

202206300131
FILE NUMBER

SKAGIT COUNTY AUDITOR

Kimberly D. Bourne

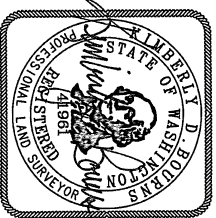
CERTIFICATE NUMBER: LS 41961

AUDITOR'S CERTIFICATE
FILED FOR RECORD THIS 5th DAY OF June 2022 AT 3:17 AM PM
IN BOOK OF SURVEY'S AT PAGE AT THE REQUEST OF LISA CHARNOCK

AUDITOR'S CERTIFICATE

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 LISA CHARNOCK IN MAY, 2022.



P.O. BOX 1343 ANACORTES, WASHINGTON 98021		phone - (360) 399-7693 star@surveyinginc.com www.star-surveying.com	
LAND SURVEYING		PLANNING	
CAD BY: KDM	DATE: 6/27/2022	JOB NO.: A2430	
CHK BY: BMA	PAGE: 1 OF 1	SCALE: 1" = 100'	
FLD BK: B024	A2430-ROS/DVG	CTVAL: 3D 2020	
SURVEYED BY FIELD THAMSE WITH A TRIANGLE SA RODOLITE SYSTEM			

RECORD OF SURVEY

PREPARED AT THE REQUEST OF
LISA CHARNOCK
A PORTION OF 60V LOT 5 & NW 1/4 NE 1/4,
SECTION 7 TOWNSHIP 35 NORTH, RANGE 2 EAST,
W.M. GUMES ISLAND, SKAGIT COUNTY, WA

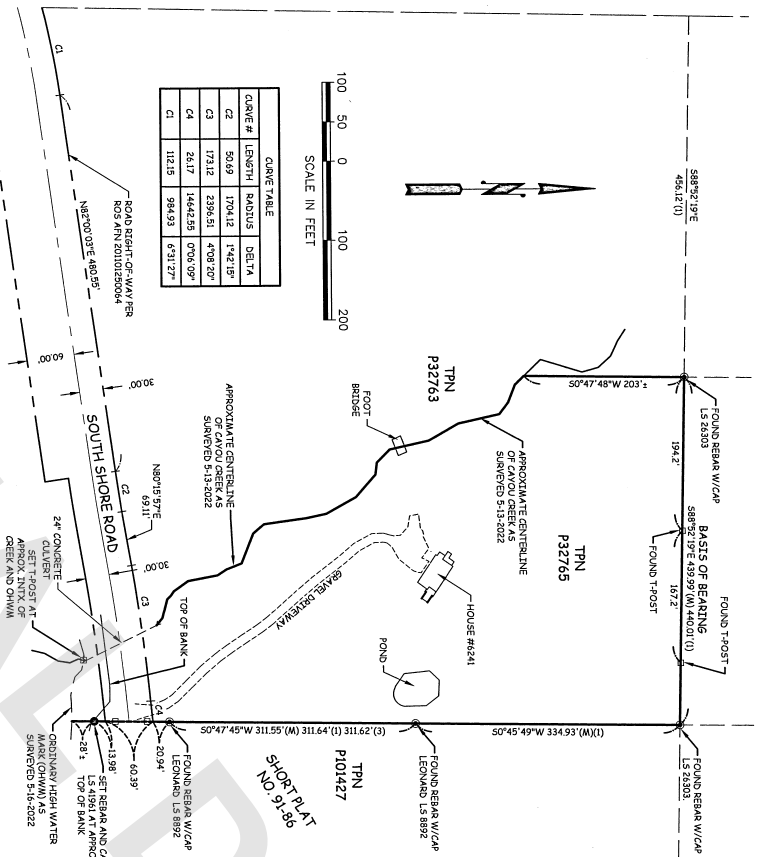
STAR SURVEYING, INC.

SURVEY NOTES:

- THE BASIS OF BEARINGS FOR THIS SURVEY IS WASHINGTON STATE PLANE COORDINATES, THE WASHINGTON SPATIAL REFERENCE NETWORK (WRSN) ON WSDOT MONUMENT 28-5.
- 28-5: N = 57970.482 E = 114393.719 USFT
- THE PARCEL BOUNDARY SHOWN WAS ESTABLISHED BASED ON FOUND SURVEY MONUMENTS IN THE FIELD AND THE SURVEY REFERENCES LISTED HEREON.
- THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT PURPORT TO SHOW ALL RECORDED OR UNRECORDED EASEMENTS.
- THIS SURVEY WAS PERFORMED USING A TRIANGLE SA TOTAL STATION AND TRIANGLE RODS RECEIVER. ALL FIELD WORK WAS PERFORMED IN MAY, 2022.
- ALL CORNERS ARE WITHIN 0.10' OF POSITION UNLESS OTHERWISE NOTED

LAND DESCRIPTION

(PER STATUTORY WARRANTY DEED AFN 201905000040)
THE WEST 440 FEET OF THE EAST 880 FEET OF GOVERNMENT LOT 5 AND THE WEST 440 FEET OF THE EAST 880 FEET OF THE NW 1/4 OF THE NW 1/4, ALL IN SECTION 7, TOWNSHIP 35 NORTH, RANGE 2 EAST, W.M.
TOGETHER WITH ALL THAT PORTION OF VACATED SOUTH SHORE ROAD #1900, VACATED FEBRUARY 19, 1991, BY INSTRUMENT RECORDED UNDER AUDITOR'S FILE NO. 3104080036, RECORDS OF SKAGIT COUNTY, WASHINGTON, AS WOULD ATTACH BY OPERATION OF LAW.
EXCEPT THAT PORTION CONVEYED TO SKAGIT COUNTY FOR ROAD PURPOSES BY DEED RECORDED JANUARY 28, 1946, UNDER AUDITOR'S FILE NO. 387693.
ALSO EXCEPT THAT PORTION LYING WITHIN THE UNVACATED PORTION OF THE RIGHT-OF-WAY OF GUMES ISLAND ROAD XLYIII, ALSO KNOWN AS SOUTH SHORE DRIVE.
AND ALSO EXCEPT THAT PORTION LYING WESTERLY OF CAYOU CREEK, SITUATE IN COUNTY OF SKAGIT, STATE OF WASHINGTON.



SURVEY REFERENCES:

- RECORD OF SURVEY AFN 20150510101
- RECORD OF SURVEY AFN 20101250064
- SHORT PLAT NO. 91-88

LEGEND

- FOUND REBAR & CAP AS NOTED
- FOUND T-IRON PIPE AS NOTED
- SET REBAR AND CAP LS 41961
- MEASURED DISTANCE
- CALCULATED DISTANCE
- DISTANCE PER SURVEY REFERENCE
- TAX PARCEL NUMBER
- SUBJECT PROPERTY LINE
- SIXTEENTH LINE
- QUARTER SECTION LINE
- SECTION LINE
- RIGHT-OF-WAY LINE
- RIGHT-OF-WAY CENTERLINE

