

**BOUNDARY LINE ADJUSTMENT IN THE NE 1/4 OF SECTION 23, T. 35 N., R. 01 E., W.M.
CITY OF ANACORTES, WASHINGTON**

LEGAL DESCRIPTION BEFORE ADJUSTMENT:
THAT PORTION OF THE NW 1/4 OF THE SE 1/4 OF THE NE 1/4 OF SECTION 23, T. 35 N., R. 01 E., W.M. LYING NORTH OF THE SOUTH LINE OF 16TH STREET AS SHOWN ON THE PLAT OF G. KELLOGG'S ADDITION TO THE CITY OF ANACORTES, WASHINGTON, AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 39, RECORDS OF SKAGIT COUNTY, WASHINGTON, PRODUCED WEST, EXCEPT THE WESTERLY 350 FEET THEREOF.
TOGETHER WITH LOTS 13 TO 17, BLOCK 2, SAID PLAT.
TOGETHER WITH VACATED WEST 60.00 FEET OF 16TH STREET LYING BETWEEN BLOCKS 2 AND 3 OF SAID PLAT.

LEGAL DESCRIPTION AFTER ADJUSTMENT:

PARCEL "A"
COMMENCING AT THE SOUTHEAST CORNER OF LOT 17, BLOCK 2 OF "G. KELLOGG'S ADDITION TO THE CITY OF ANACORTES" AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 39, RECORDS OF SKAGIT COUNTY, WASHINGTON.
THENCE SOUTH 89°40'59"WEST A DISTANCE OF 84.52 FEET ALONG THE SOUTH LINE OF SAID BLOCK TO THE POINT OF BEGINNING;
THENCE NORTH 0°08'20"WEST A DISTANCE OF 6.95 FEET; THENCE NORTH 89°40'59"EAST A DISTANCE OF 16.48 FEET; THENCE NORTH 83°44'48"EAST A DISTANCE OF 20.50 FEET; THENCE NORTH 0°08'20"WEST A DISTANCE OF 28.69 FEET; THENCE NORTH 21°02'30"WEST A DISTANCE OF 42.82 FEET; THENCE SOUTH 89°40'59"WEST A DISTANCE OF 84.01 FEET; THENCE SOUTH 0°08'20"EAST A DISTANCE OF 119.94 FEET; THENCE NORTH 89°40'59"EAST A DISTANCE OF 73.70 FEET; THENCE NORTH 0°08'20"WEST A DISTANCE OF 24.00 FEET TO THE SOUTH LINE OF SAID BLOCK; THENCE NORTH 89°40'59"EAST A DISTANCE OF 6.00 FEET ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING.
PARCEL "B"
BEGINNING AT THE SOUTHEAST CORNER OF LOT 17, BLOCK 2 OF "G. KELLOGG'S ADDITION TO THE CITY OF ANACORTES" AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 39, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 89°40'59"WEST A DISTANCE OF 84.52 FEET ALONG THE SOUTH LINE OF SAID BLOCK; THENCE NORTH 0°08'20"WEST A DISTANCE OF 6.95 FEET; THENCE NORTH 89°40'59"EAST A DISTANCE OF 16.48 FEET; THENCE NORTH 83°44'48"EAST A DISTANCE OF 20.50 FEET; THENCE NORTH 0°08'20"WEST A DISTANCE OF 28.69 FEET; THENCE NORTH 21°02'30"WEST A DISTANCE OF 42.82 FEET; THENCE SOUTH 89°40'59"WEST A DISTANCE OF 87.51 FEET; THENCE SOUTH 0°08'20"WEST A DISTANCE OF 12.29 FEET; THENCE NORTH 89°41'08"EAST A DISTANCE OF 15.00 FEET; THENCE SOUTH 01°43'39"EAST A DISTANCE OF 12.29 FEET; THENCE NORTH 89°41'08"EAST A DISTANCE OF 350.00 FEET ALONG THE NORTH LINE OF SAID SUBDIVISION TO THE POINT OF BEGINNING; THENCE NORTH 89°41'08"EAST A DISTANCE OF 287.61 FEET; THENCE SOUTH 01°43'39"EAST A DISTANCE OF 12.29 FEET; THENCE NORTH 89°40'59"EAST A DISTANCE OF 3.50 FEET; THENCE SOUTH 00°08'20"EAST A DISTANCE OF 119.94 FEET; THENCE NORTH 89°40'59"EAST A DISTANCE OF 73.70 FEET; THENCE SOUTH 0°08'20"EAST A DISTANCE OF 36 FEET TO THE NORTH LINE OF BLOCK 3 OF "G. KELLOGG'S ADDITION TO THE CITY OF ANACORTES" AS PER PLAT RECORDED IN VOLUME 1 OF PLATS, PAGE 39, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 89°40'59"WEST A DISTANCE OF 364.29 FEET ALONG SAID NORTH LINE AND SAID LINE EXTENDED; THENCE NORTH 0°20'59"WEST A DISTANCE OF 168.22 FEET TO THE POINT OF BEGINNING.

