Z: \Projects\2018\18004-Grimnes SP\dwg\18004.dwg Jul 07, 2021

RECORDING CERTIFICATE

THE EOR RECORD AT THE REQUEST OF SUSAN SECTION SECTION AND THIS DAY OF BUILDINGS FILE NO. SUSAN SECTIONS OF SKAGIT COUNTY, WASHINGTON.

AND OR

alam

PLS

SIGNAPED, HEREST PRESENTS THAT WE, THE UNDERSONED OWNERS OF WITEREST NITH IT, MAD HEREST SHORT SUBMYRED, HEREST PRECLARE THIS SHORT FULL TO BE THE GRAPHIC REPRESENTATION OF THE SHORT SUBMYRED, MAD BE HEREST MEDICAL TO THE USE OF THE PUBLIC PREVENT ALL STREAMS HAVE SHOULD SHOW ME. FRENCH AND DEDICALTE THE USE THEREOF FOR ALL PUBLIC PROPAGES ALL STREAMS HAVE THE USE THEREOF FOR ALL SHOW THE GRANAL REASON HEREOF THAT ALL STREAMS HAVE THE SHORT THE USE THEREOF THAT THE GRANAL REASON HEREOF THAT THE WEST THEREOF FOR ALL PUBLIC PROPAGES. TO THE USE OF THE PUBLIC ALL THE ROCEALITY SHOWN ON THIS SHORT PLAT FOR ALL PUBLIC PUBLIC PROPAGES. THE SHORT PLAT FOR ALL PUBLIC PUBLIC

DEDICATION

FURTHER THE UNDERSONED OWNERS OF THE LAND HEREBY SHORT SUBDIVIDED WHILE FOR THESELINES, THEIR HERE AND ASSEMBLY AND ANY PERSON OR BRITTY DERIVING THIS FIRE THE OWNERS AND ALL CLAUMS FOR DAMAGES. ADMITT HE OTHER ANALOGRESS ITS SUCCESSORS BUSINESS WHO WHICH MAY BE COCASIONED BY THE STRUBLISHING FOR MANIFORM OR MANIFORM OR MANIFORM OR DAMAGES STRUBLISH THAN CLAUMS ESCALINED FORM MODEQUATE MANIFORM OR THE OTH OF MANCORTES.

FURTHER THE UNDERSCHED OWNERS OF THE LAND HEREBY SHORT SUBDIVIDED ACREE FOR THEMSELVES, THEIR HERS AND ASSORDED INDEBMITY AND HOLD THE CITY OF MALACASHED, ITS SUCCESSORS AND ASSORDS, HANNELESS REAL WAS DEAD HOLD THE CITY OF MALACASHED AND FERSIONS WITHIN OR WITHOUT THIS SHORT SUBDIVISION TO HAVE BEEN CAUSED BY ALTERATIONS OF THE GROUND SHPFACE, VECETATION, DRANKAE, OR SUBFACE OR SUBSURFACE WITHIN THIS SHORT SUBDIVISION OR BY ESTABLISHMENT, CONSTRUCTION OR MANITUMANCE OF THE ROADS WITHIN THIS SHORT SUBDIVISION OR BY ESTABLISHMENT, CONSTRUCTION OR MANITUMANCE OF THE ROADS WITHIN THIS SHORT SUBDIVISION.

THIS SUBDIVISION, DEDICATION, WAVER OF CLAMAS AND AGREEMENT TO HOLD HARMLESS IS MADE WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF SAID OWNERS.

ADV M. COMMISS PARTINER	WASHINGTON LIMITED LIABILITY COMPANY	WINESS WHEREOF WE SET OUR HANDS AND SEALS	ND IN ACCORDANCE WITH THE DESIRES OF SALD OFFICE.
V7 SON CONTRACTOR			

SS.

CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT

STATE OF WASHINGTON SUSAN C GRIMNES, PARTNER

COUNTY OF Stagit

GARRY ME LAND YOLUNTARY ACT FOR THE USES AND PURPOSES. DATED: 7/23/2021 Year Spelay Ren

MY APPOINTMENT EXPIRES: 8/11/2022

COUNTY OF STATE OF WASHINGTON

CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT

the instrument and acknowledged it to be (his/her) free—— and voluntary act for the uses and purposes mentioned in the instrument. NOTARY PUBLIC DATED:

APPOINTMENT EXPIRES:

SIGNED THE INSTRUMENT AND ACKNOWLEDGED IT TO BE ES-MENTIONED IN THE INSTRUMENT.

