

AUDITOR'S CERTIFICATE
 FILED FOR RECORD THIS 06 DAY OF NOVEMBER 2023 AT 3:08 P.M. UNDER
 AUDITOR'S FILE # 10130100033, AT THE REQUEST OF SEMRAU ENGINEERING
 AND SURVEYING, P.L.L.C.
 Jandra Tejada DEPUTY AUDITOR
 SKAGIT COUNTY AUDITOR

DESCRIPTION
PARCEL A:

THE EAST 113 FEET OF THAT PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LYING SOUTH OF A LINE 430.01 FEET SOUTH OF, AND PARALLEL WITH THE NORTH LINE OF TRACT A, GREENSTREET'S SECOND ADDITION, AND PARALLEL WITH THE NORTH LINE OF SAID SUBDIVISION.

PARCEL B:
 THE SOUTH 70.00 FEET OF TRACT "A", GREENSTREET'S SECOND ADDITION TO MOUNT VERNON, WASHINGTON, AS RECORDED IN VOLUME 7 OF PLATS, PAGE 15, RECORDS OF SKAGIT COUNTY, WASHINGTON.

PARCEL C:
 THE NORTH 2.50 FEET OF THAT PORTION OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., LYING SOUTH OF TRACT "A", GREENSTREET'S SECOND ADDITION TO MOUNT VERNON, WASHINGTON, AS RECORDED IN VOLUME 7 OF PLATS, PAGE 15, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND LYING WEST OF DENNY PLACE AS SHOWN OF THE FACE OF SAID PLAT.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

NOTES

1. THE DESCRIPTION FOR THIS SURVEY IS FROM STATUTORY WARRANTY DEED, RECORDED UNDER AUDITOR'S FILE NO. 20200820069, RECORDS OF SKAGIT COUNTY, WASHINGTON.
2. BASIS OF BEARING: THE MONUMENTED EAST LINE OF THE NE 1/4 OF THE NW 1/4 OF SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST W.M., AS SHOWN ON RECORD OF SURVEY, RECORDED UNDER AUDITOR'S FILE NUMBER 960818029, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEARING = NORTH 0°03'36" EAST.
3. ALL DISTANCES ARE SHOWN IN FEET.
4. INSTRUMENTATION: LEICA MS50 THEODOLITE DISTANCE METER.
5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE.
6. THIS SURVEY MAY SHOW OCCUPATIONAL INDICATORS AS PER W.A.C. 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 UNWRITTEN OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.
7. EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP, THIS SURVEY DOES NOT CONSTITUTE A GUARANTEE OF ACCURACY OR LIABILITY FOR DAMAGES TO THE SUBJECT REAL ESTATE. EASEMENTS, BUILDING SETBACKS LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS AND ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