SURVEY NOTES:
THIS SURVEY FALLS COMPLETELY WITHIN A PREVIOUS SURVEY RECORDED UNDER AUDITOR'S FILE 200309290016, RECORDS OF SKAGIT COUNTY, WASHINGTON AND ACCEPTS SAID SURVEY FOR SECTION BREAKDOWN, EXTERIOR DIMENSIONS, AND BASIS OF BEARINGS.
THE ABOVE PREVIOUS SURVEY SHOWS A GAP IN LEGAL DESCRIPTIONS WHICH IS INCORPORATED AND ELIMINATED BY THIS BOUNDARY LINE ADJUSTMENT.
THIS SURVEY WAS PERFORMED IN THE FIELD USING A LEICA TORAL103 ELECTRONIC TOTAL STATION.
THIS SURVEY DOES NOT PURPORT TO SHOW ALL ENCUMBRANCES OR EASEMENTS.

SETBACK AND LOT COVERAGE
MINIMUM SETBACKS ALLOW 2' OF THE 4' EAVE OVERHANG TO PROTRUDE INTO THE SETBACK.
EXISTING HOUSE EAVES MAY PROTRUDE 3' INTO THE AREA CONSIDERED UNCOVERED RESULTING IN A 32% COVERED AREA.

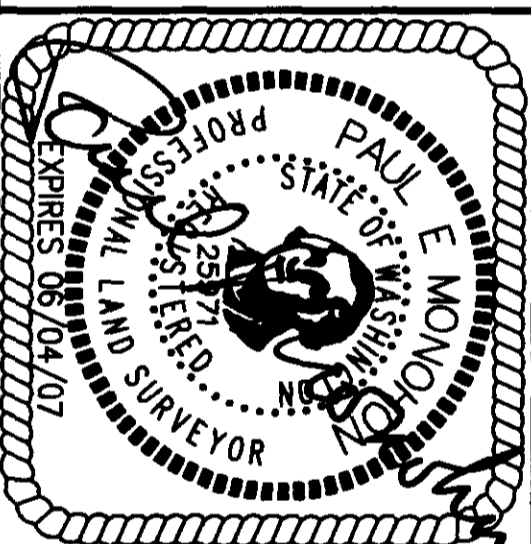
JOB NO. **DOUBLE F, INC.**
JOB# 06-035

SHEET **1120 COMMERCIAL AVENUE**
ANACORTES, WA 98221

1 OF 1



SCHEMMER ENGINEERING INC.
317 COMMERCIAL AVENUE, SUITE 101
ANACORTES, WA 98221 (360) 293-9006



SURVEYOR'S CERTIFICATE
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE SURVEY RECORDING ACT.
PAUL E. MONOHON CERT#25971
DATE **7-21-2006**

AUDITORS CERTIFICATE FILED FOR RECORD AT THE REQUEST
OF SCHEMMER ENGINEERING INC.



200607260135
Skagit County Auditor
7/26/2006 Page 1 of 2 4:01PM

N. Pammatt
SKAGIT COUNTY AUDITOR

Quinn Hoover
DEPUTY

CONSENT AND DEDICATION
KNOW ALL PERSONS BY THESE PRESENTS THAT THE UNDERSIGNED OWNERS HEREBY CERTIFY THAT THIS BOUNDARY LINE ADJUSTMENT IS MADE AS THEIR FREE AND VOLUNTARY ACT AND DEED.