EXCEPT THAT PORTIONS OF LOT 3 DESCRIBED AS FOLLOWS:

BECANNO AT HE SOUTHEAST CORNER OF SAID LOT 3, THENCE N 2*15' 20' E ON THE EAST LINE OF LOT 3, A DISTANCE OF 4488 FT, THENCE SOUTHEAST REMOSE ROULDE ON THE EAST SOUTHEAST MOSE ROULDE ON THE EAST SOUTHEAST MOSE ROULDE ON THE EAST AND THE EAST AND THE EAST AND THE EAST OF THE SOUTH LINE OF 45' 85' 85' AN ARC DISTANCE OF 54.00 FEET IN CHE SOUTH LINE OF THE EAST AND THE SOUTHEAST CORNER OF SAID LOT 3 AND THE STILATED IN THE COLUMNY OF SCAOT, STATE OF WASHINGTON.

PRIVATE DRAINAGE EASEMENT & MAINTENANCE RESPONSIBILITY

AN EASEMENT FOR THE PURPOSE OF INGRESS, EGRESS, INSTALLATION & MAINTENANCE OF UTILITIES IS HEIGHT GRANTED IN FACRO FOR ALL ABUTTING LOOT COMPRIS IN THE AREAS DESIGNATED AS FRIVING LACCESS TO THE COSTS MAINTENANCE OF ACCESS AND UTILITIES ESTABLISHED, AND GRANTED MARES OF THE GOODS CONTROL FROM THE COSTS MAINTENANCE OF ACCESS AND UTILITIES ESTABLISHED AND GRANTED AND A GRANTED MARES OF THE ADMINISTRATION OF THE COSTS MAINTENANCE STALL BE GOORS COMMITTEN SYSTEM AND LAMBETURE STALL INCLUDE, AT A MINIMUM, ANNUAL INSECTION OF THE STOCKNAMED SOM THE STALL AND LAMBETURE STALL AND LAMBETURES SOM THE STALL TH

THE CITY OF MACCORTES IS HEREBY COMMITTED THE PERPETUAL RIGHT OF ENTRY ACROSS ACCESS AND ITHITY ELSEMENTS AND ADACCENT LANGS OF THE COMMITTED AND EMPOREST OF ROUTINE MERE CHANTOR AND ESCAPAGE TO HEAVE PRESENT OF MACCORDANCE PROPRIETS AND EMPOREMENT AND ALTER CHANTOR OF THE SANCESSORS AND ANY PERSON HAVING AND ALTER CHANTOR OF THE SANCESSORS AND ANY PERSON AND ALTER CHANTOR AND ADACTION OF THE SANCESSORS AND ANY PERSON AND ALTER CHANTOR AND ADACTION OF THE SANCESSORS AND ADACTOR AND ALTER CHANTOR AND ADACTOR THE SANCESSORS AND ADACTOR AND ANY PERSON OF COMMITTED AND ADACTOR THE SANCESSORS AND ADACTOR AND ADACTOR THE SANCESSORS AND ADACTOR THE SANCESSORS AND ADACTOR AND ADACTOR THE SANCESSORS AND ADACTOR ADACTOR AND ADACTOR AND ADACTOR AND ADACTOR ADACTOR AND ADACTOR ADACTOR AND ADACTOR ADACTOR ADACTOR AND ADACTOR ADACTOR AND ADACTOR ADACTO

EXAMINED AND APPROVED THIS 3 DAY OF 30 4 2021 CITY PLANNING DIRECTOR EXAMINED AND APPROVED THIS 16 DAY OF . CITY ENGINEERS APPROVAL CATHENONEER PUBLIC WORKS DITERAN ma

SURVEY INSTRUMENTATION TRIMBLE S-6 SERIAL 92710977, STD DEV 3", EDM ± (3MM +2PPM).

