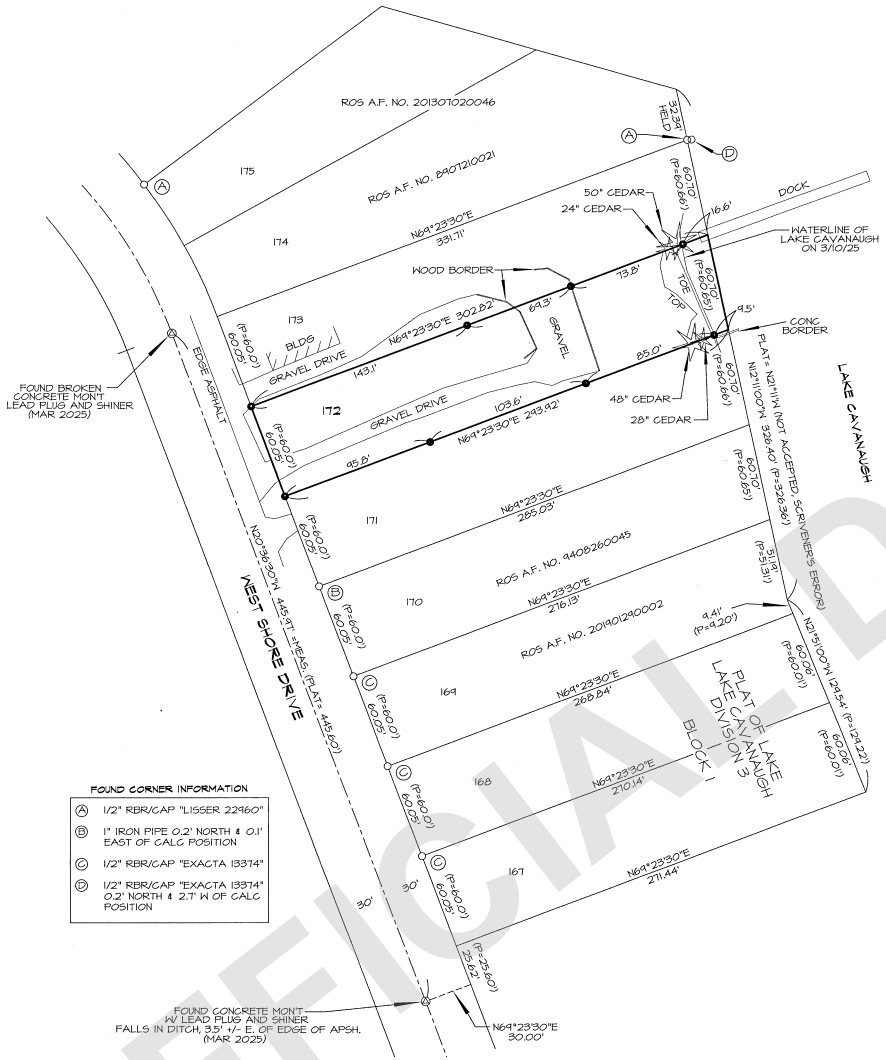


FOUND CORNER INFORMATION

Ⓐ	1/2" RBR/CAP "LISSER 22960"
Ⓑ	1" IRON PIPE 0.2' NORTH & 0.1' EAST OF CALC POSITION
Ⓒ	1/2" RBR/CAP "EXACTA 13374"
Ⓓ	1/2" RBR/CAP "EXACTA 13374" 0.2' NORTH & 2.7' W OF CALC POSITION

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 N.E.T. CONTRACTING, LLC, IN MARCH 2025.

KEVIN G. LISSER, P.L.S., CERTIFICATE NO. 20123169 — DATE 3-12-25

LISSER & ASSOCIATES, PLLC
320 MILWAUKEE ST/PO BOX 1109
MOUNT VERNON WA 98273
PHONE (360) 419-7442
E-MAIL KEVIN@LISSER.COM

AUDITOR'S CERTIFICATE

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

FILED FOR RECORD THIS 12 DAY OF March 2025 AT 33 MINUTES PAST 11 O'CLOCK A.M. IN VOLUME ___ OF SURVEYS ON PAGE(S) ___ UNDER AUDITOR'S FILE NO. 202503120029, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SKAGIT COUNTY AUDITOR — DEPUTY

SURVEY DESCRIPTION

LOT 172, BLOCK 1, "LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3", ACCORDING TO THE PLAT RECORDED IN VOLUME 6 OF PLATS, PAGES 25 TO 31, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH SECOND CLASS SHORELANDS AS CONVEYED BY THE STATE OF WASHINGTON:

THE SHORELANDS OF THE SECOND CLASS, OWNED BY THE STATE OF WASHINGTON, SITUATE IN FRONT OF, ADJACENT TO, OR ABUTTING UPON LOT 172, BLOCK 1, LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3, A RECORDED PLAT IN GOVERNMENT LOT 4, SECTION 22, TOWNSHIP 33 NORTH, RANGE 6 EAST, W.M.

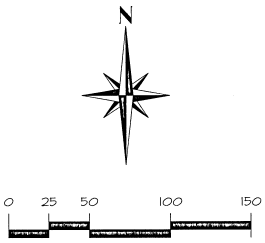
SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

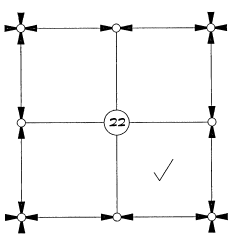
NOTES

1. ● INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 20123169.
   O INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED
   Ø INDICATES EXISTING MONUMENT AS NOTED
2. DESCRIPTION FOR THIS SURVEY IS BASED UPON STATUTORY WARRANTY DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 200010050001.
3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE "LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3", RECORDED IN VOLUME 6 OF PLATS, PAGES 25 TO 31, INCLUSIVE, RECORDS OF SURVEY MAPS RECORDED UNDER AUDITOR'S FILE NUMBERS 9409260045, 201301020046, 201901240002 & 8407210021, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.
4. INSTRUMENTATION: TRIMBLE S-5 TOTAL STATION
5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
6. MERIDIAN: ASSUMED PER LAKE CAVANAUGH SUBDIVISION NO. 3
7. BASIS OF BEARING: MONUMENTED CENTERLINE OF WEST SHORE DRIVE

   BEARING = NORTH 20°36'30" WEST
8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF NET CONTRACTING, LLC, 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 WHIGH 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 (GRAVEL DRIVEWAY, DOCK, BORDERS) 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.



SCALE: 1" = 50'



SECTION 22, TOWNSHIP 33 NORTH, RANGE 6 EAST, W.M.

VICINITY MAP
NTS

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

3-12-25

SHEET 1 OF 1 — DATE: 3/11/25

SURVEY IN A PORTION OF THE SE 1/4 (GOVERNMENT LOT 4) OF SECTION 22, T. 33 N., R. 6 E., W.M. SKAGIT COUNTY, WASHINGTON FOR: NET CONTRACTING, LLC

FB: 550 PG: 13	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	SCALE: 1" = 50'
MERIDIAN: ASSUMED		DWG: 25-016 ROS

202503120029
03/12/2025 11:33 AM Pages: 1 of 1 Fees: $423.50
Skagit County Auditor

UNOFFICIAL DOCUMENT