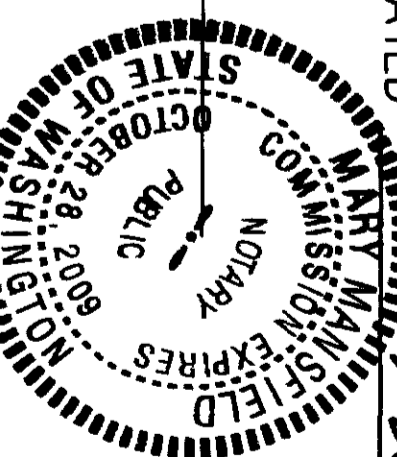
Daniel G. Filler, Double F, Inc.

Banner Bank

ACKNOWLEDGMENT
STATE OF WASHINGTON
COUNTY OF SKAGIT

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT DANIEL G. FILLER APPEARED BEFORE ME, AND ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT, ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.
SIGNATURE **Mary Mumbach** DATED **7-24-06**
NOTARY PUBLIC FOR THE STATE OF WASHINGTON

MY APPOINTMENT EXPIRES **10-28-09**
ACKNOWLEDGMENT
STATE OF WASHINGTON
COUNTY OF SKAGIT



I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT **Daniel G. Filler** APPEARED BEFORE ME, AND ACKNOWLEDGED THAT THEY SIGNED THIS INSTRUMENT, ON OATH STATED THAT THEY WERE AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.
SIGNATURE **Mary Mumbach** DATED **7-24-06**
NOTARY PUBLIC FOR THE STATE OF WASHINGTON

MY APPOINTMENT EXPIRES **10-28-09**

TREASURER'S CERTIFICATE

I HEREBY CERTIFY THAT THERE ARE NO DELINQUENT SPECIAL ASSESSMENTS AND THAT ALL SPECIAL ASSESSMENTS ON ANY OF THE PROPERTY HEREIN CONTAINED AND DEDICATED AS STREETS, ALLEYS OR FOR OTHER PUBLIC USE ARE PAID IN FULL.
THIS 26 DAY OF July 2006.

Wanda Phillips
ANACORTES CITY TREASURER

APPROVALS
BOUNDARY LINE ADJUSTMENT
THE WITHIN AND FOREGOING ~~SHORT PLAT IS~~ APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE CITY OF ANACORTES SHORT PLAT ORDINANCE. THIS APPROVAL WILL EXPIRE THREE YEARS FROM THE DATE OF APPROVAL IF THE SHORT PLAT IS NOT SIGNED AND RECORDED.
THIS 26 DAY OF July 2006

Sam P. Murre
ADMINISTRATOR

CITY ENGINEER

DRAWN	PEM
CHECKED	JTS
DATE	BY
APP	REVISIONS
CAD FILE: 06-035B1A-6-15-06 PLOT DATE: 7/21/06	

BOUNDARY LINE ADJUSTMENT IN THE NE 1/4 SECTION 23, T. 35 N., R. 01 E., W.M.

AUDITORS CERTIFICATE FILED FOR RECORD AT THE REQUEST
OF SCHEMMER ENGINEERING INC.

