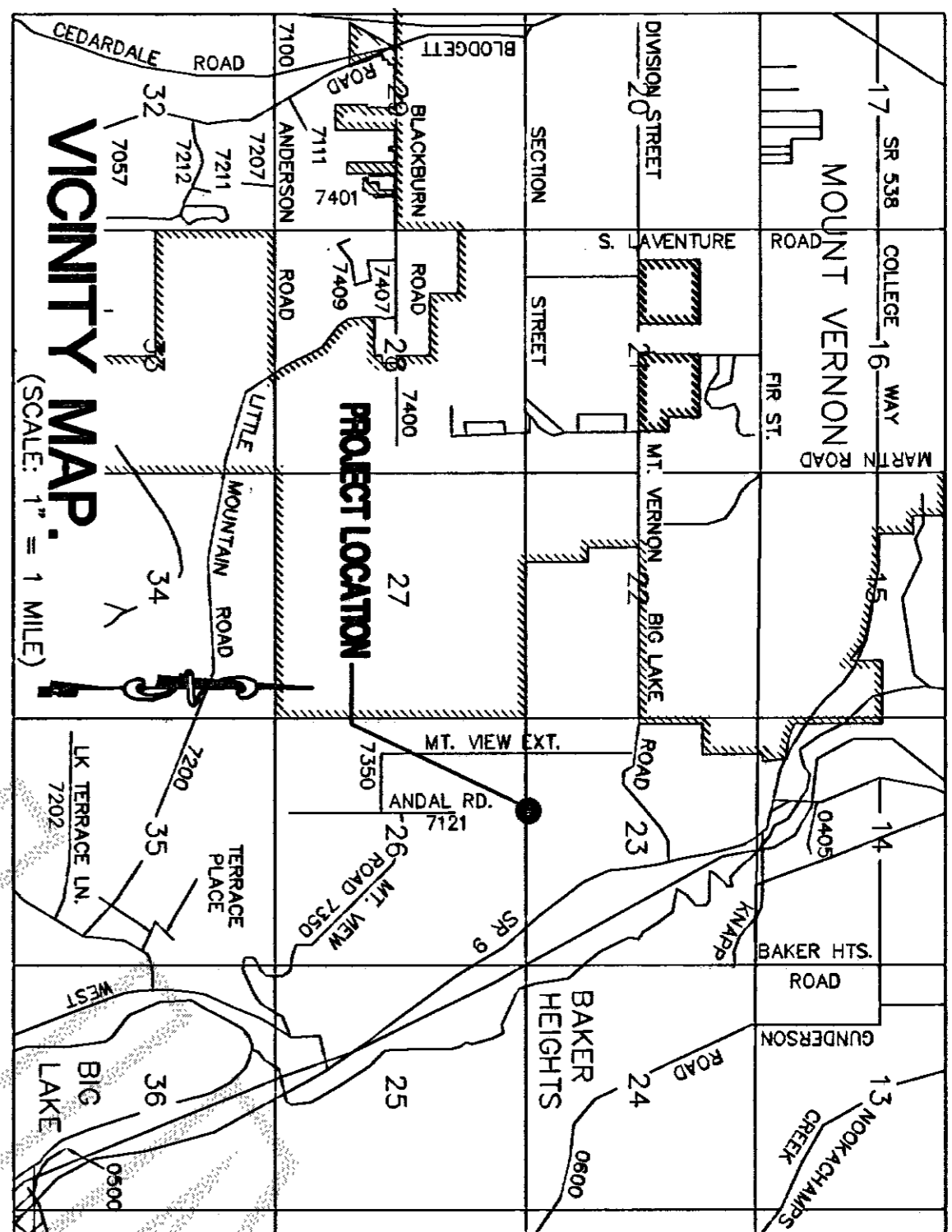


**SURVEY IN A PORTION OF THE NW1/4 OF SEC. 26, TWP. 34 N, RNG. 4 E, W.M.  
AND A PORTION OF THE SW1/4 OF SEC. 23, TWP. 34 N, RNG. 4 E, W.M.  
SKAGIT COUNTY, WASHINGTON**

