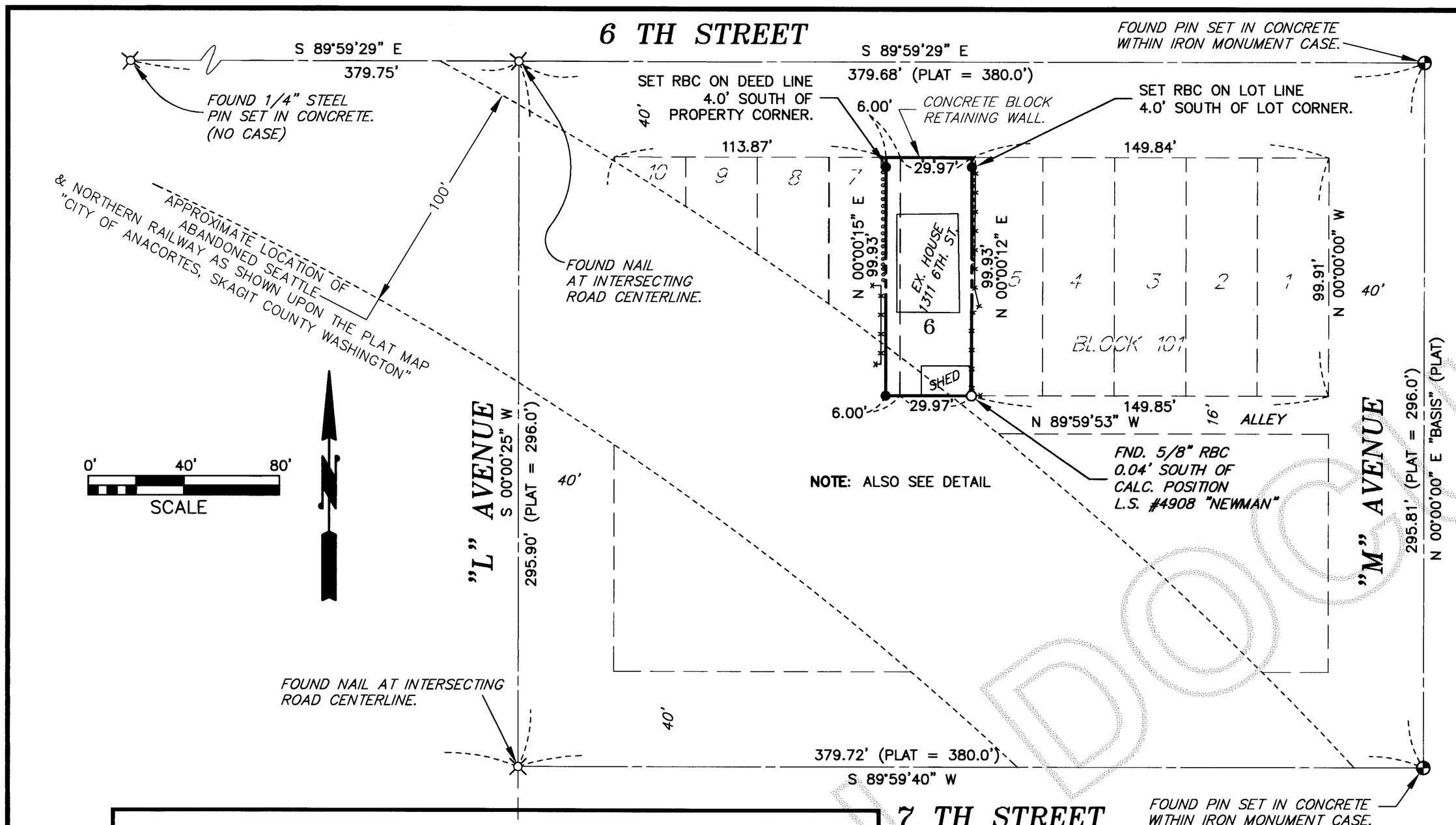
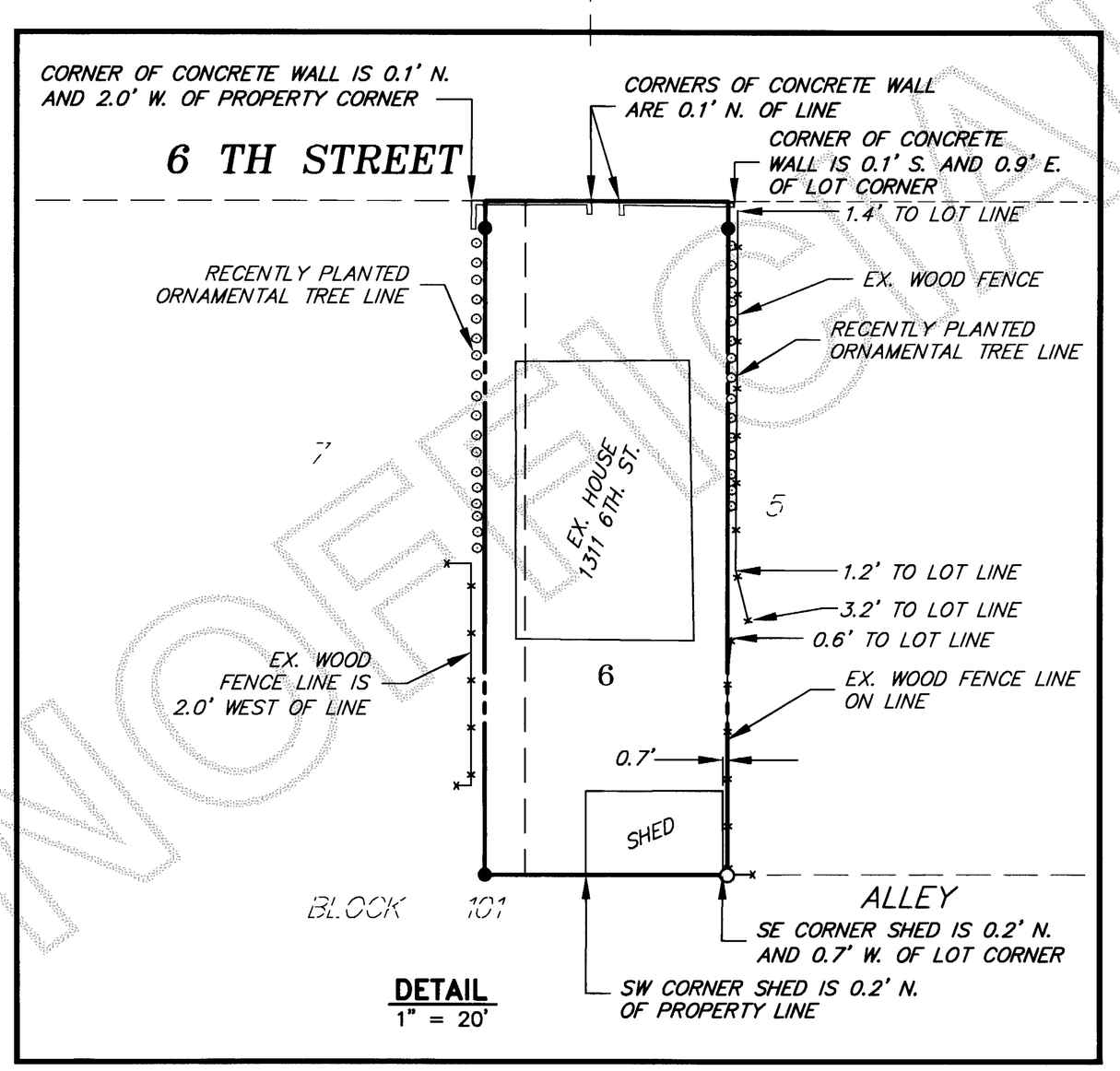
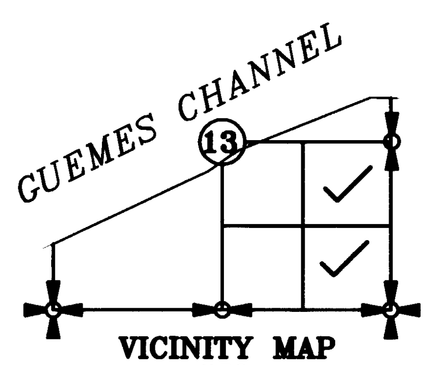




