

SURVEY DESCRIPTION

SKAGIT COUNTY AUDITOR'S FILE NO. 202308240066
EXHIBIT "D"
(SKAGIT COUNTY ASSESSOR'S PARCEL NUMBER P-41860)
GOVERNMENT LOT 1, SECTION 23, TOWNSHIP 35 NORTH, RANGE 6 EAST,
MAY, EXCEPT THAT PORTION THEREOF CONVERTED TO THE PUBLIC SOUND
CASCADE RAILWAY COMPANY, A CORPORATION, BY DEED DATED MAY 25,
1921 AND RECORDED MAY 12, 1922 UNDER SKAGIT COUNTY AUDITOR'S FILE
NO. 156288.
EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS:

BEGINNING AT THE 1/4 CORNER TO SECTIONS 23 AND 24, TOWNSHIP 35
NORTH, RANGE 6 EAST, MN;
THENCE NORTH 0°24'06" EAST ALONG THE SECTION LINE COMMON TO
SAID SECTIONS, A DISTANCE OF 1063.30 FEET TO THE SOUTHWEST
CORNER OF THE REDWELL MINING CLAIM;
THENCE CONTINUING NORTH 0°24'06" EAST ALONG SAID SECTION LINE A
DISTANCE OF 568.32 FEET TO THE SOUTH LINE OF THE BLUE JAY MINING
CLAIM AND BEING THE TRUE POINT OF BEGINNING;
THENCE NORTH 18°05'11" WEST ALONG THE SOUTH LINE OF SAID BLUE
JAY MINING CLAIM, A DISTANCE OF 171.00 FEET;
THENCE NORTH 18°05'11" WEST FOR A DISTANCE OF 14.00 FEET;
THENCE NORTH 15°30'50" EAST PARALLEL WITH THE WESTERLY LINE OF
SAID BLUE JAY MINING CLAIM FOR A DISTANCE OF 86.35 FEET;
THENCE SOUTH 74°24'10" EAST FOR A DISTANCE OF 54.11 FEET; MORE
OR LESS, TO SAID WESTERLY LINE;
THENCE SOUTH 10°32' FEET, MORE OR LESS, TO THE SOUTH MARGIN OF THE
SOUTH SKAGIT HIGHWAY;
THENCE SOUTH 18°56'30" EAST ALONG SAID SOUTH MARGIN FOR A
DISTANCE OF 11.64 FEET, MORE OR LESS, TO THE POINT OF
BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 623.64 FEET;
THENCE CONTINUING ALONG THE SOUTH LINE OF THE COUNTY ROAD
THROUGH SAID CURVE THROUGH A CENTRAL POINT OF TANGENCY;
AND AN ARC LENGTH OF 66.3930° EAST, A DISTANCE OF 142.68 FEET;
THENCE SOUTH 11°52'06" EAST, A DISTANCE OF 126.05 FEET TO A
POINT ON THE SOUTH LINE OF THE BLUE JAY MINING CLAIM;
THENCE NORTH 80°24'52" WEST ALONG THE SOUTH LINE OF THE BLUE
JAY MINING CLAIM, A DISTANCE OF 142.7291 FEET TO THE NORTHEAST
CORNER SOUTH 00°24'06" EAST ALONG THE EAST LINE OF THE REDWELL
MINING CLAIM, A DISTANCE OF 589.12 FEET TO THE SOUTHEAST CORNER
THEREOF;
THENCE NORTH 16°25'36" WEST ALONG THE SOUTH LINE OF THE
REDWELL MINING CLAIM, A DISTANCE OF 586.15 FEET TO THE POINT OF
BEGINNING OF THIS DESCRIPTION.

EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE LAST CHANCE
MINING CLAIM,
AND ALSO SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS,
RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER
INSTRUMENTS OF RECORD,
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

SURVEY DESCRIPTION (CONT)

SKAGIT COUNTY AUDITOR'S FILE NO. 202308240066
EXHIBIT "E"
(SKAGIT COUNTY ASSESSOR'S PARCEL NUMBER P-40234)
THAT PORTION OF SECTIONS 23 AND 24, TOWNSHIP 35 NORTH, RANGE 6
EAST, MN, DESCRIBED AS FOLLOWS:

CONVENING AT THE 1/4 SECTION CORNER COMMON TO SAID SECTIONS 23
AND 24;
THENCE NORTH 00°24'06" EAST ALONG THE SECTION LINE COMMON TO
SAID SECTIONS, A DISTANCE OF 1063.30 FEET TO THE SOUTHWEST
CORNER OF THE REDWELL MINING CLAIM, AND THE POINT OF BEGINNING
OF THIS DESCRIPTION;
THENCE CONTINUING NORTH 00°24'06" EAST ALONG SAID SECTION LINE
A DISTANCE OF 568.32 FEET TO THE SOUTH LINE OF THE BLUE JAY
MINING CLAIM;
THENCE NORTH 18°05'11" WEST ALONG THE SOUTH LINE OF SAID BLUE
JAY MINING CLAIM, A DISTANCE OF 171.00 FEET;
THENCE NORTH 18°05'11" WEST FOR A DISTANCE OF 14.00 FEET;
THENCE NORTH 15°30'50" EAST PARALLEL WITH THE WESTERLY LINE OF
SAID BLUE JAY MINING CLAIM FOR A DISTANCE OF 86.35 FEET; MORE
OR LESS, TO SAID WESTERLY LINE;
THENCE SOUTH 74°24'10" EAST FOR A DISTANCE OF 54.11 FEET; MORE
OR LESS, TO SAID WESTERLY LINE;
THENCE SOUTH 10°32' FEET, MORE OR LESS, TO THE SOUTH MARGIN OF
THE SOUTH SKAGIT HIGHWAY;
THENCE SOUTH 18°56'30" EAST ALONG SAID SOUTH MARGIN FOR A
DISTANCE OF 11.64 FEET, MORE OR LESS, TO THE POINT OF
BEGINNING OF A CURVE TO THE LEFT HAVING A RADIUS OF 623.64 FEET;
THENCE CONTINUING ALONG THE SOUTH LINE OF THE COUNTY ROAD
THROUGH SAID CURVE THROUGH A CENTRAL POINT OF TANGENCY;
AND AN ARC LENGTH OF 66.3930° EAST, A DISTANCE OF 142.68 FEET;
THENCE SOUTH 11°52'06" EAST, A DISTANCE OF 126.05 FEET TO A
POINT ON THE SOUTH LINE OF THE BLUE JAY MINING CLAIM;
THENCE NORTH 80°24'52" WEST ALONG THE SOUTH LINE OF THE BLUE
JAY MINING CLAIM, A DISTANCE OF 142.7291 FEET TO THE NORTHEAST
CORNER SOUTH 00°24'06" EAST ALONG THE EAST LINE OF THE REDWELL
MINING CLAIM, A DISTANCE OF 589.12 FEET TO THE SOUTHEAST CORNER
THEREOF;
THENCE NORTH 16°25'36" WEST ALONG THE SOUTH LINE OF THE
REDWELL MINING CLAIM, A DISTANCE OF 586.15 FEET TO THE POINT
OF BEGINNING OF THIS DESCRIPTION.

EXCEPT THAT PORTION THEREOF, IF ANY, LYING WITHIN THE LAST CHANCE
MINING CLAIM,
TOGETHER WITH A FEETWAL, NON-EXCLUSIVE EASEMENT FOR INTERESTS,
EASEMENTS AND UTILITIES COVER THE ROUTE OF AN EXISTING ROADWAY AND/OR
UTILITY LINES, BENEFITTING PROPERTY DESCRIBED AS FOLLOWS:
UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 201701240042.
SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS,
RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER
INSTRUMENTS OF RECORD,
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

SURVEYORS 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 RABF FAMILY LIMITED PARTNERSHIP,
IN AUGUST 2023.