Short Plat No. P103-0808 Date: 2-28-06

**AUDITORS CERTIFICATE**  
FILED FOR RECORD AT THE REQUEST OF SUMMIT ENGINEERS & SURVEYORS, INC.



SEE SHEET 2 OF 3 FOR  
LOT SUBDIVISION

LINE	LENGTH	BEARING
L1	31.14	S36°08'12"E
L2	26.20	S50°06'10"W
L3	36.97	N72°11'33"W
L4	35.33	S08°26'07"W
L5	44.60	S88°33'52"E
L6	17.61	N36°57'33"W
L7	54.38	S07°58'45"E
L8	40.00	N01°34'44"E
L9	60.08	S88°33'52"E
L10	19.03	S01°33'22"E
L11	76.71	S57°18'34"W

**SURVEYORS CERTIFICATE**

I, YOUNG-SOO KIM, DO HEREBY CERTIFY THAT THIS PLAT TITLED "YARCHO SHORT PLAT" IS BASED UPON AN ACTUAL SURVEY AND SUBDIVISION OF SECTION 23 & 26, TOWNSHIP 34N, RANGE 4E, W.M.; THAT THE COURSES AND DISTANCES ARE SHOWN CORRECTLY THEREON THAT THE MONUMENTS HAVE BEEN SET AND THE LOT CORNERS STAKED CORRECTLY ON THE GROUND; AND THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF THE STATUTES AND PLATTING REGULATIONS PER RCW 64.34.232.

**DEVELOPERS/OWNERS**

WILLIAM A. YARCHO  
VICKY A. YARCHO  
16252 MOUNTAIN SPRINGS LANE  
MOUNT VERNON, WA 98274

**TREASURER'S CERTIFICATE**  
THIS IS TO CERTIFY THAT ALL TAXES HERETOFORE LEVIED AND WHICH HAVE BECOME A LIEN ON THE LANDS HEREIN DESCRIBED HAVE BEEN FULLY PAID AND DISCHARGED ACCORDING TO THE RECORDS OF MY OFFICE UP TO AND INCLUDING THE YEAR 2006.

*Karen O. [Signature]*  
SKAGIT COUNTY TREASURER  
DATE: 2-28-06

**APPROVALS**  
THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SKAGIT COUNTY SHORT PLAT ORDINANCE THIS 28th DAY OF February 2006.

*Cam [Signature]*  
SHORT PLAT ADMINISTRATOR

*Steve [Signature]*  
COUNTY ENGINEER

*Heather [Signature]*  
HEALTH OFFICER

**DECLARATION**  
WE, THE UNDERSIGNED OWNERS, HEREBY DECLARE THIS SHORT PLAT WAS MADE WITH OUR FREE CONSENT AND IN ACCORDANCE WITH OUR WISHES.

*William A. Yarcho*  
WILLIAM A. YARCHO

*Heather [Signature]*  
VICKY A. YARCHO

*David [Signature]*  
DAVID [Signature]

*David [Signature]*  
DAVID [Signature]



**SUMMIT ENGINEERS & SURVEYORS, INC.**  
2218 OLD HIGHWAY 99 SOUTH ROAD, MOUNT VERNON, WA 98273  
PHONE: (360) 416-4999 FAX: (360) 416-4949  
E-MAIL: YSK@SUMMITES.COM