DETAIL
1" = 20'



VICINITY MAP
N.T.S.

AUDITOR'S CERTIFICATE

200509200002
Skagit County Auditor
9/20/2005 Page 1 of 1 8:30AM

AT THE REQUEST OF SEMRAU ENGINEERING & SURVEYING P.L.L.C..

Norma Brummett
SKAGIT COUNTY AUDITOR

DEPUTY

NOTES

1. ● – INDICATES IRON REBAR SET WITH YELLOW CAP – SURVEY NUMBER SEMRAU 28626
   ○ – INDICATES EXISTING REBAR AND CAP FOUND.
   ⊕ – INDICATES EXISTING MONUMENT FOUND.
   ⊗ – INDICATES EXISTING NAIL OR SPIKE FOUND.
2. THE DESCRIPTION FOR THIS SURVEY IS FROM LAND TITLE COMPANY OF SKAGIT COUNTY ORDER NO. 116830–SAE, DATED JUNE 6, 2005.
3. BASIS OF BEARING: EXISTING MONUMENTS FOUND IN "M" AVENUE AT 6TH STREET AND 7TH STREET. BEARING = NORTH 00°00'00" EAST.
4. ALL DISTANCES ARE SHOWN IN FEET.
5. INSTRUMENTATION: LEICA TCA 1105 THEODOLITE DISTANCE METER.
6. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE.
7. THIS SURVEY WAS REQUESTED BY BRIAN OLPIN.
8. THIS SURVEY MAY SHOW OCCUPATIONAL INDICATORS AS PER W.A.C. 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.
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 SETBACKS LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND–USE REGULATIONS AND ANY OTHER FACTS.
10. FOR THIS SURVEY WE ASSUMED THAT THE "ABANDONED GREAT NORTHERN RAILWAY COMPANIES RIGHT–OF–WAY" IS THE SAME AS THE SEATTLE AND NORTHERN RAILWAY RIGHT–OF–WAY SHOWN ON THE PLAT MAP AND THAT THE APPORTIONING WOULD BE ALONG THE EXTENDED WEST AND SOUTH LOT LINES.
11. LOT DIMENSIONS HAVE BEEN PROPORTIONED TO CONFORM TO MEASURED DISTANCES BETWEEN EXISTING MONUMENTS.
12. THE LEGAL DESCRIPTION OF THE PARCEL P55644 TO THE WEST OF THIS SURVEY IS RECORDED UNDER AUDITOR'S FILE NO. 8811100044 AND CONTAINS A DESCRIPTION FOR THE RIGHT–OF–WAY OF THE SEATTLE AND NORTHERN RAILWAY. WE HAVE INTERPRETED THE EAST LINE OF THIS DESCRIPTION TO BE THE SOUTHERLY EXTENSION OF THE WEST LINE OF THE EAST 6 FEET OF LOT 7.

DESCRIPTION

LOT 6 AND THE EAST 6 FEET OF LOT 7, BLOCK 101, "MAP OF THE **CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON,**" AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 4, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THAT PORTION OF THE ABANDONED GREAT NORTHERN COMPANY'S RIGHT–OF–WAY ADJACENT THERETO.

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

(PARCEL NO. P55639)

JOHN B. SEMRAU
STATE OF WASHINGTON
28626
REGISTERED PROFESSIONAL LAND SURVEYOR
EXPIRES: 10–17–06

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 BRIAN OLPIN.

JOHN B. SEMRAU, P.E., P.L.S., CERTIFICATE NO. 28626
SEMRAU ENGINEERING & SURVEYING, P.L.L.C.
2118 RIVERSIDE DRIVE SUITE 208
MOUNT VERNON, WA 98273
PHONE 360–424–9566

DATE: 9·19·05

DRAWING FILE: 4607ROS.DWG 9/19/05

SHEET 1 OF 1

SURVEY OF LOT 6 AND A PORTION OF LOT 7, BLOCK 101, CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON
SE 1/4 OF SE 1/4 AND NE 1/4 OF SE 1/4, SECTION 13, T. 35 N., R. 1 E., W.M.
ANACORTES, WASHINGTON
FOR: BRIAN OLPIN

FB. 246 PG. 25–28	SEMRAU ENGINEERING & SURVEYING SURVEYING • ENGINEERING • PLANNING MOUNT VERNON, WA 98273 360–424–9566	SCALE: 1"= 40'
MERIDIAN: ASSUMED		JOB NO. . 4607

UNOFFICIAL DOCUMENT