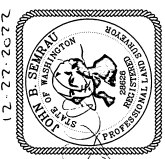
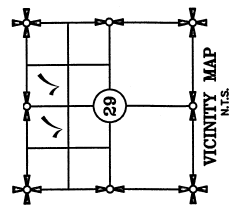
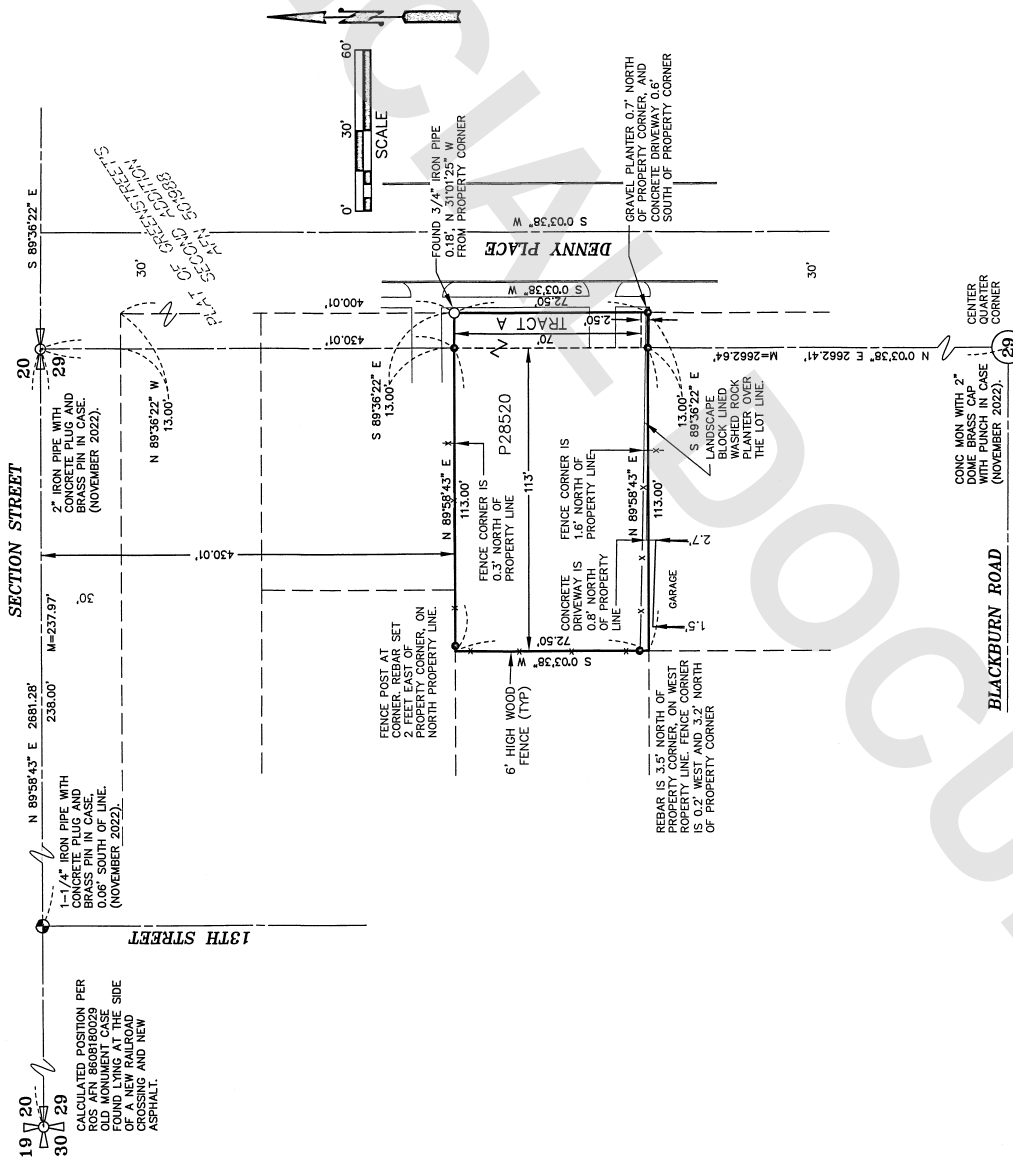
KEY

- - SET REBAR WITH YELLOW CAP, SEMRAU 28626
- - FOUND REBAR, AS NOTED
- ⊙ - FOUND MONUMENT, AS NOTED

SHEET 1 OF 1

SURVEY OF A PORTION OF TRACT A, PLAT OF GREENSTREET'S SECOND ADDITION, IN NW 1/4 OF NE 1/4 AND A PORTION OF NE 1/4 OF THE NW 1/4 OF SECTION 29, T. 34 N., R. 4 E., W.M. SKAGIT COUNTY, WASHINGTON FOR: DEREK MITCHELL

FB: 333 PG. 70-71 SEMRAU ENGINEERING & SURVEYING SCALE: 1" = 30'
 MERIDIAN: ASSUMED MOUNT VERNON, WA 98273 360-424-9566 JOB NO. 6298



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 DEREK MITCHELL IN OCTOBER 2022.
 JOHN B. SEMRAU, P.E., P.L.S., CERTIFICATE NO. 28626
 SEMRAU ENGINEERING & SURVEYING, P.L.L.C.
 MOUNT VERNON, WA 98273
 PHONE 360-424-9566

DATE: 10-08-2023