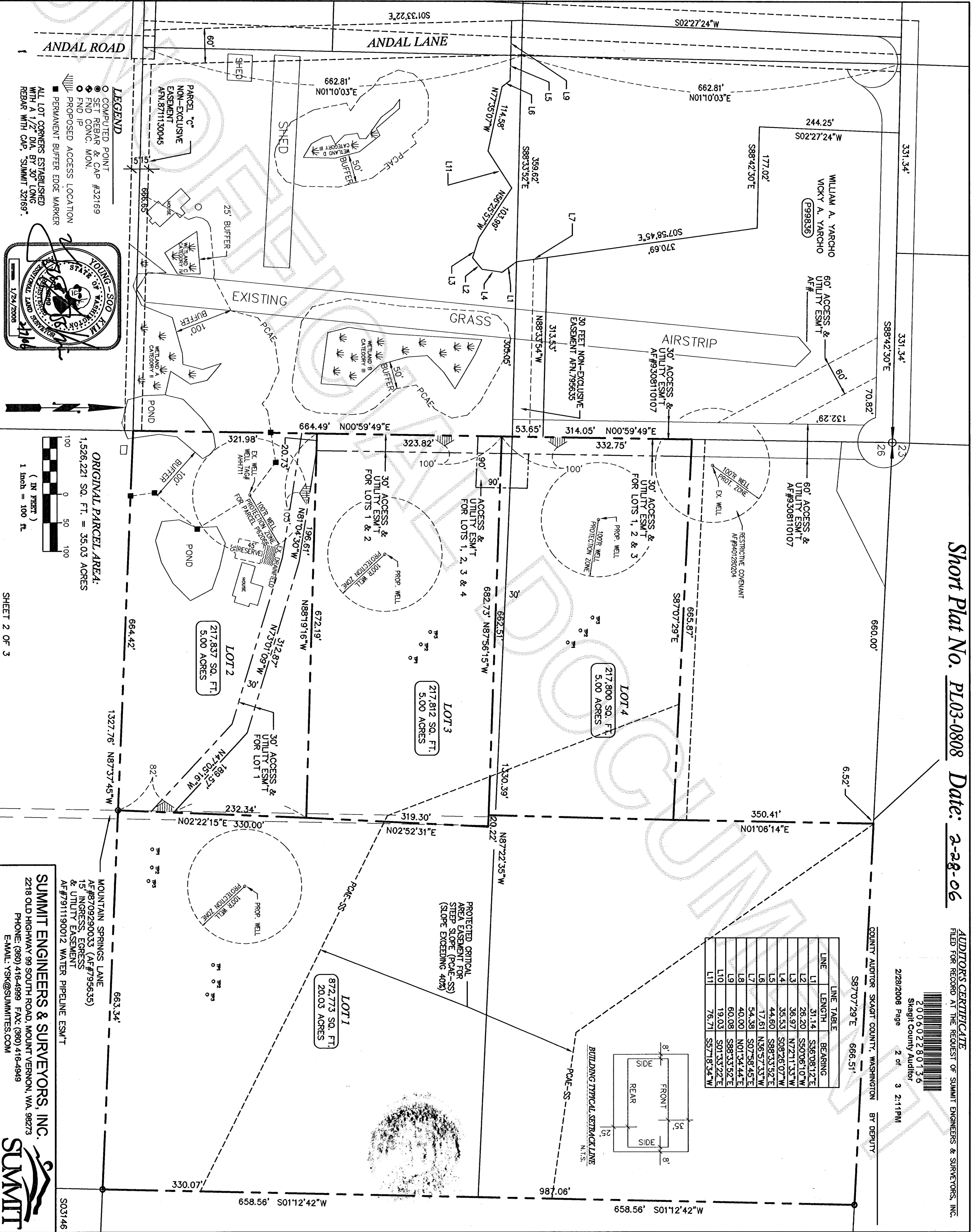
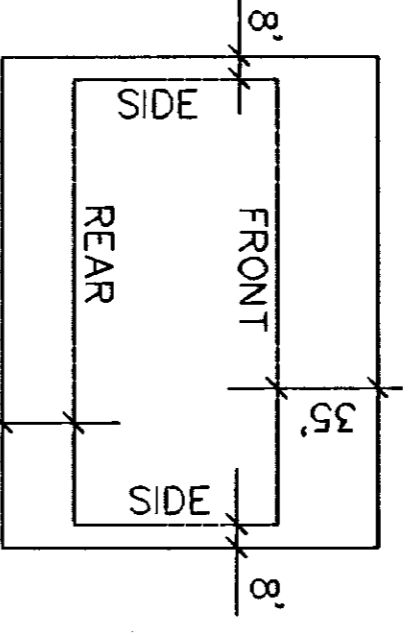
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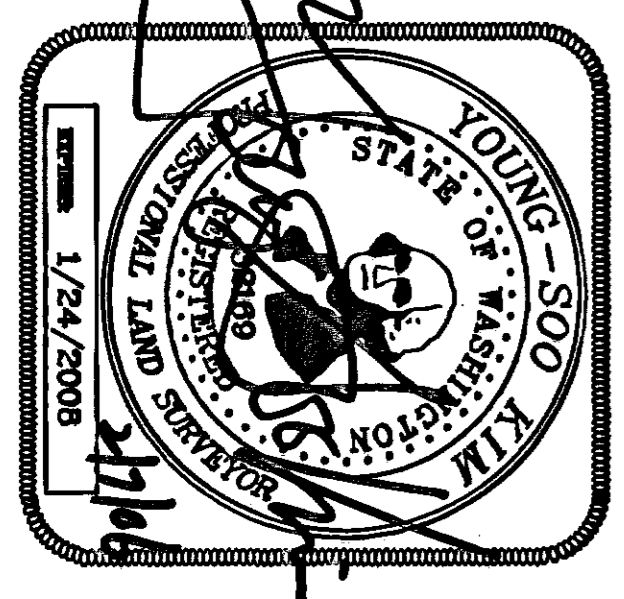


