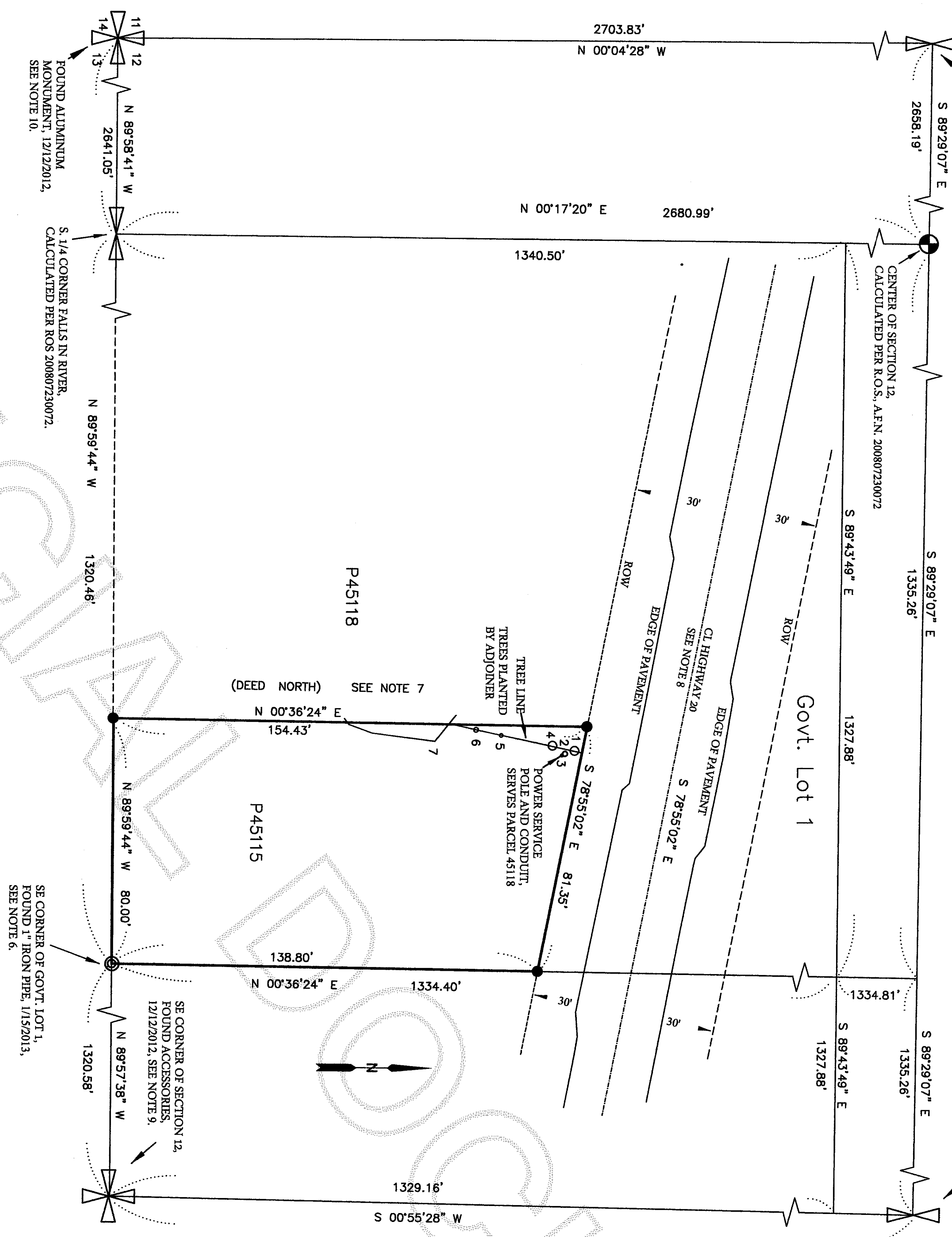


WEST QUARTER CORNER SEC. 12,
CALCULATED PER R.O.S., A.F.N. 200807230072

EAST QUARTER CORNER SEC. 12,
CALCULATED PER R.O.S., A.F.N. 200807230072



- NOTES
- 1 BASIS OF BEARING: ASSUMED S 89°58'41" E, FROM THE FOUND MONUMENT AT THE SOUTHWEST CORNER OF SECTION 12 TO THE FOUND SOUTHEAST CORNER OF SECTION 12. ALL MEASUREMENTS AND CALCULATIONS ON THIS RECORD ARE BASED UPON SAID BEARING.
 - 2 THIS SURVEY WAS PERFORMED BY A STANDARD FIELD TRAVERSE USING A LEICA TCPR 1203 (3 SECOND) TOTAL STATION. THIS SURVEY MEETS OR EXCEEDS THE ACCURACY REQUIREMENTS SPECIFIED IN W.A.C. CH. 332-130-090.
 - 3 THIS IS BOUNDARY SURVEY ONLY. NEITHER UTILITIES NOR TOPOGRAPHY WERE SURVEYED.
