SURVEY DESCRIPTION

THE SOUTH 80 FEET OF LOT 3, BLOCK 130, "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON.

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 20123169.
   ○ INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED
   ⊗ INDICATES EXISTING MONUMENT AS NOTED

2. DESCRIPTION FOR THIS SURVEY IS BASED UPON QUIT CLAIM DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 202105260176.

3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE "FIRST ADDITION TO BURLINGTON, SKAGIT CO., WASH.," RECORDED IN VOLUME 3 OF PLATS, PAGE 11, SHORT PLAT NO. BURL-1-84 RECORDED UNDER AUDITOR'S FILE NO. 8411020018, SHORT PLAT NO. BURL-3-94 RECORDED UNDER AUDITOR'S FILE NO. 9501240057, WILLIAMSON SHORT PLAT NO. BURL-5-06 RECORDED UNDER AUDITOR'S FILE NO. 200611160056, RECORDS OF SURVEY MAPS RECORDED UNDER AUDITOR'S FILE NUMBERS 200906080001, 202110150094, 201703210044, AND 202204210020, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.

4. INSTRUMENTATION: TRIMBLE S-5 TOTAL STATION

5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE

6. MERIDIAN: ASSUMED PER PREVIOUS SURVEYS, SEE NOTE NO. 3

7. BASIS OF BEARING: MONUMENTED CENTERLINE EAST RIO VISTA AVENUE BETWEEN SOUTH PINE STREET AND SOUTH ANACORTES STREET

BEARING = NORTH 89°36'54" WEST

8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF BILL H. MERCER, AN UNMARRIED PERSON, 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 (FENCES, CONCRETE DRIVEWAY, GRAVEL, CURBING) 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.

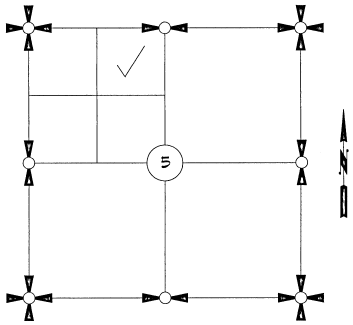
AUDITOR'S CERTIFICATE

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

FILED FOR RECORD THIS 21 DAY OF Feb, 2025 AT 28 MINUTES PAST 1 O'CLOCK P M. IN VOLUME 1 OF SURVEYS ON PAGE(S) 1 UNDER AUDITOR'S FILE NO. 202502210073, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Sandra Perkins
SKAGIT COUNTY AUDITOR

Tera Diedrich
DEPUTY



SECTION 5, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

VICINITY MAP
N.T.S.

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 BILL H. MERCER, AN UNMARRIED PERSON, IN FEBRUARY 2025.

2-21-25
DATE

KEVIN G. LISSER, P.L.S., CERTIFICATE NO. 20123169
LISSER & ASSOCIATES, PLLC
320 MILWAUKEE ST/PO BOX 1109
MOUNT VERNON WA 98273
PHONE (360) 419-7442
E-MAIL KEVIN@LISSER.COM