SURVEYING PROCEDURE

EAR AND ANGULAR MEASUREMENTS MEET OR EXCEED WIDARDS SET IN WAC 332-130-090

BASIS OF BEARING
UNIT SHORT BAT HA 95-020, APPROVED MAY 6, 1986, NO RECORDED MAY 13, 1989, IN VOLUME 12 OF SHORT BAT, NACES 08 & FOUNDER MUNITORS FILE NO 1980, NO RECORDED MAY 13, 1989, IN VOLUME AUDIORS FILE NOT HE NORTHWEST 1/4 AND THE SOUTHWEST 1/4 OF SECTION A, TOMOSHER 24 MORTH, BANGE 2 EAST, WAL, RECORDS OF SAVART COUNTY, WASHINGTON,

CERTRY THAT ALL TAXES HERETOFORE LEVED AND WHICH HAVE BECONE A LIEN UPON LANDS DESCRIBED ABOVE HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE UP TO AND INCLIDING THE YEAR 20_1___ CITY PLANNING DIRECTOR CITY TREASURER'S CERTIFICATE

SERTIFIED THIS 26 CITY TREASURER - DAY OF JULY CITY FINANCE DIRECTOR

LOT B AREAS

ASPHALT PAVEING AREA = 7,427 SF 16.6%
GRAVEL STORAGE AREA = 2,733 SF 73.4%
LANDSCAPING AREA = 4,462 SF 10.0%
TOTAL LOT AREA = 44,622 SF

ASPHALT PAVEING AREA = 15,480 SF 41.7%
BUILDING AREA = 17,755 SF 47.8%
LANDSCAPING AREA = 3,722 SF 10.5%
TOTAL LOT AREA = 37,158 SF

THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE LEVED AND WHICH HAVE RECORDS OF MY OFFICE, UP TO AND INCLUDING THE DESCRIBED HAVE BEEN FULLY PAID AND INSCHARGED ACCORDING TO THE RECORDS OF MY OFFICE, UP TO AND INCLUDING THE FEAR OF TO 25_1. COUNTY TREASURER'S CERTIFICATE

LEVON. VESAVATETIMAN

**COPT OF SKACT COUNTY SHORT PLAT NO. 95-020, APPROVED MAY 6, 1986, AND RECORDED MAY 13, 1996 IN VOLUME 12 OF SHORT PLATS, PAGES 96 & 87, UNDER AUDITOR'S PLE NO 8905/30078, BBING A PORTION OF THE INGERHWEST 1/4 AND THE SOUTHWEST 1/4 OF SECTION 3, TOWNSHIP 34 NORTH, RANGE 2 EAST, W.M., RECORDS OF SKAGT COUNTY, WASHINGTON;

Impervious Surface Limuts Note:
The maximum impervious surface area for the entire site (Lots A & B).

So %. Based on the existing impervious is 80%. Based on the existing impervious area of Lot A (33,235 sq. ft.) the maximum area of Lot A (33,235 sq. ft.) the maximum area of Lot A (33,235 sq. ft.) the maximum area of Lot B is 32,189 sq. ft.

demonstrated prior to barmit issuance

for Lot B

impervous area limits must be Conformance with the maximum allowed



Lot 3 of Skagit County Short Plat 95-020 SURVEY in a portion of the SW 1/4 of Section 3, T. 34 N., R. 2 E. WM SHORT PLAT SPL 2018-0001

NORTHWEST DATUM & DESIGN

CIVIL ENGINEERING AND SURVEYING SOLUTIONS

TNOOM

2209 MONICA DRIVE VERNON, WASHINGTON 98273 PH: (360) 424-4865

GARY GRIMNES

DRAWING 18004SP PROJECT 18004 DRAWN BY mid

Skagit County, Washington lection 32, T 35 N, R 4 B

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CHECKED BY des

DATE 11/20/2020

SHEET I OF 3

Title Report Order No: 115478 Schedule "B-1"

A. Condemnation by the State of Washington of rights of access to State Highway and of light. view and air, by decree entered May 22, 1961, in Skagit County Court Cause No. SC-26054.