 - 4 THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT. IT DOES NOT PURPORT TO SHOW ALL EASEMENTS, RESTRICTIONS, RESERVATIONS, PROVISIONS, COVENANTS OR CONDITIONS WHICH MAY AFFECT THE PARCELS SHOWN.
 - 5 THIS SURVEY HAS DEPICTED FENCE LINES AND OTHER OCCUPATIONAL INDICATORS IN ACCORDANCE WITH W.A.C. CH. 332-130. THESE OCCUPATIONAL INDICATORS MAY INDICATE A POTENTIAL FOR CLAIMS OF UNWRITTEN TITLE OWNERSHIP. THE LEGAL RESOLUTION OF OWNERSHIP BASED UPON UNWRITTEN TITLE CLAIMS HAS NOT BEEN RESOLVED BY THIS BOUNDARY SURVEY.

LEGEND

- SET REBAR AND CAP STAMPED: ZITKOVICH, LS 46904
- ⊙ FOUND IRON PIPE

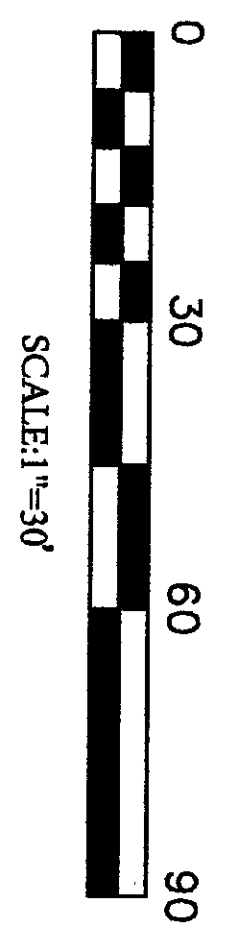
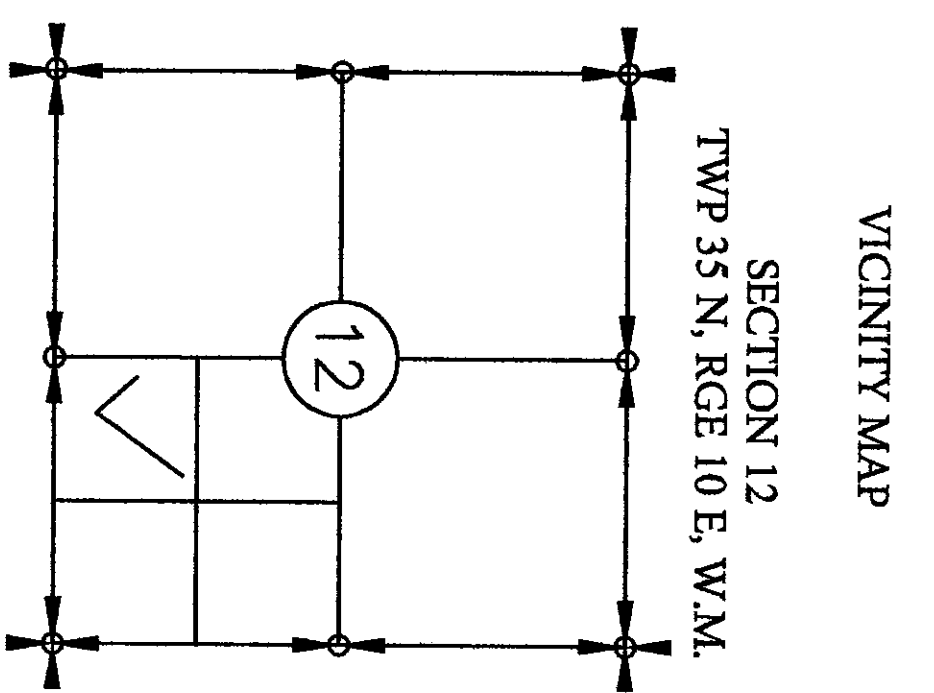


TABLE OF ENCROACHMENTS ALONG THE WEST LINE OF PARCEL P45115. ALL OBJECTS ARE ASSOCIATED WITH THE OWNER OF PARCEL P45118. THE TREES ARE APPROXIMATELY 40 YEARS OLD.