KEVIN G. LIEBER, P.L.C., CERTIFICATE NO. 20123164

DATE

9-6-23

320 MILLMANE ST, P.O. BOX 104
MOUNT VERNON, WA 98273
PHONE (360) 414-1442
FAX (360) 414-0581
E-MAIL: KEVIN@LIEBER.COM



AUDITORS CERTIFICATE

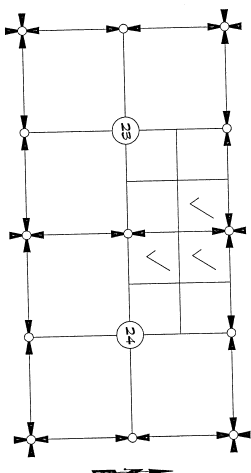
FILED FOR RECORD AT THE REQUEST OF LIEBER & ASSOCIATES, PLLC,
FILED FOR RECORD THIS 8 DAY OF September, 2023 AT 53
MINUTES PAST 1 O'CLOCK P.M. IN VOLUME 202309080061 OF SKAGIT COUNTY
RECORDS UNDER AUDITOR'S FILE NO. 202308240066.
RECORDS OF SKAGIT COUNTY, WASHINGTON.

SKAGIT COUNTY AUDITOR

DEPUTY

NOTES

- INDICATES REBAR SET AND CAPTIED WITH TELLON CAP INCORPORATED
LIEBER 2023164
O INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED
- DESCRIPTION FOR THIS SURVEY IS BASED UPON AUNT CLAIM DEED
(BOUNDARY LINE ADJUSTMENT EXHIBITS "D" AND "E" RECORDED UNDER
SKAGIT COUNTY AUDITOR'S FILE NUMBER 202308240066.
- FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE RECORD OF
SURVEY 200601240031, AND 20170530015, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.
- INSTRUMENTATION: TRIPBLE 5-5 TOTAL STATION
- SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
- MERIDIAN: ASSIGNED
- BASIS OF BEARING: EAST LINE OF NORTHEAST 1/4, SECTION 23, TOWNSHIP 35
NORTH, RANGE 6 EAST, MN BEARING = NORTH 40°05'01"00"E
SURVEY RECORDED UNDER AUDITOR'S FILE NO. 4005070053
- THIS SURVEY WAS PERFORMED AT THE REQUEST OF RABF FAMILY
LIMITED PARTNERSHIP, FOR THE DELINEATION AND STAKING OF THE
DESCRIBED PROPERTY, AS SHOWN.
- EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP,
THIS SURVEY IS NOT INTENDED TO REFLECT ALL OF THE FOLLOWING:
1. ANY INTERESTS NOT APPLICABLE TO THE SUBJECT REAL ESTATE, EASEMENTS,
BUILDING SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION
RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS, NO TITLE
REPORT WAS PROVIDED.
- ALL DISTANCES SHOWN HEREON ARE IN U.S. SURVEY FEET.
- THIS SURVEY FOUND OCCUPANCIAL INDICATORS (FENCE LINES,
GRAVEL, DRIVEWAYS, BUILDINGS) AS PER NAC CHAPTER 332-180. LINES
OF OCCUPATION MAY INDICATE AREAS FOR POTENTIAL CLAIMS, BUT NOT THE
UNWRITTEN OWNERSHIP. THE BOUNDARY SURVEY IS BASED ON THE
RELATIONSHIP OF LINES OF OCCUPATION TO THE DESCRIBED LINES OF
RECORD, AND NOT ON THE BASIS OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS
BEEN MADE OR IMPLIED BY THIS SURVEY.



VICINITY MAP

SHEET 1 OF 2

DATE: 9/08/23

SURVEY IN PORTIONS OF THE
NE 1/4 OF SECTION 23, T. 35 N., R. 6 E., MN.
AND THE NW 1/4 OF SECTION 24, T. 35 N., R. 6 E., MN.
FOR: RABF FAMILY LP
LIEBER & ASSOCIATES, PLLC
SERVING LAND-USE CONSULTATION
MOUNT VERNON, WA 98273 360-414-1442

SCALE: 1"=400'