COUNTY AUDITOR SKAGIT COUNTY, WASHINGTON BY DEPUTY

LINE	LENGTH	BEARING
L1	31.14	S36°08'12"E
L2	26.20	S50°06'10"W
L3	36.97	N72°11'33"W
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L10	19.03	S01°33'22"E
L11	76.71	S57°18'34"W



**LEGEND**  
 ○ COMPUTED POINT  
 ● SET REBAR & CAP #32169  
 ⊙ FND CONC. MON.  
 ⊙ FND IP  
 ■ PROPOSED ACCESS LOCATION  
 ■ PERMANENT BUFFER EDGE MARKER



**ORIGINAL PARCEL AREA:**  
1,526,221 SQ. FT. = 35.03 ACRES

1" = 100 FT.  
1 inch = 100 ft.

SHEET 2 OF 3

**SUMMIT ENGINEERS & SURVEYORS, INC.**  
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 PHONE: (360) 416-4999 FAX: (360) 416-4949  
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Skagit County Auditor  
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COUNTY AUDITOR  
SKAGIT COUNTY, WASHINGTON  
BY DEPUTY

NOTES

- 1. PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED IN ALL DEEDS AND CONTRACTS.
2. ZONING - RESIDENTIAL COMPREHENSIVE PLAN DESIGNATION - URBAN RESERVE RESIDENTIAL.
3. SEWAGE: ON-SITE-SEPTIC
4. NO BUILDING PERMITS SHALL BE ISSUED FOR ANY RESIDENTIAL AND/OR COMMERCIAL STRUCTURES WHICH ARE NOT WITHIN AN OFFICIAL DESIGNATED BOUNDARY OF A SKAGIT COUNTY FIRE DISTRICT.
5. CHANGE IN LOCATION OF ACCESS. MAY NECESSITATE CHANGE OF ADDRESS. CONTACT SKAGIT COUNTY PERMIT CENTER.
6. ALTERNATIVE ON-SITE SEWAGE DISPOSAL SYSTEM MAY HAVE SPECIAL DESIGN, CONSTRUCTION AND MAINTENANCE REQUIREMENTS. SEE SKAGIT COUNTY HEALTH OFFICER FOR DETAILS.
7. WATER: WELL ON SITE
8. SEE PROTECTED CRITICAL AREA EASEMENT RECORDED UNDER AFN. 200602280136
9. WITH THE EXCEPTION OF ACTIVITIES IDENTIFIED AS ALLOWED WITHOUT STANDARD REVIEW UNDER SCC 14.24.100, ANY LAND USE ACTIVITY THAT CAN IMPAIR THE FUNCTIONS AND VALUES OF CRITICAL AREAS OR THEIR BUFFERS THROUGH A DEVELOPMENT ACTIVITY OR BY DISTURBANCE OF THE SOIL OR WATER AND/OR BY REMOVAL OF OR DAMAGE TO EXISTING VEGETATION SHALL REQUIRE CRITICAL AREAS REVIEW AND WRITTEN AUTHORIZATION PURSUANT TO SCC 14.24.
10. BASIS OF BEARING - NORTH LINE OF THE NW 1/4, SECTION 26, TOWNSHIP 34N, RANGE 4E, W.M. = NORTH 88 42 30 WEST PER APN. 9308110107, VOL. 10, SHORT PLAT PAGE 222
11. SURVEY EQUIPMENT & PROCEDURE: THIS SURVEY WAS COMPLETED AND ACCOMPLISHED BY FIELD TRAVERSE USING A NIKON DTM-520 TOTAL STATION ON 09-20-2003.
12. MAINTENANCE AND CONSTRUCTION OF THE ACCESS ROAD SHALL BE THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION WITH THE LOT OWNERS AS MEMBER.
13. ALL RUNOFF FROM IMPERVIOUS SURFACES, ROOF DRAINS SHALL BE DIRECTED SO AS NOT TO ADVERSELY EFFECT ADJACENT PROPERTIES.
14. SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS AS RECORDED UNDER AUDITOR'S FILE NUMBER 264848 FOR PUGET SOUND POWER & LIGHT COMPANY TO CONSTRUCT, OPERATE, MAINTAIN, REPAIR, REPLACE AND ENLARGE ONE OR MORE ELECTRIC TRANSMISSION AND/OR DISTRIBUTION LINES OVER AND/OR UNDER RIGHT-OF-WAY.
15. SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS AS RECORDED UNDER AUDITOR'S FILE NUMBER 796635 FOR INGRESS, EGRESS AND UTILITIES.
16. SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS AS RECORDED UNDER AUDITOR'S FILE NUMBER 793850 FOR INGRESS, EGRESS AND ROAD PURPOSES.
17. SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS AS RECORDED UNDER AUDITOR'S FILE NUMBER 846518 FOR INGRESS, EGRESS AND ROAD PURPOSES.
18. SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS AS RECORDED UNDER AUDITOR'S FILE NUMBER 791190012 FOR WATER PIPELINE.
19. SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS AS RECORDED UNDER AUDITOR'S FILE NUMBER 9204150128 FOR PUGET SOUND POWER & LIGHT COMPANY TO ENTER SAID PREMISES TO OPERATE, MAINTAIN AND REPAIR UNDERGROUND ELECTRIC TRANSMISSION AND/OR DISTRIBUTION SYSTEM, TOGETHER WITH THE RIGHT TO REMOVE BRUSH, TREES AND LANDSCAPING WHICH MAY CONSTITUTE A DANGER TO SAID LINES.
20. SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS AS RECORDED UNDER AUDITOR'S FILE NUMBER 8205280025 FOR INGRESS, EGRESS AND UTILITIES.
21. SUBJECT TO EASEMENT AND THE TERMS AND CONDITIONS AS RECORDED UNDER AUDITOR'S FILE NUMBER 8709290033 FOR INGRESS, EGRESS AND UTILITIES.
22. IN NO CASE SHALL THE COUNTY ACCEPT A DEDICATION OR ANY OBLIGATION AS TO ANY SUCH ROAD, STREET AND/OR ALLEY UNTIL THE SAME AND ALL ROADS, STREETS, AND/OR ALLEYS CONNECTING THE SAME TO THE FULL, CURRENT COUNTY ROAD SYSTEM HAVE BEEN BROUGHT TO FULL COUNTY ROAD STANDARDS AND RIGHT-OF-WAY DEED HAS BEEN TRANSFERRED TO AND ACCEPTED BY THE COUNTY.
23. A LOT OF RECORD CERTIFICATION HAS BEEN ISSUED FOR ALL LOTS INCLUDED IN THIS DIVISION. BY WRITING OF RECORDING THIS LAND DIVISION AND ISSUANCE OF THE LOT CERTIFICATION, ALL LOTS THEREIN SHALL BE CONSIDERED LOTS OF RECORD FOR CONVEYANCE AND DEVELOPMENT PURPOSE UNLESS OTHERWISE RESTRICTED. SEE AFN. 200602280136
24. WATER WILL BE SUPPLIED FROM INDIVIDUAL WATER SYSTEMS. CONTACT HEALTH DEPARTMENT TO DETERMINE IF ADDITIONAL WATER QUALITY OR QUANTITY TESTING WILL BE REQUIRED FOR BUILDING PERMIT APPROVALS.
25. MINIMIZE THE FOLLOWING ACTIVITIES NEAR PCAE-SS AREA:
- ADDING SIDE-CAST DEBRIS TO THE SLOPE.
- INCREASING THE SURFACE WATER RUNOFF AND GROUNDWATER FLOW ON THE SLOPE.
- REMOVAL OF THE VEGETATION ON THE SLOPE.
- HEAVY CONSTRUCTION EQUIPMENT TRAFFIC ON THE SLOPE.
- PLACING EXCAVATED SOIL NEAR THE SLOPE CRESTS.
- STRUCTURES SHALL NOT BE SITED CLOSER THAN 40 FEET FROM THE CREST OF EROSION GULCHES AND STREAM BANKS.
26. EXISTING VEGETATION SHALL NOT BE REMOVED WITHIN PCAE AREA.
27. UPON FURTHER DEVELOPMENT OF THESE PARCELS, VEGETATION SHOULD BE PLANTED IN A BUFFER ZONE FROM THE CREST FOR A DISTANCE TO FEET WHERE SPACE IS AVAILABLE. SEE PROJECT GEOTECHNICAL REPORT FOR PLANTING GUIDANCE. ALSO, CUT BANK FROM PREVIOUS LOGGING OR OTHER GRADING OPERATIONS SHOULD BE STABILIZED WITH THE ADDITION OF RIP-RAP FOR NEAR VERTICAL BANKS AND WITH VEGETATION FOR MORE GRADUAL SLOPES.
28. THE ONE HUNDRED (100) FOOT-RADIUS-WELL-PROTECTION ZONE FOR INDIVIDUAL WATER SYSTEMS MUST BE LOCATED ENTIRELY ON THE PROPOSED LOT OWNED IN FEE SIMPLE, OR THE OWNER MUST HAVE THE RIGHT TO EXERCISE COMPLETE SANITARY CONTROL OF THE LAND THROUGH OTHER LEGAL PROVISIONS, SUCH AS RECORDED COVENANTS OR EASEMENTS.

LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, AND IS DESCRIBED AS FOLLOWS:

PARCEL "A":

THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

EXCEPT THAT PORTION THEREOF LYING WITHIN LOT 3, SHORT PLAT NO. 93-064, APPROVED AUGUST 11, 1993, RECORDED AUGUST 11, 1993 IN VOLUME 10 OF SHORT PLATS, PAGE 222, UNDER AUDITOR'S FILE NO. 9308110107, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND BEING A PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 26.

ALSO, EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF LOT 3 OF SAID SHORT PLAT NO. 93-064 ABOVE DESCRIBED; THENCE SOUTH 87 07'29" EAST ALONG THE SOUTH LINE THEREOF, A DISTANCE OF 665.91 FEET TO THE SOUTHEAST CORNER THEREOF; THENCE SOUTH 01 06'14" WEST, ALONG THE SOUTHERLY PROLONGATION OF THE EAST LINE OF SAID LOT 3, A DISTANCE OF 23.32 FEET; THENCE NORTH 87 07'29" WEST, PARALLEL TO THE SOUTH LINE OF LOT 3, A DISTANCE OF 665.86 FEET TO THE EAST LINE OF SAID LOT 2 OF SAID SHORT PLAT; THENCE NORTH 00 59'49" EAST ALONG SAID EAST LINE, A DISTANCE OF 23.32 FEET TO THE POINT OF BEGINNING.