NO.	DESCRIPTION	DISTANCE EAST OF PROPERTY LINE
1	GEDAR CLUMP	7.9'
2	POWER SERVICE POLE	8.9'
3	CONDUIT	9.5'
4	GEDAR CLUMP	6.4'
5	STUMP	3.3'
6	DOUGLAS FIR	1.8'
7	EDGE OF LAWN	5.6'



AUDITOR'S CERTIFICATE
FILED FOR RECORD AT THE REQUEST OF ZITKOVICH LAND SURVEYING, PLLC
\$143.00
5/8/2013 Page 1 of 2 10:46AM

James J. ...
SKAGIT COUNTY AUDITOR

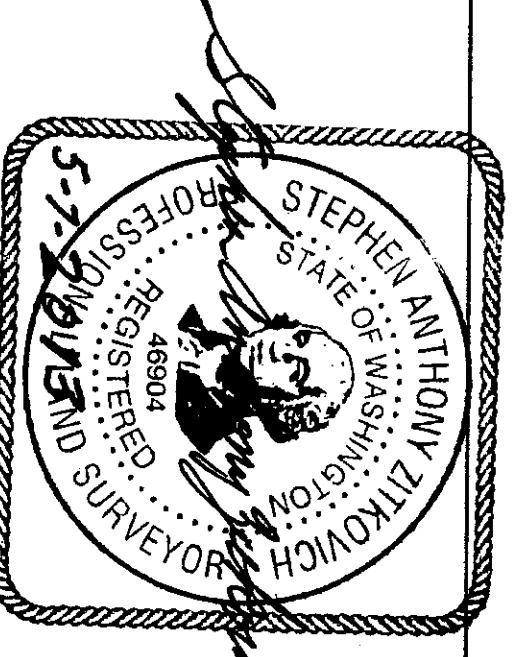
DEPUTY

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 BEN ROBINSON AND KELLY DANG IN DECEMBER, 2012

STEPHEN ANTHONY ZITKOVICH DATE 5-7-2013

CERTIFICATE NUMBER 46904



RECORD OF SURVEY

IN GOVERNMENT LOT 1, THAT IS, THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 12, TWP. 35 N., RGE. 10 E., W.M., SKAGIT COUNTY, WASHINGTON

for BEN ROBINSON AND KELLY DANG

ZITKOVICH LAND SURVEYING, PLLC

44906 CONCRETE ROAD
CONCRETE, WA 98237
(360) 391-3494

CHECKED BY: SAZ APRIL 18, 2013 SHEET 1 OF 2 SCALE: 1"=30'
FIELD BOOK: 4 DATE OF FIELD WORK: 12-12-2012 TO 2-19-2013

LEGAL DESCRIPTION

TAX PARCEL 45115 :

A TRACT OF LAND IN LOT 1 IN SECTION 12, TOWNSHIP 35 NORTH, RANGE 10 EAST, W.M., MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT NO. 1, RUNNING THENCE WEST ALONG THE SOUTH LINE OF SAID SECTION 12 FOR A DISTANCE OF 80 FEET; THENCE NORTH TO THE SOUTH BOUNDARY OF THE COUNTY ROAD APPROXIMATELY 175 FEET; THENCE IN AN EASTERLY DIRECTION ALONG THE SOUTH BOUNDARY OF SAID COUNTY ROAD RIGHT-OF-WAY TO THE EAST LINE OF SAID LOT NO. 1; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT NO. 1 TO THE POINT OF BEGINNING.

SOURCE OF DESCRIPTION: STATUTORY WARRANTY DEED FILED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 201011010161

NOTE: THE COUNTY ROAD HAS BEEN DEEDED TO THE STATE OF WASHINGTON AS A STATE HIGHWAY. IT IS NOW HIGHWAY 20.

NOTES

6 A CONTROL TRAVERSE WAS RUN BETWEEN THE SOUTHEAST AND SOUTHWEST SECTION CORNERS IN ORDER TO OBTAIN A BASIS OF BEARING AND TO VERIFY THE LOCATION OF THE SOUTHEAST CORNER OF GOVERNMENT LOT 1. THE MEASURED DISTANCE BETWEEN THE SOUTHWEST AND SOUTHEAST CORNER OF SECTION 12 WAS 5282.12'. A DISTANCE OF 5282.09', AS RECORDED UNDER THE RECORD OF SURVEY FILED UNDER AUDITORS FILE NUMBER 200807230072, WAS HELD FOR THE PURPOSE OF SECTION SUBDIVISION.

