

SURVEY DESCRIPTION

LOT 3, "PLAT OF SARATOGA PASSAGE VIEA CARD PL-06-0107", AS PER PLAT RECORDED JUNE 10, 2004 AS AUDITOR'S FILE NO. 20040600084 AND AS PER "AFFIDAVIT OF MINOR CORRECTION OF SURVEY" RECORDED AS AUDITOR'S FILE NO. 200408280052.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT OF VIEW AND MAINTENANCE OF VIEA IN A PORTION OF THE LOT 26 OPEN SPACE AREA OF SAID PLAT DESCRIBED AS FOLLOWS:

BEGIN AT THE NORTHWEST CORNER OF LOT 3 OF SAID PLAT; THENCE ALONG THE WESTERLY LINE OF SAID LOT 3 TO THE POINT OF BEGINNING; THENCE SOUTHERLY ALONG SAID PARALLEL LINE TO ITS POINT OF INTERSECTION WITH A LINE DRAIN PARALLEL WITH AND 100 FEET SOUTHWESTERLY OF THE SOUTHWESTERLY LINE OF LOT 4 OF SAID PLAT; THENCE SOUTHWESTERLY ALONG SAID PARALLEL LINE TO THE POINT OF INTERSECTION WITH A LINE DRAIN PARALLEL WITH AND 100 FEET SOUTHWESTERLY OF THE SOUTHWESTERLY LINE OF LOT 5 OF SAID PLAT; THENCE SOUTHWESTERLY ALONG THE SOUTHEASTERLY LINE OF LOT 5 OF SAID PLAT; THENCE SOUTHWESTERLY ALONG SAID SOUTHWESTERLY EXTENSION TO THE POINT OF BEGINNING.

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.

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 JOHN OLSON AND JANET OLSON, HUSBAND AND WIFE, IN MARCH 2025.

Kevin G. Lissner
DATE 3-27-25
KEVIN G. LISSNER, PLLC, CERTIFICATE NO. 20123164
320 MILWAUKEE 51/P.O. BOX 1104
MOUNT VERNON, WA 98273
PHONE (360) 414-7442
E-MAIL KEVIN@LISSNER.COM

NOTES

- INDICATES REBAR SET AND CAPPED WITH YELLOW CAP
O INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED
S INDICATES EXISTING MONUMENT AS NOTED
- DESCRIPTION FOR THIS SURVEY IS BASED UPON BARGAIN AND SALE DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 201610310210.
- FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE "PLAT OF SARATOGA PASSAGE VIEA CARD PL-06-0107", RECORDED UNDER AUDITOR'S FILE NO. 20040600084, "AFFIDAVIT OF MINOR CORRECTION OF SURVEY" RECORDED UNDER AUDITOR'S FILE NO. 200408280052, AND RECORDS OF SURVEY MAP RECORDED UNDER AUDITOR'S FILE NUMBER 2023030200083, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.
- INSTRUMENTATION: TRIMBLE 5-5 TOTAL STATION
- SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
- MERIDIAN: ASSUMED PER SARATOGA PASSAGE VIEA CARD PL-06-0107
- BASIS OF BEARING: PER PLAT, BETWEEN FOUND CENTERLINE PLAT MONUMENTS
BEARING = SOUTH 49°26'05" EAST
- THIS SURVEY WAS PERFORMED AT THE REQUEST OF JOHN OLSON AND JANET OLSON, HUSBAND AND WIFE, FOR THE DELINEATION AND STAKING OF THE NORTH LINE ONLY OF THE DESCRIBED PROPERTY, AS SHOWN.
- EXCEPT AS SPECIFICALLY STATED OR SHOWN ON THIS SURVEY MAP, THIS SURVEY DOES NOT PURPORT TO REFLECT ALL OF THE FOLLOWING: OTHER UNRECORDED EASEMENTS, ENCUMBRANCES, INTERESTS, 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 OCCUPATIONAL INDICATORS (FENCE, TOP AND TOE OF EXCAVATED SLOPE, HEDGE, WATER LINE, IRRIGATION LINE) AS PER WAC CHAPTER 332-150. 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.
- THE CAPPED REBAR SET PER ROS AF NO. 2023030200083 WAS NOT FOUND AS PART OF THIS SURVEY. BASED ON CONVERSATIONS WITH THE OWNER, THE REBAR WAS NEAR THE TOP OF THE SLOPE PRIOR TO EXCAVATING NEAR THE COMMON LINE BETWEEN LOTS 2 AND 3. SARATOGA PASSAGE VIEA CARD SET REBAR AND CAP ON THE PROPERTY LINE AT THIS LOCATION PER THE OWNERS REQUEST.