B. Reservation of an easement right-of-way for ingress and egress to be not less than 50 feet in favor of property adjacent to the West, as reserved in Deed recorded under Auditor's File No. 9408160065, through which title is claimed. Said assement to be identified with future. ent of the subject property. (Exact width and location not being disclosed)

C. ANY AND ALL OFFERS Of DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE UNE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/ORR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE Of THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Auditor's No.: Survey for Jerry Smith February 16, 1995 9502160018

D. EASEMENT AND PROVISIONS THEREIN:

ouget Sound Power & Light Company February 21, 1995 March 17, 1995

BORYTOOS

BIGHT to enter said premises 10 operate, maintain, repair, underground electric transmission and/or distribution system, Tagether with the right to remove brush, tress and landscoping which may constitute a danger to said lines, remove brush, tress and landscoping which may constitute a danger to said lines. Bast 10 feet of Lot 4, 10 feet of lot 14, 10 feet of Lot 4, 10 feet of Lot 14, 10 feet of Lot 15, 10 feet of Lo

AGREEMENT, AND THE TERMS AND PROVISIONS Thereof:

Location:

uditor's No.:

City of Anacartes
Lerry and Molly Smith and Charles and Margaret Olson
December 12, 1997
December 22, 1997
g.71220117

Between: And:

uditor's No.:

City of Anacortes Annexation Agreement

F. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE LINE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/OR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE FOLLOWING PLAT/SHORT PLAT/SURVEY:

Short Plat No. 95-020 May 13. 1996 9605130078

Auditor's No.:

G. DECLARATION OF EASEMENTS. COVENANTS AND ROAD MAINTENANCE AGREEMENT, INCLUDING THE TERMS AND CONDITIONS THEREOF;

October 17, 1995 May 13, 1996

Auditor's No.: Affects:

Subject property & adjacent properties

H. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY;

Executed By: Recorded: Auditor's No.: Regarding: Jerry Smith
October 2, 1995
951002019 Plat road to exceed the maximum allowable
length of 600 feet. Reference is hereby made to the record for the full
particulars of said notice/agreement. However, said notice/agreement may have

changed or may in the future change without recorded notice.

I. REGULATORY NOTICE/AGREEMENT THAT MAY INCLUDE COVENANTS, CONDITIONS AND RESTRICTIONS AFFECTING THE SUBJECT PROPERTY;

Executed By: Recorded:

Property added to the City of Anacortes Reference is hereby made to the record for the full particulars of said notice/agreement. However, said notice/agreement may have changed or may in the future change without recorded notice. City of Anacortes January 4, 1999 9901040105

Auditor's No.: Regarding:

Title Report Order No: 115478 Schedule "B-1"

J. AGREEMENT, AND THE TERMS AND PROVISIONS THEREOF;

Gary M. and Susan C. Grimnes Fidalgo Storage LLC and Skagit Sound Enterprises LLC March 19, 2008

And:
Dated:
Recorded:
Auditor's No.:

Tri Party Utility and Access Agreement Portion of subject property and property. other

Regarding: Affects:

K. ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, EASEMENTS, FENCE UNE/DOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/ORA ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE TOLLOWING PLAT/SHORT PLAT/SURVEY;

200910080141 West line of subject property Condominium October 8, 2009

L ANY AND ALL OFFERS OF DEDICATIONS, CONDITIONS, RESTRICTIONS, LASSAUNTS, FENCE UNE/BOUNDARY DISCREPANCIES, NOTES, PROVISIONS AND/ORR ANY OTHER MATTERS AS DISCLOSED AND/OR DELINEATED ON THE FACE OF THE TOLLOWING PLAT/SCHOT PLAT/SCHORE). uditor's No.:

Name: Recorded: Auditor's No.: Short Plat No. ANA-09-003 June 3, 2010 201006030060 East lineor subject property





GARY GRIMNES

Lot 3 of Skagit County Short Plat 95-020 SURVEY in a portion of the SW 1/4 of Section 3, T. 34 N., R. 2 E. WM

SHORT PLAT_

SPL 2018-0001

PROJECT 18004

DATE 11/20/2020 CHECKED BY des DRAWN BY mid DRAWING 18004SP SHEET 2 OF 3

2209 MONICA DRIVE MOUNT VERNON, WASHINGTON 98273 PH: (360) 424-4865

COUNTY AUDITOR

DEPUTY AUDITOR

FILED FOR RECORD AT THE REQUEST OF THIS DAY OF THIS 20_ 20_ RECORDED UNDER AUDITOR'S FILE NO. SKAGIT COUNTY, WASHINGTON.

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AM/PM AND RECORDS OF

NORTHWEST DATUM & DESIGN CIVIL ENGINEERING AND SURVEYING SOLUTIONS

RECORDING CERTIFICATE