A FOUND 1 INCH IRON PIPE WAS HELD FOR THE SE CORNER OF GOVERNMENT LOT 1, SECTION 12. THIS PIPE IS 0.06' WEST AND 0.40' NORTH OF THE POSITION CALCULATED BY SINGLE PROPORTION. A PIPE, SET AT THIS CORNER, WAS DEPICTED IN A PLAT FILED IN VOLUME 7 OF PLATS ON PAGE 71 UNDER AUDITOR'S FILE NUMBER 545336, ON DECEMBER 17, 1956.

THE REMAINING CORNERS OF SECTION 12 WERE CALCULATED FROM THE RECORD OF SURVEY FILED UNDER AUDITOR'S FILE NUMBER 200807230072.

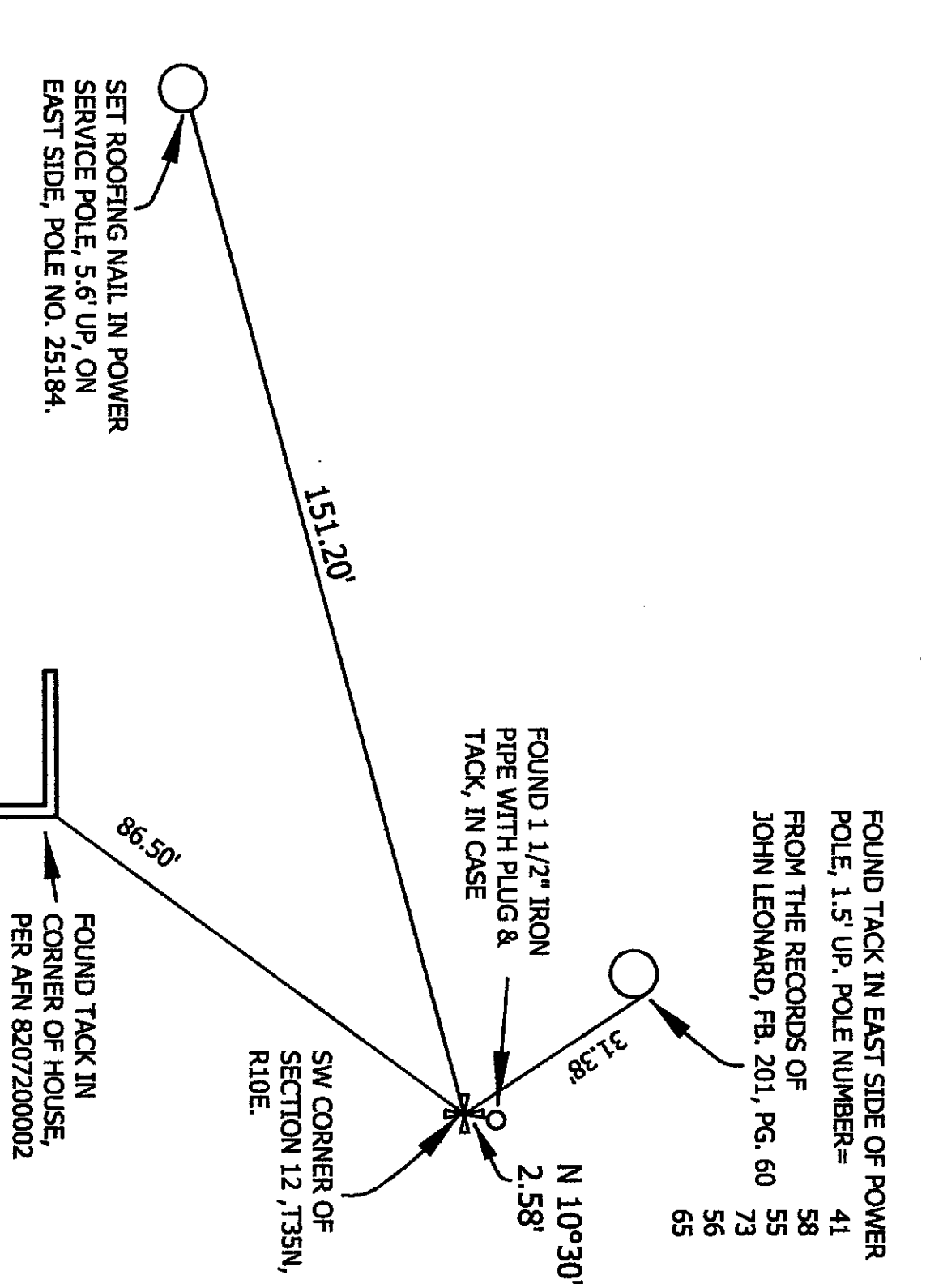
7 THE LEGAL DESCRIPTION OF THIS PROPERTY USES CARDINAL DIRECTIONS. ABSENT CALLS TO MONUMENTS SUCH DIRECTIONS ADMIT OF DIFFERENT CONSTRUCTIONS. THE RESOLUTION OF THIS SURVEY IS TO RUN THE LINES NORTH AND SOUTH PARALLEL TO SUBDIVISION LINES OF THE SECTION. FOR A PRECEDENT ON RUNNING LINES PARALLEL WITH THE SECTION LINES SEE THE BLM MANUAL OF SURVEYING INSTRUCTIONS (2009), CHAPTER III 3-120, PAGE 70.
FOR LEGAL PRECEDENT IN THE STATE OF WASHINGTON SEE: "TACOMA BLDG. & SAV. ASS'N V. CLARK, 8 WASH. 289; 36 P. 135 (1894)."