KEVIN G. LISSER
STATE OF WASHINGTON
20123169
REGISTERED
PROFESSIONAL LAND SURVEYOR

2-21-25

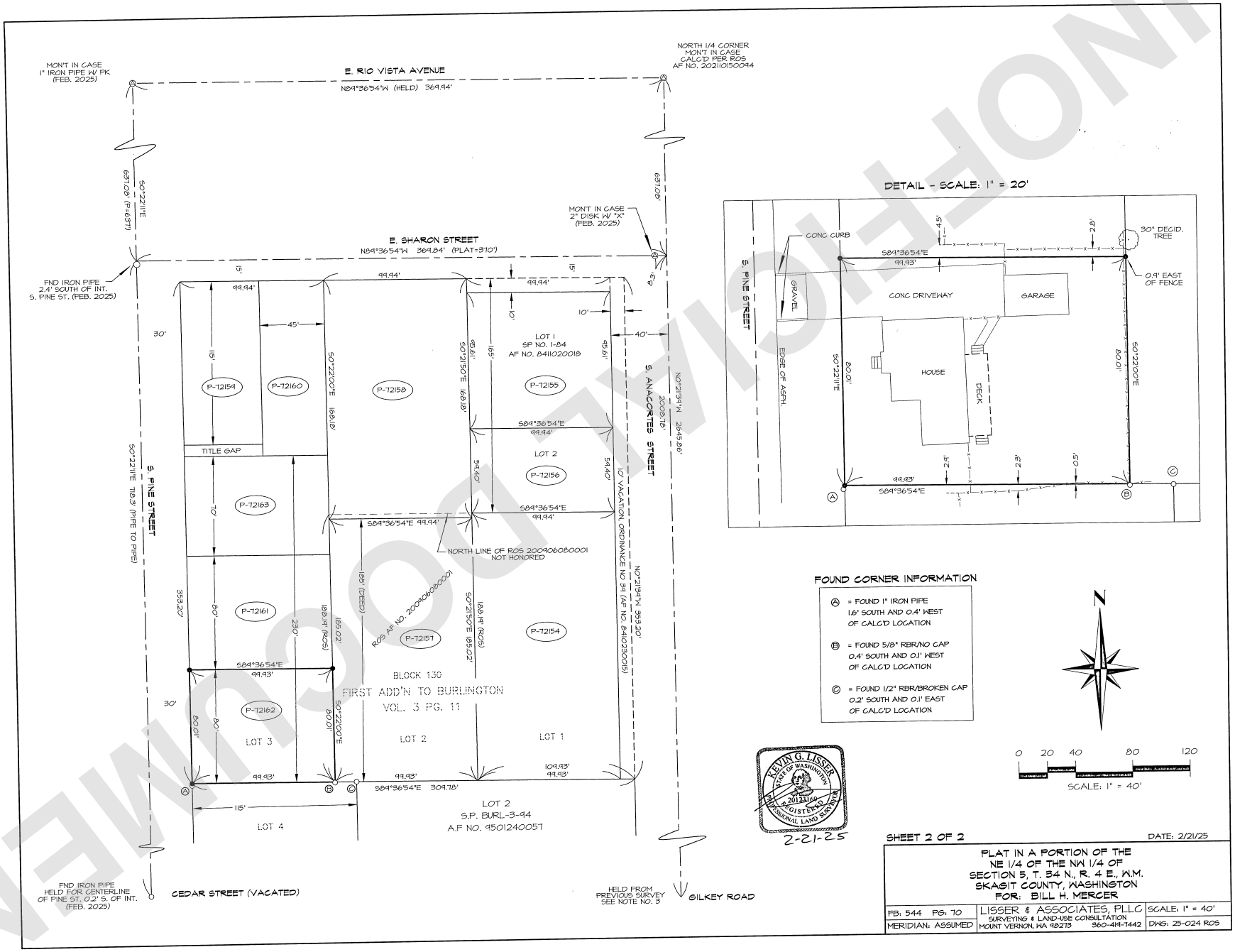
SHEET 1 OF 2 DATE: 2/21/25

PLAT IN A PORTION OF THE
NE 1/4 OF THE NW 1/4 OF
SECTION 5, T. 34 N., R. 4 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: BILL H. MERCER

FB: 544 PG: 70	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	SCALE:
MERIDIAN: ASSUMED		DWG: 25-024 ROS

202502210073
02/21/2025 02:28 PM Pages: 1 of 2 Fees: $428.50
Skagit County Auditor

UNOFFICIAL DOCUMENT



SHEET 2 OF 2

DATE: 2/21/25

PLAT IN A PORTION OF THE
NE 1/4 OF THE NW 1/4 OF
SECTION 5, T. 34 N., R. 4 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: BILL H. MERCER

FB: 544 PG: 70	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-1442	SCALE: 1" = 40'
MERIDIAN: ASSUMED		DWG: 25-024 ROS

UNOFFICIAL DOCUMENT

202502210073
02/21/2025 02:28 PM Page 2 of 2