SURVEY DESCRIPTION

LOTS 1 AND 2, BLOCK 22, "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 17, RECORDS OF SKAGIT COUNTY, WASHINGTON.

EXCEPT THE SOUTH 40 FEET THEREOF.

SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

NOTES

1. ● INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22960.
   ○ INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED
   ⊗ INDICATES EXISTING MONUMENT AS NOTED

2. DESCRIPTION FOR THIS SURVEY IS BASED UPON STATUTORY WARRANTY DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 202308010043.

3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE "AMENDED PLAT OF BURLINGTON, SKAGIT COUNTY, WASH.", RECORDED IN VOLUME 3 OF PLATS, PAGE 17, AND RECORD OF SURVEY MAP RECORDED UNDER AUDITOR'S FILE NO. 9707110026, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.

4. INSTRUMENTATION: TRIMBLE S-5 TOTAL STATION

5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE

6. MERIDIAN: ASSUMED

7. BASIS OF BEARING: MONUMENTED CENTERLINE OF HAZEL STREET BETWEEN NORTH CHERRY STREET AND NORTH PINE STREET BEARING = SOUTH 84°54'53" WEST (PER ROS AF NO. 9707110026)

8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF MEGHAN JOHNSON, AN UNMARRIED WOMAN, FOR THE DELINEATION AND STAKING OF THE DESCRIBED PROPERTY, AS SHOWN.

9. EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP, THIS SURVEY DOES NOT PURPORT TO REFLECT ALL OF THE FOLLOWING WHICH MAY BE 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.

10. ALL DISTANCES SHOWN HEREON ARE IN U.S. SURVEY FEET.

11. THIS SURVEY FOUND OCCUPATIONAL INDICATORS (FENCE AND CONC. PAD) AS PER WAC 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 OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.

AUDITOR'S CERTIFICATE

FILED FOR AT THE REQUEST OF LISSER & ASSOCIATES, PLLC.

FILED FOR RECORD THIS 18 DAY OF Sept, 2023 AT 49 MINUTES PAST 3 O'CLOCK P.M. IN VOLUME 1 OF SURVEYS ON PAGE(S) 1 UNDER AUDITOR'S FILE NO. 202309180080, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Sandra Rollins
SKAGIT COUNTY AUDITOR

Terra Diedrich
DEPUTY

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 MEGHAN JOHNSON, AN UNMARRIED WOMAN, IN SEPTEMBER 2023.

SEPT. 18, 2023
DATE

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22960
LISSER & ASSOCIATES, PLLC
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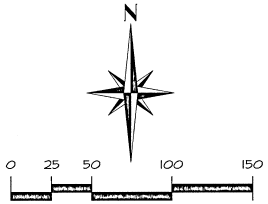
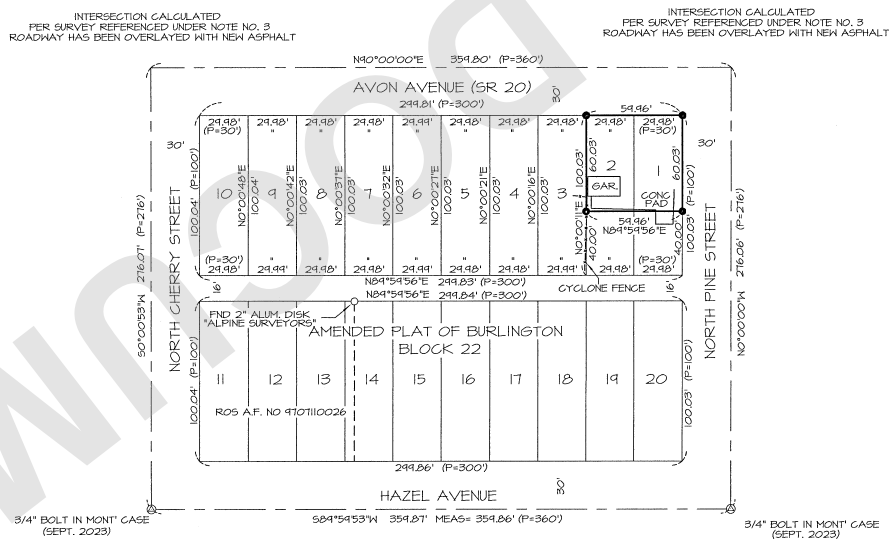
MOUNT VERNON WA 98273
PHONE (360) 419-7442
FAX (360) 419-0581
E-MAIL BRUCE@LISSER.COM

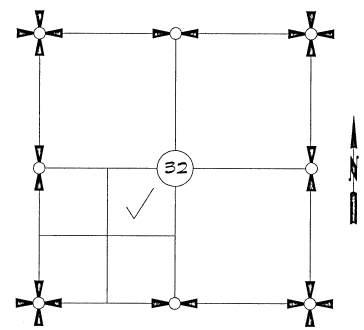
BRUCE G. LISSER — STATE OF WASHINGTON — 22960 — REGISTERED PROFESSIONAL LAND SURVEYOR

SURVEYOR'S NOTE

TO MAINTAIN CONSISTENCY WITHIN BLOCK 22 OF THE "AMENDED PLAT OF BURLINGTON" THIS SURVEY HAS HONORED THE SOLUTION SHOWN ON THAT CERTAIN RECORD OF SURVEY REFERENCED IN NOTE NO. 3.







SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

VICINITY MAP
N.T.S.

SHEET 1 OF 1 DATE: 9/15/23

SURVEY IN A PORTION OF THE NE 1/4 OF THE SW 1/4 OF SECTION 32, T. 35 N., R. 4 E., W.M. SKAGIT COUNTY, WASHINGTON FOR: MEGHAN JOHNSON

FB: 519 PG: 16	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	SCALE: 1"=50'
MERIDIAN: ASSUMED		DWG: 23-115 ROS

202309180080
09/18/2023 03:49 PM Pages: 1 of 1 Fees: $323.50
Skagit County Auditor

UNOFFICIAL DOCUMENT