

Scale: 1" = 100'

EXCEPT that portion of said Lot 8 described as follows:

follows.

Parade Avenue, commencing at the Northeast corner of said Lot 6 at the centerline of that 60 feet wide private roadway known as Deer Lane; thence S 81°19'48" W along the East line of said Lot 8; a distance of 108.88 feet to the intersection of the Western edge of an existing paved driveway, at which point the tangent to the curve of said driveway bears S 26°05'50" W, and which point is the True Point of Beginning of this property description; thence along the

directed on a curve to the left having a radius of 148.48 feet and a central angle of 10.741° , a curve length of 27.69 feet to the Pt of said curve; thence S 19.74° W along the West edge of said driveway, a distance of 30.88 feet to the Pc of d curve to the left in a Southwesterly direction, thence continuing along the Westerly edge of said driveway on said curve to the left having a radius of 34.08 feet and a central angle of 65.734° , a distance of 38.90 feet, more or less, to a point on the East line of said Lot 8, at which point the tangent to the curve bears S 47.959° W; thence N 81.914° E along the East line of said Lot 8, a distance of 140.47 feet to the True Point of Beginning; and containing 1,369 square feet, more or less.

COMMENCING at the Northeast corner of said Lot 1 at the centerline of that 60 feet wide private road known as Deer Lane; thence S 81°19'48" W along the East line of said Lot 8, a distance of 399.46 feet to the True Point of Beginning of this property description; thence continuing S 81°19'48" W along the East line of said Lot 8, a distance of 331.80 feet; thence N 88°34'16" W, a distance of 105.7 feet; thence N 81°04'26" E, a distance of 110.0 feet to the True Point of Beginning of said Lot 1.

of 39.40 feet; thence N 27°11'11" W, a distance of 59.06 feet; thence N 17°38'26" E, a distance of 152.06 feet; thence N 56°36'12" W, a distance of 188.83 feet; thence N 31°23'48" E, a distance of 95.88 feet to the True Point of Beginning; and containing 8,486 square feet, more or less.

TOUCHLICK WITH VARIOUS PORTIONS OF LOT 30, SURVEY ENTITLED CAMPBELL PARK ESTATES, AS RECORDED AUGUST 30, 1974 IN VOLUME 1 OF SURVEYS PAGE 83, UNDER AUDITOR'S FILE NO. 805634, RECORDS OF SKIAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

Filed for the record this 21 day of October,
2022 at 48 minutes past 2 o'clock P M under
Auditor's File No. 202210210016. Records of
Skagit County, Washington.

Legal Description Continued:

$$Z_n:$$

7, at the centerline of that 60 feet wide private road known as Deer Lane; therefore S 8719.48' along the West line of said Lot 7, a distance of 317.26 feet to the True Point of Beginning of the 8719.48' lot; therefore S 87.54° E, along the parallel to the South line of said Lot 7, a distance of 64.93 feet; thence S 87.19° 48' W, along the parallel to the West line of said Lot 7, a distance of 152.88 feet, more or less, to the South line of said Lot 7, thence N 87.54° 15' W, along the South line of said Lot 7, a distance of 64.93 feet, to the Southwest corner of said Lot 7, thence N 87.19° 48' E along the West line of said Lot 7, a distance of 152.88 feet to the True Point of Beginning; and containing 9,855 square feet, more or less.

Situated in the County of Skagit County, State of Washington.

NOTES

1. Legal description is Exhibit E or boundary line Adjustment deed between Jack E. Dixon and Don A. Dixon, husband and wife and Bradley D. Zahn and Sheila G. Zahn, husband and wife by that instrument recorded 20221014 0041, 2022 und Auditor's File No. 20221021065 records of Snohomish County Washington

between Northwest and Northeast lot line corners along the South right of way line of Deer Lane lot 6 of Survey entitled CAMPBELL PARK ESTATES as recorded August 30, 1974 in Volume 1 of Surveys, page 83, under Auditor's File No. 80563 of records of Snohomish County, Washington, based upon existing found pipes as being: S 81.41°07' E, 206.55' (266.47' Measured).

3. Survey Method: Field Traverse
Instrumentation: TOPCON PS-103

4. All distances shown are in feet and decimals of foot.

of a current title report and therefore is subject to any Easements, Reservations, Restrictions, Covenants or other instruments of record that may

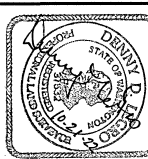
b. This survey may depict occupational indicators that may be the basis for claims of unwritten title ownership. This survey does not purport to resolve such claims, if any.

Sheet 1 of 1

RECORD OF SURVEY

BRAD & SHEILA ZAHNOW PROPERTY SURVEY
PTN. LOTS 7 & 8 OF SURVEY ENTITLED CAMPBELL PARK ESTATES

SEC. 7, T. 34 N., R. 2 E.W.M.
SKAGIT COUNTY, WASHINGTON



This map correctly represents a survey made by me or under my direction in conformity with the requirements of the Survey Recording Act, in March 2022 at the request of Sheila Zeddon.

LEERO & ASSOCIATES, LLC
Professional Land Surveyor
1321 South 2nd Street
Mount Vernon, VA 22073
Phone: (360) 336-9220
Fax: (360) 336-9220

Devin D. Leero
DEVIN D. LEERO
Registered Professional
Land Surveyor
Lic. # 37552 Date: 10-21-22

DENNIS D. LEE
 Registered Professional
 Land Surveyor
 Lic. # 37532 Date: 10-21-20

SURVEYOR'S CERTIFICATE

Sec. 7, T. 34 N., R. 2 E.

Sec. 7, T. 34 N., R. 2 E.