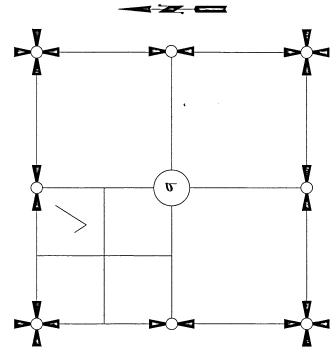


AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LISSNER & ASSOCIATES, PLLC, MINUTES PAST 12 O'CLOCK P.M. IN VOLUME 00 OF SURVEYS ON PAGE(S) 12 UNDER AUDITOR'S FILE NO. 202503270103, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Janet Olson
SKAGIT COUNTY AUDITOR

Tom Ditch
DEPUTY

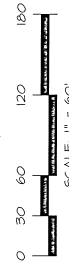
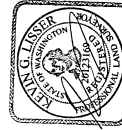


SECTION 9, TOWNSHIP 33 NORTH, RANGE 4 EAST, 4M.
VICINITY MAP
N.T.S.

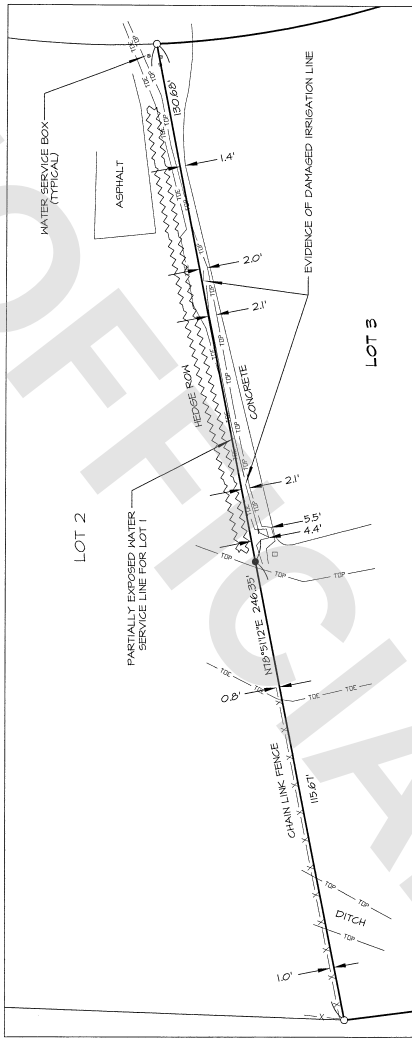
SHEET 1 OF 2		DATE: 3/21/25	
SURVEY IN A PORTION OF THE NE 1/4 OF THE NW 1/4 OF SECTION 9, T. 33 N. R. 4 E. 4M. SKAGIT COUNTY, WASHINGTON FOR: JOHN AND JANET OLSON			
FB: 551	PG: 10	LISSNER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98278	SCALE: 360-414-7442 DNG: 25-021 ROS