(A PORTION OF SAID TRACT BEING A PORTION OF LOT 3, SHORT PLAT NO. 91-74, APPROVED DECEMBER 30, 1991, RECORDED DECEMBER 31, 1991 IN VOLUME 10 OF SHORT PLATS, PAGE 41, UNDER AUDITOR'S FILE NO. 9112310030).

PARCEL "B": (NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS THE FOLLOWING DESCRIBED TRACT:)

THE WEST 15 FEET OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4, AND THE WEST 15 FEET OF THAT PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4, LYING NORTHERLY OF THE COUNTY ROAD, ALL IN SECTION 26, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

PARCEL "C":

A NON-EXCLUSIVE EASEMENT 30 FEET IN WIDTH FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., AND BEING 15 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTERLINE:

BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF SAID SUBDIVISION WITH THE CENTER LINE OF THE COUNTY ROAD WHICH RUNS NORTH AND SOUTH THROUGH THE APPROXIMATE CENTER OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 26; THENCE NORTH 660 FEET; THENCE EAST 660 FEET, MORE OR LESS TO THE EAST LINE OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 26, AND THE TERMINUS OF THE CENTERLINE BEING DESCRIBED, EXCEPT THAT PORTION LYING WITHIN THE EXISTING COUNTY ROAD RIGHT-OF-WAY.

PARCEL "D":

A NON-EXCLUSIVE EASEMENT 30 FEET IN WIDTH FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS THE SOUTH 30 FEET OF THE NORTH 1/2 OF SAID NORTHEAST 1/4 OF THE NORTHEAST 1/4 AS RESERVED IN REAL ESTATE CONTRACT RECORDED JANUARY 15, 1974, AS AUDITOR'S FILE NO. 796635.

ADDRESS NOTE:

A SKAGIT COUNTY ADDRESS RANGE HAS BEEN APPLIED TO THE ROAD SYSTEM IN THIS SUBDIVISION. AT THE TIME OF APPLICATION FOR BUILDING AND/OR ACCESS, SKAGIT COUNTY GIS WILL ASSIGN INDIVIDUAL ADDRESSES IN ACCORDANCE WITH THE PROVISIONS OF SKAGIT COUNTY CODE 15.24.

Table with columns: ROAD NAME, BEGINNING RANGE, ENDING RANGE. Rows: ANDAL LAKE (16000 to 16251), ROAD (16250 to 16427).

ACKNOWLEDGEMENT

STATE OF Washington ) COUNTY OF Skagit ) I, the undersigned, a Notary Public, personally appeared William A. Rebecca and Rebecca Sparks, a Bank Officer of Horizon Bank, a corporation, to me known to be the representatives of said corporation who executed the within and foregoing dedication and acknowledged the said instrument to be the free and voluntary act and deed of said corporation for the uses and purposes therein mentioned, and on oath stated that they were the individuals authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation. Witness my hand and official seal the day and year first mentioned above.

Notary Public in and for the State of Washington, residing at Snohomish, WA. (Signature and Seal)

ACKNOWLEDGEMENT

STATE OF Washington ) COUNTY OF Skagit ) I, the undersigned, a Notary Public, personally appeared David Cohen, a Notary Public in and for the State of Washington, residing at Sedro-Blaine, Washington. (Signature and Seal)



Valerie G. Christensen, Notary Public in and for the State of Washington, Residing at Mt Vernon, WA. (Signature and Seal)



SUMMIT ENGINEERS & SURVEYORS, INC. 2218 OLD HIGHWAY 99 SOUTH ROAD, MOUNT VERNON, WA, 98273 PHONE: (360) 416-4899 FAX: (360) 416-4949 E-MAIL: YSK@SUMMITES.COM