200607260135
Skagit County Auditor
7/26/2006 Page 2 of 2 4:01PM

N. Summell
SKAGIT COUNTY AUDITOR

Debra Turck
DEPUTY

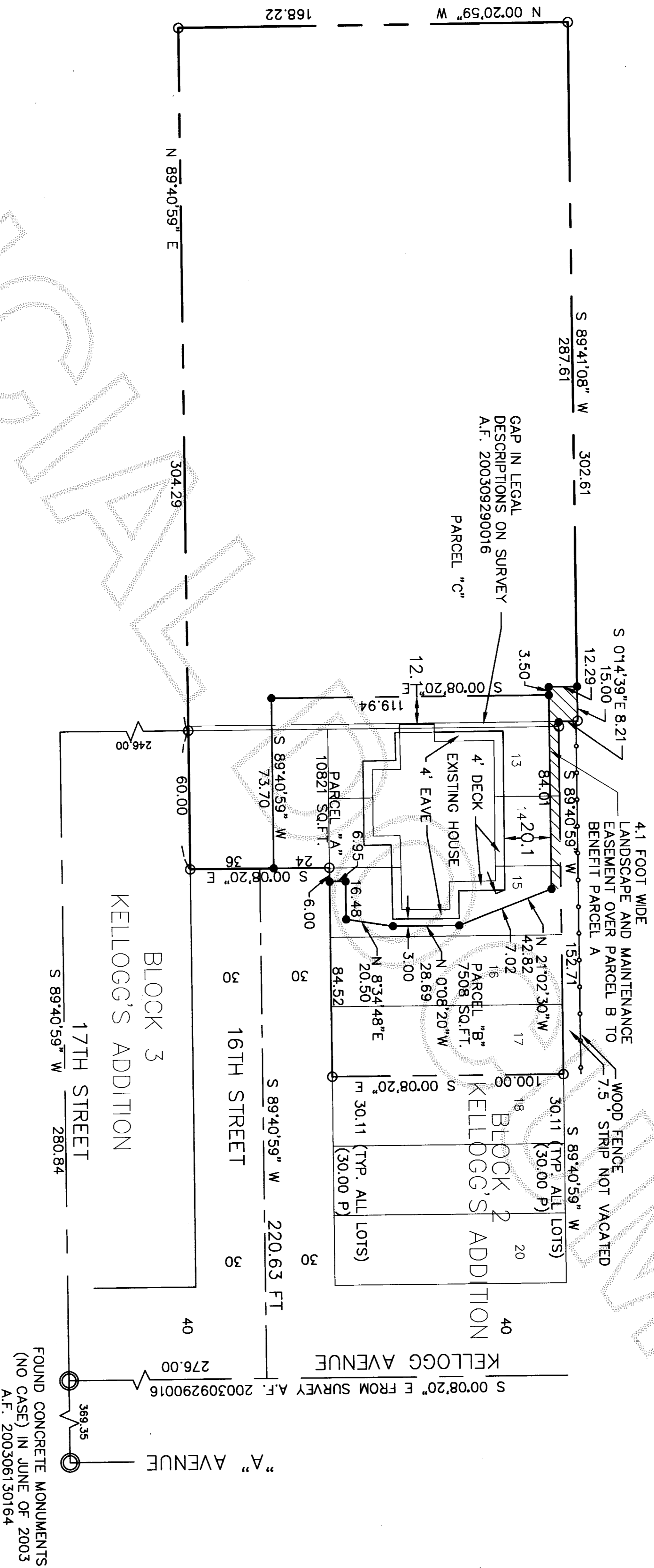


SCALE 1"=40'



- FOUND CONCRETE MONUMENT WITH BRASS CAP
- FOUND REBAR AND CAP "C.A.C. 9569" APRIL 2006
- SET REBAR AND CAP "P.E.M. 25971"

SURVEY A.F. 200005080331



FOUND CONCRETE MONUMENTS
(NO CASE) IN JUNE OF 2003
A.F. 200306130164

JOB NO.
06-035

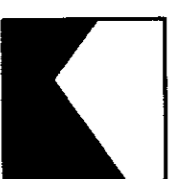
SHEET

2 OF 2

SURVEY FOR

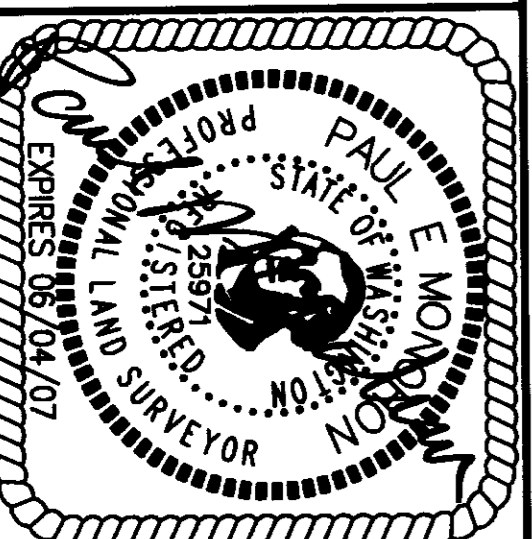
DOUBLE F INC.

1120 COMMERCIAL AVENUE
ANACORTES, WA 98221



SCHEMMER ENGINEERING INC.

317 COMMERCIAL AVENUE, SUITE 101
ANACORTES, WA 98221 (360) 293-9006



SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A
SURVEY MADE BY ME OR UNDER MY
DIRECTION IN CONFORMANCE WITH THE
SURVEY RECORDING ACT.

PAUL E. MONOHON CERT#25971
DATE 7-21-2006

DRAWN	BY	APP	REVISIONS
PERM	JTS	BY	
CHECKED			

CAD FILE:06-035BLA 6-15-06 PLOT DATE:5-23-06