CURVE TABLE

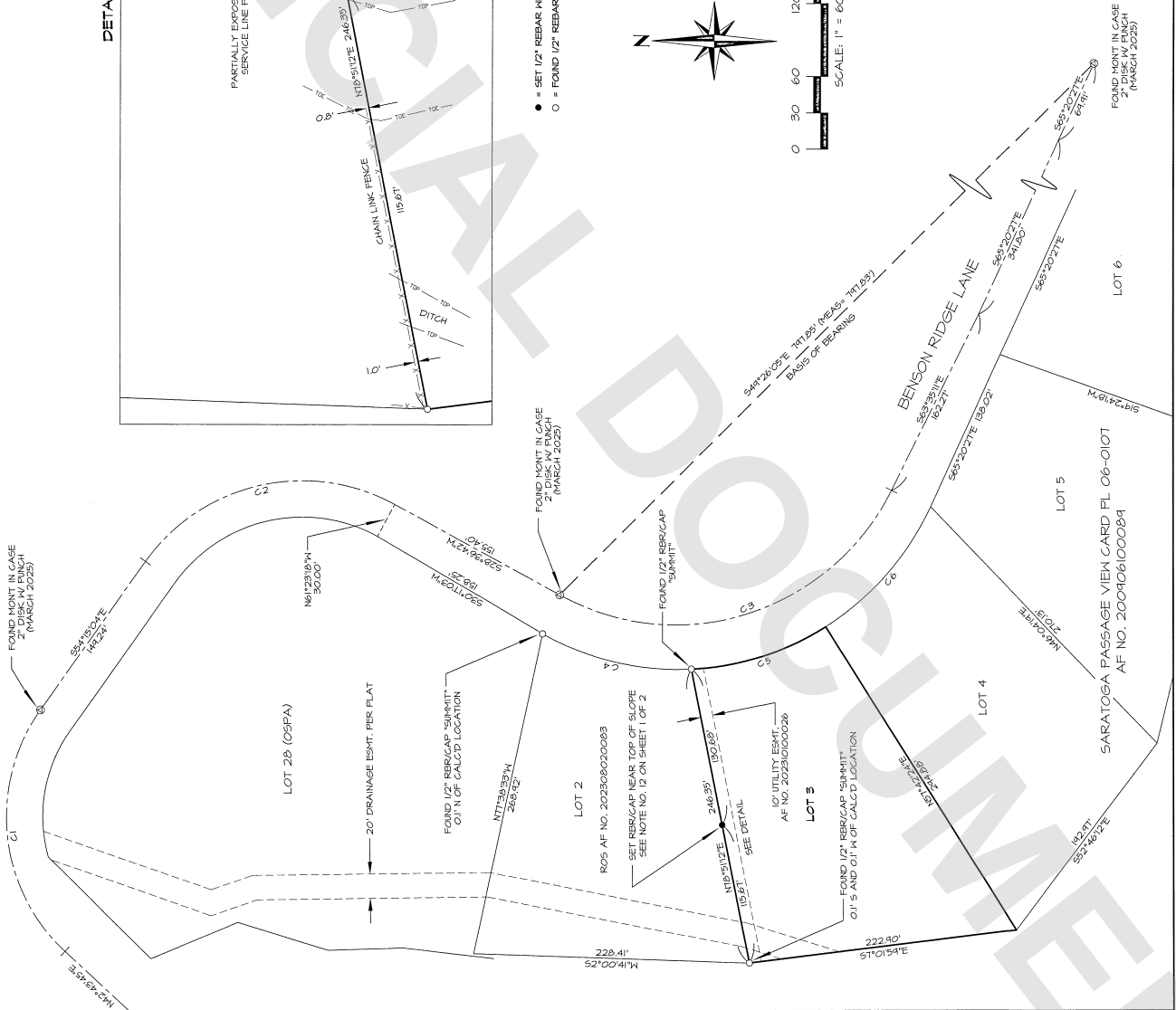
3-27-25



DETAIL - SCALE: 1" = 20'



● = SET 1/2" REBAR WITH CAP INSCRIBED "LISSER 20123169"
○ = FOUND 1/2" REBAR WITH CAP INSCRIBED "GUMMIT 32169"



SHEET 2 OF 2

DATE: 3/27/25

SURVEY IN A PORTION OF THE
NE 1/4 OF THE NW 1/4 OF
SECTION 9, T. 33 N., R. 4 E., WM.
SKAGIT COUNTY, WASHINGTON
FOR: JOHN AND JANET OLSON

FB: 551 PG: 10
 MERIDIAN: ASSUMED
 LISSE & ASSOCIATES, PLLC
 SURVEYING & LAND-USE CONSULTATION
 MOUNT VERNON, WA 98273 360-419-7442
 SCALE: 1" = 60'
 DWG: 25-021 RC