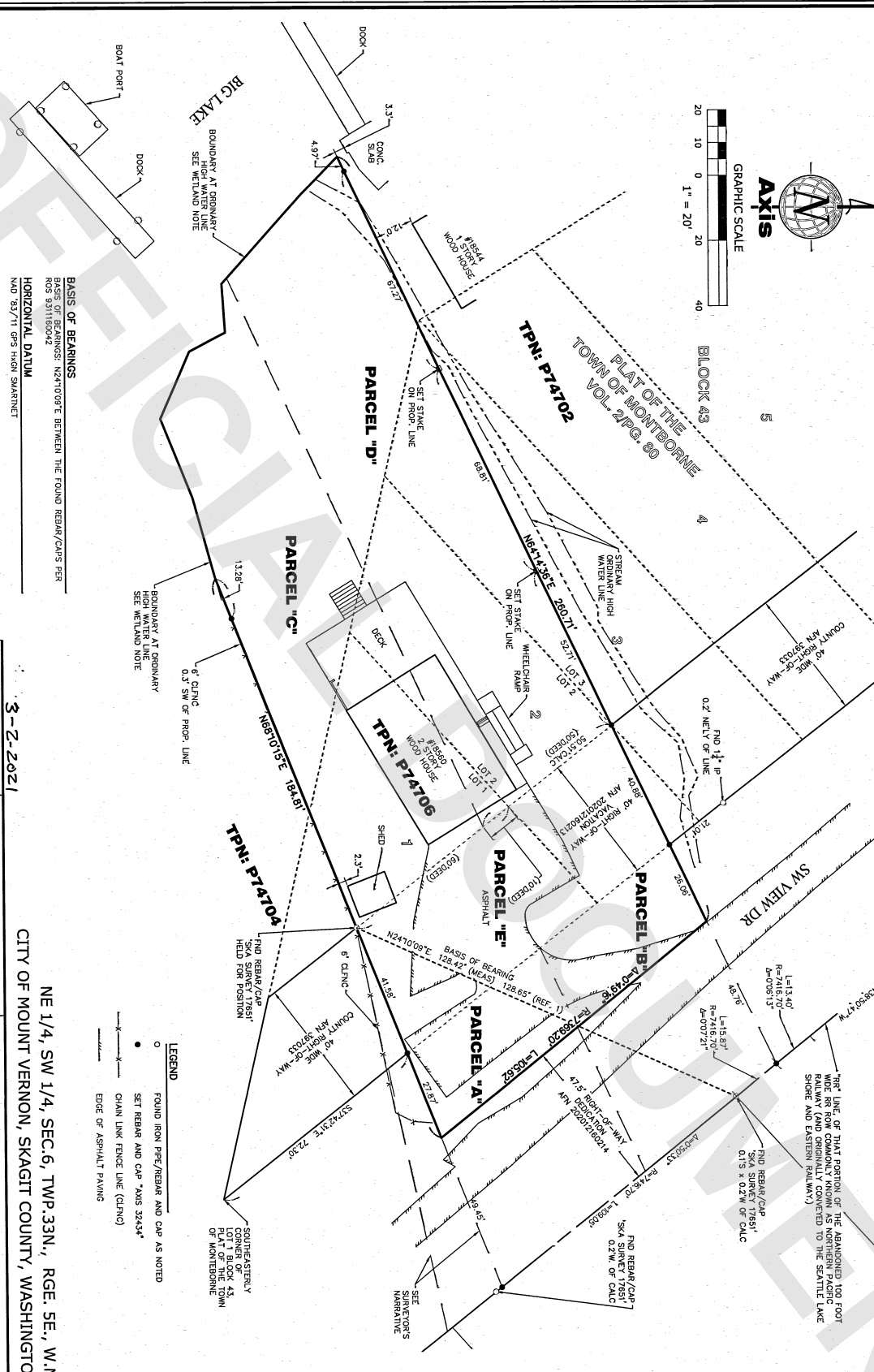
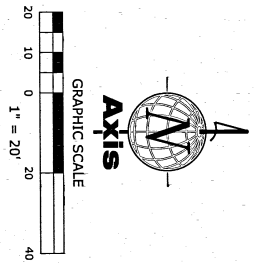
SURVEYOR'S MARKING
 SURVEYOR'S MARKING FIELD CORNERS SET BY SKAGIT SURVEYORS FROM MULTIPLE SURVEYS.
 SEARCHED FOR BUT DID NOT FIND "LUDY VALS" REFERENCED IN SURVEY VOL.5 PG.52.