8 THE CENTERLINE OF HWY. 20 IS BASED UPON THE ASBUILT POSITION. THE SUBJECT PROPERTY LIES WITHIN A TANGENT SECTION. A BEARING OF S 78° 55' 02" E FITS THIS TANGENT. THE RIGHT OF WAY WIDTH IS BASED UPON WSDOT RIGHT OF WAY PLAN "ROCKY CREEK TO MARBLEMOUNT VIC" SHEET 8 OF 8, APPROVED SEPT. 21 1979.

9 THE SOUTHEAST CORNER OF SECTION 12 DOES NOT COINCIDE WITH THE CENTERLINE MONUMENT SET BY WSDOT. I ESTABLISHED THE POSITION OF THIS CORNER BY USING THE WSDOT CENTERLINE MONUMENT AS A REFERENCE POINT (PER THE RECORD OF SURVEY FILED UNDER AUDITORS FILE NUMBER 200807230072). THIS POSITION WAS VERIFIED BY MEASUREMENTS TO TWO OTHER ACCESSORIES. FOR AN ADDITIONAL HISTORY OF THIS CORNER SEE THE RECORD OF SURVEY FILED UNDER A.F.N. 9506140101. TWO ACCESSORIES WERE NOTED IN THE SHORT PLAT FILED UNDER AUDITORS FILE NUMBER 8207200002. THE NAIL AND TACK IN THE ROTTEN SNAG IN THE SOUTHEAST QUADRANT HAS BEEN LOST. ADDITIONAL REFERENCE POINTS ARE NOTED PER THE DIAGRAM TO THE RIGHT.

10 THE SOUTHWEST CORNER OF SECTION 12 IS AN ALUMINUM MONUMENT SET IN A ROCK PILE AND STAMPED ACCORDING TO THE LAND CORNER RECORD A.F.N. 8302220025. THREE OF THE BEARING TREES ESTABLISHED BY BRUCE AYERS PER SAID LAND CORNER RECORD HAVE BEEN DESTROYED BY TIMBER HARVESTING OR WIND. THEY ARE UPROOTED AND CUT OFF. THE EXCEPTION IS A 24" DOUGLAS FIR, THE CENTER OF WHICH BEARS S 25° W., AT A DISTANCE OF 18.6' TO THE SHANK OF A 6" SPIKE SET IN THE EAST FACE.

TWO OTHER BEARING TREES OF EARLIER ORIGIN ARE STILL EXTANT: A 30" FIR, THE CENTER OF WHICH BEARS S. 80° W., AT A DISTANCE OF 10.10' TO THE SHANK OF A SPIKE SET IN THE NORTH FACE; AND, A 27" HEMLOCK, THE CENTER OF WHICH BEARS N. 13° E., AT A DISTANCE OF 47.34' TO THE SHANK OF A SPIKE SET IN THE EAST FACE.
IN ADDITION, AN 8" HEMLOCK BEARS S 53° E @ 28.9'.



RECORD OF SURVEY

IN GOVERNMENT LOT 1, THAT IS, THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 12, TWP. 35 N., RGE. 10 E., W.M., SKAGIT COUNTY, WASHINGTON

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CHECKED BY: SAZ, APRIL 18, 2013 SHEET 2 OF 2
FIELD BOOK: 4 DATE OF FIELD WORK: 12-12-2012 TO 2-19-2013