

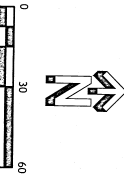
RECORD OF SURVEY

N 89° 33'00" W 212.96' CALC. (213' PLAT)

N 89° 16'45" W 361.56' PLAT

PLAT BOUNDARY

20'



LEGEND

- FOUND BRASS DISK IN MONUMENT CASE
- FOUND 1/2" IRON PIN, DOWN 0.7', NO PLS CAP
- FOUND 3/4" IRON PIPE, DOWN 0.6', NO PLS CAP
- SET REBAR, PLS CAP 37550
- CALC. CALCULATED

PROPERTY DESCRIPTION

STATUTORY WARRANTY DEED
AP NO. 20200590021
TRACT 10, PARTCHEN'S FIRST ADDITION TO MOUNT VERNON, AS PER PLAT RECORDED IN VOLUME 6 OF WASHINGTON, COUNTY 1, RECORDS OF SKAGIT COUNTY, WASHINGTON.
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

NW QTR. SECTION 29
NE QTR. SECTION 29

CURRENT STREET RIGHT OF WAY NOT SHOWN

NOTES

THIS SURVEY WAS CONDUCTED IN JULY 2025 BY FIELD TRAVERSE WITH A 2-SECOND TOTAL STATION. ALL SURVEY MARKERS SHOWN ON THIS MAP WERE VISITED AND VERIFIED AT THAT TIME UNLESS OTHERWISE NOTED.

SURVEY ACCURACY MEETS WAC 332.130-090 STANDARDS FOR SUBURBAN LOTS.

THIS MAP DOES NOT PURPORT TO SHOW ALL EASEMENTS THAT MAY AFFECT THE PROPERTY. A TITLE REPORT OR FURTHER RESEARCH MAY BE NECESSARY TO IDENTIFY ALL EASEMENTS.

FENCES, DRIVEWAYS, AND OTHER FEATURES MAY NOT CONCLUDE WITH THE PROPERTY BOUNDARIES SHOWN. THIS SURVEY DOES NOT RESOLVE ANY DISCREPANCIES OR POTENTIAL CLAIMS RELATED TO UNWRITTEN TITLE RIGHTS OR ADVERSE POSSESSION.

S 13TH ST

N 00° 29'00" E 329.99' CALC.

N 00° 29'00" E 127.00' (HELD FROM PLAT)

KISER BOUNDARY LINE ADJUSTMENT
AP NO. 201309170026

7

8

9

N 00° 30'00" E 127.28'

N 89° 32'00" W 60.05' CALC.
N 89° 34'45" W 60.00' CALC.
N 89° 16'00" W 60.00' CALC.
N 88° 46'50" W 60.81' MEAS.

N 00° 30'00" E 127.35' CALC.
N 00° 25'47" E 127.02' MEAS.

7721 SQUARE FEET

BOARD FENCE

11

12

13

127.56'

135.56'

BASIS OF BEARINGS

N 00° 30'00" E 331.12' CALC. (MEAS. 331.08')

S 15TH ST

N 00° 30'00" E 331.13' CALC.

BERNIECE STREET

N 89° 16'00" W 544.45' PLAT

285.00'

30'

HELD
30.00'
N 89° 16'00" W

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 14 DAY OF JULY 2025
AT 10:04 AM IN BOOK OF 2025
AT THE REQUEST OF HOXCO SURVEY, PLLC
COPIES AT NO. 20250714 00 39

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION AND IN COMPLIANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDED ACT. THE REQUEST OF KAITLYN DEWITT IN JULY 2025.
JOHN K. HOXCO, PLS. CERTIFICATE NO. 37550



HOXCO
SURVEY
PLLC
1313 E MAPLE ST STE 302
BELLINGHAM, WA 98225
360-224-3806 www.hoxcosurvey.com

RECORD OF SURVEY

FOR
KAITLYN DEWITT

07-11-2025 JOB NO. 25-023
PAGE 1 OF 1

NW1/4, NE1/4 SECTION 29
T34N, R4E, W4E,
SKAGIT COUNTY, WA