THERE IS AN AREA OF QUESTIONABLE OWNERSHIP SOUTHEAST OF PARCEL A, SHOWN PROPERTY LINE SHOWN ON SURVEY A/N 921160042.
 SINCE ALL OF THESE LINES ARE CONTROLLED BY THE EDGE OF THE LAKE BAY DRESS THEY ARE ARBITRARY. I FIELD THE ORDINARY HIGH WATER LINE AS FLAGGED FOR THIS SURVEY.

- REFERENCES**
1. SURVEY BY SKAGIT SURVEYORS, A/N 831150042
 2. SURVEY BY SKAGIT SURVEYORS, A/N 840210047
 3. SURVEY BY SKAGIT SURVEYORS, A/N 830820011
 4. SURVEY BY SKAGIT SURVEYORS, A/N 830820011
 5. SURVEY BY CASADE SURVEYING & ENGINEERING, A/N 20191010055
 6. PLAT OF THE TOWN OF MOUNTBORN, VOL.2 OF PLATS, PG.80
 7. REAL ESTATE CONTRACT, VOL.300 PG.112, A/N 634911
 8. REAL ESTATE CONTRACT, VOL.300 PG.112, A/N 634911
 9. DEED OF TRUST, A/N 20180706055

CITY OF MOUNT VERNON, SKAGIT COUNTY, WASHINGTON
 NE 1/4, SW 1/4, SEC.6, TWP.33N., RGE. 5E. W.M.

RECORD OF SURVEY



BASIS OF BEARINGS
BASIS OF BEARINGS: N241°09'E BETWEEN THE FOUND REBAR/CAPS PER
R/S 581180042
R/S 581180042
HORIZONTAL DATUM
NAD 83/IT GRS HORN SMARTNET

SURVEYOR'S NARRATIVE
FOR THIS SURVEY I HEED CORNERS SET BY SKAGIT SURVEYORS FROM
MULTIPLE SURVEYS.
SEARCHED FOR BUT DID NOT FIND "ADJ. MAJ." REFERENCED IN SURVEY
VOL.5 PG.42.
THERE IS AN "AREA OF QUESTIONABLE OWNERSHIP SOUTHEAST OF PARCEL A
SHOWN HEREON. ANY CALCULATED SET LINE OF PARCEL A DOES NOT AGREE
WITH THE SAME PROPERTY LINE SHOWN ON SURVEY A/S 381180042.
SINCE ALL OF THESE LINES ARE CONTROLLED BY THE EDGE OF THE LAKE
AS I LAYED THEM THIS SURVEY, I HEED THE ORDINARY HIGH WATER LINE

3-2-2021

NE 1/4, SW 1/4, SEC.6, TWP.33N., RGE. SE., W.M.
CITY OF MOUNT VERNON, SKAGIT COUNTY, WASHINGTON

- LEGEND**
- FOUND IRON PIPE/REBAR AND CAP AS NOTED
 - SET REBAR AND CAP *AS 35.434"
 - CHAIN LINK FENCE LINE (CLIN)
 - EDGE OF ASPHALT PAVING



LEIGH ANNE LYNCH
8331 NE 119TH ST
KIRKLAND, WA
98034



15241 NE 90TH ST
REDMOND, WA 98052
TEL: 425.823.5700
FAX: 425.823.8700

www.axismap.com

JOB NO.	20-010	DATE	1/6/21
DRAWN BY	JRP/TJO	CHECKED BY	EDA
SCALE	1" = 20'	SHEET	2 OF 2