

SURVEY DESCRIPTION

TRACT 4 AND THE NORTH 20 FEET OF TRACT 3 OF SHORT PLAT NO. 98-78, AS APPROVED DECEMBER 6, 1978, AND RECORDED DECEMBER 7, 1978, IN VOLUME 3 OF SHORT PLATS, PAGE 48, UNDER AUDITORS' FILE NO. 842644, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF TRACT 36, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 44, RECORDS OF SKAGIT COUNTY, WASHINGTON;

EXCEPT THAT PORTION OF SAID TRACT 4, DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHEAST CORNER OF TRACT 1 OF SAID SHORT PLAT; THENCE NORTH ALONG THE EAST LINES OF TRACTS 1, 2 AND 3 OF SAID SHORT PLAT TO A POINT ON THE SOUTH LINE OF THE NORTH 20 FEET OF SAID TRACT 3;
THENCE EAST ALONG THE EASTERLY EXTENSION OF SAID SOUTH LINE TO A POINT ON A LINE PARALLEL WITH AND 10 FEET EAST OF THE EAST LINE OF TRACTS 1, 2 AND 3 OF SAID SHORT PLAT;
THENCE SOUTH ALONG SAID PARALLEL LINE TO A POINT ON THE SOUTH LINE OF SAID TRACT 4;
THENCE WEST ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING;

ALSO EXCEPT THOSE PORTIONS OF TRACT 4, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID TRACT 4;
THENCE SOUTH 84°34'50" WEST ALONG THE NORTH LINE OF SAID TRACT 4, A DISTANCE OF 23.41 FEET;
THENCE SOUTH 00°43'26" EAST, A DISTANCE OF 324.94 FEET TO A POINT ON THE SOUTH LINE OF SAID TRACT 4;
THENCE NORTH 84°37'16" EAST ALONG THE SOUTH LINE OF SAID TRACT 4, A DISTANCE OF 21.44 FEET TO THE SOUTHEAST CORNER OF SAID TRACT 4;
THENCE NORTH 00°22'53" WEST ALONG THE EAST LINE OF SAID TRACT 4, A DISTANCE OF 324.91 FEET TO THE TRUE POINT OF BEGINNING.

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 4;
THENCE SOUTH 84°34'50" WEST ALONG THE NORTH LINE OF SAID LOT 4, A DISTANCE OF 28.60 FEET TO THE TRUE POINT OF BEGINNING;
THENCE SOUTH 00°31'55" EAST, A DISTANCE OF 12.65 FEET;
THENCE NORTH 84°44'28" WEST PARALLEL WITH AND 5 FEET NORTH OF AN EXISTING FENCE LINE RUNNING EAST AND WEST, A DISTANCE OF 303.42 FEET TO A FENCE LINE WHICH RUNS NORTH AND SOUTH;
THENCE NORTH 00°45'10" WEST ALONG SAID FENCE LINE, A DISTANCE OF 4.50 FEET TO THE NORTH LINE OF SAID LOT 4;
THENCE NORTH 84°34'50" EAST ALONG THE NORTH LINE OF SAID LOT 4, A DISTANCE OF 303.45 FEET TO THE TRUE POINT OF BEGINNING.

SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

NOTES

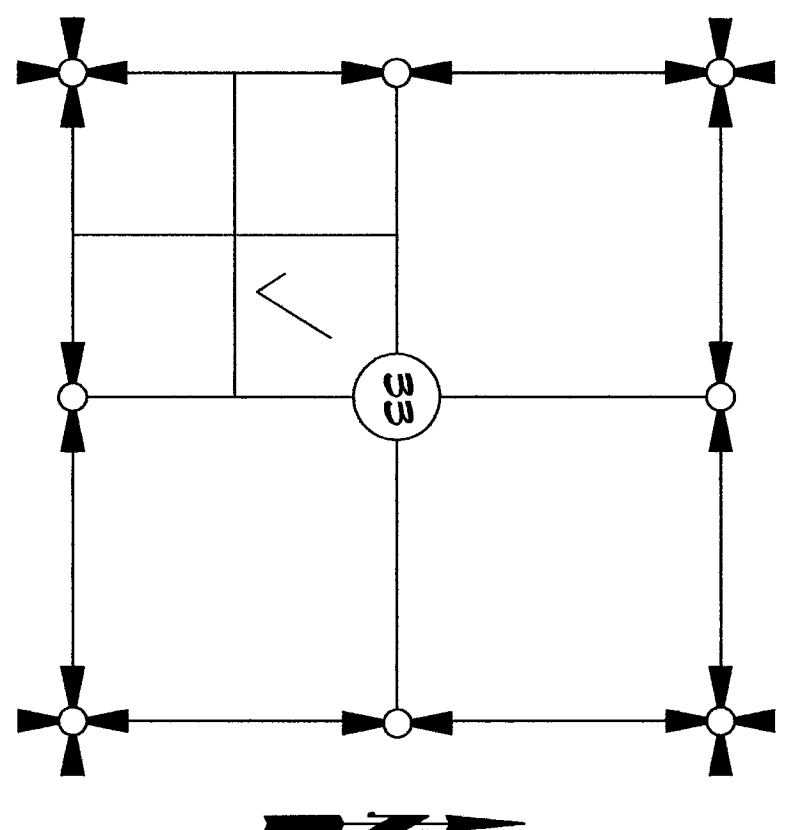
- 1. INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 229460.
 - o INDICATES EXISTING REBAR OR IRON PIPE FOUND AS NOTED
- 2. DESCRIPTION FOR THIS SURVEY IS BASED UPON QUIT CLAIM DEED RECORDED UNDER SKAGIT COUNTY AUDITORS' FILE NO. 200512300212.
- 3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE SKAGIT COUNTY SHORT PLAT NO. 98-78, RECORDED UNDER AUDITORS' FILE NO. 842644, SKAGIT COUNTY SHORT PLAT NO. 15-78, RECORDED UNDER AUDITORS' FILE NO. 879334, SKAGIT COUNTY SHORT PLAT NO. 64-77, RECORDED UNDER AUDITORS' FILE NO. 864338, SKAGIT COUNTY SHORT PLAT NO. 57-78, RECORDED UNDER AUDITORS' FILE NO. 884810, PLAT OF MOROE STREET ADDITION, RECORDED UNDER AUDITORS' FILE NO. 941160054 AND RECORD OF SURVEY MAPS RECORDED UNDER AUDITORS' FILE NUMBERS 803429 AND 201509100059, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.
- 4. INSTRUMENTATION: SPECTRA FOCUS 35 THEODOLITE DISTANCE METER
- 5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
- 6. MERIDIAN: ASSUMED
- 7. BASIS OF BEARING: MONUMENTS ON THE NORTH LINE OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 4 EAST, 1/4 M. (HELD PER SHORT PLAT NO. 98-78) BEARING = NORTH 84°45'00" EAST
- 8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF EAST GARDNER, LLC, A WASHINGTON LIMITED LIABILITY COMPANY FOR THE DELINEATION AND STAKING OF THE DESCRIBED PROPERTY AS SHOWN.
- 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 SETBACK LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS.
- 10. ALL DISTANCES SHOWN HEREON ARE IN FEET.
- 11. THIS SURVEY FOUND OCCUPATIONAL INDICATORS (FENCE LINES) AS PER IAC CHAPTER 33.130. 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 DESCRIBED LINES OF RECORD. NO RESOLUTION OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.

AUDITORS CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LISSER & ASSOCIATES, PLLC.
FILED FOR RECORD THIS 14 DAY OF JUNE, 2016 AT 3:30 MINUTES PAST 10 O'CLOCK P.M. IN VOLUME 3 OF SURVEYS OF PAGES UNDER AUDITORS' FILE NO. 20160140055, RECORDS OF SKAGIT COUNTY, WASHINGTON.

[Signature]
SKAGIT COUNTY AUDITOR

[Signature]
DEPUTY

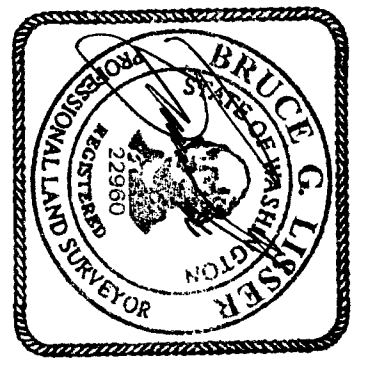


SECTION 33, TOWNSHIP 35 NORTH, RANGE 4 EAST, 1/4 M.
VICINITY MAP
N.T.S.

SHEET 1 OF 2 DATE: 6/14/16

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 229460
LISSER & ASSOCIATES, PLLC
320 MILLWAUKEE ST/PO BOX 1104
MOUNT VERNON, WA 98273
PHONE (360) 419-7442
FAX (360) 419-0561
E-MAIL BRUCE@LISSER.COM

DATE June 14, 2016



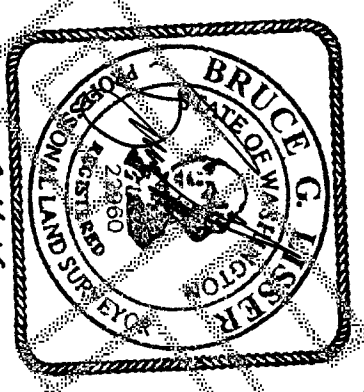
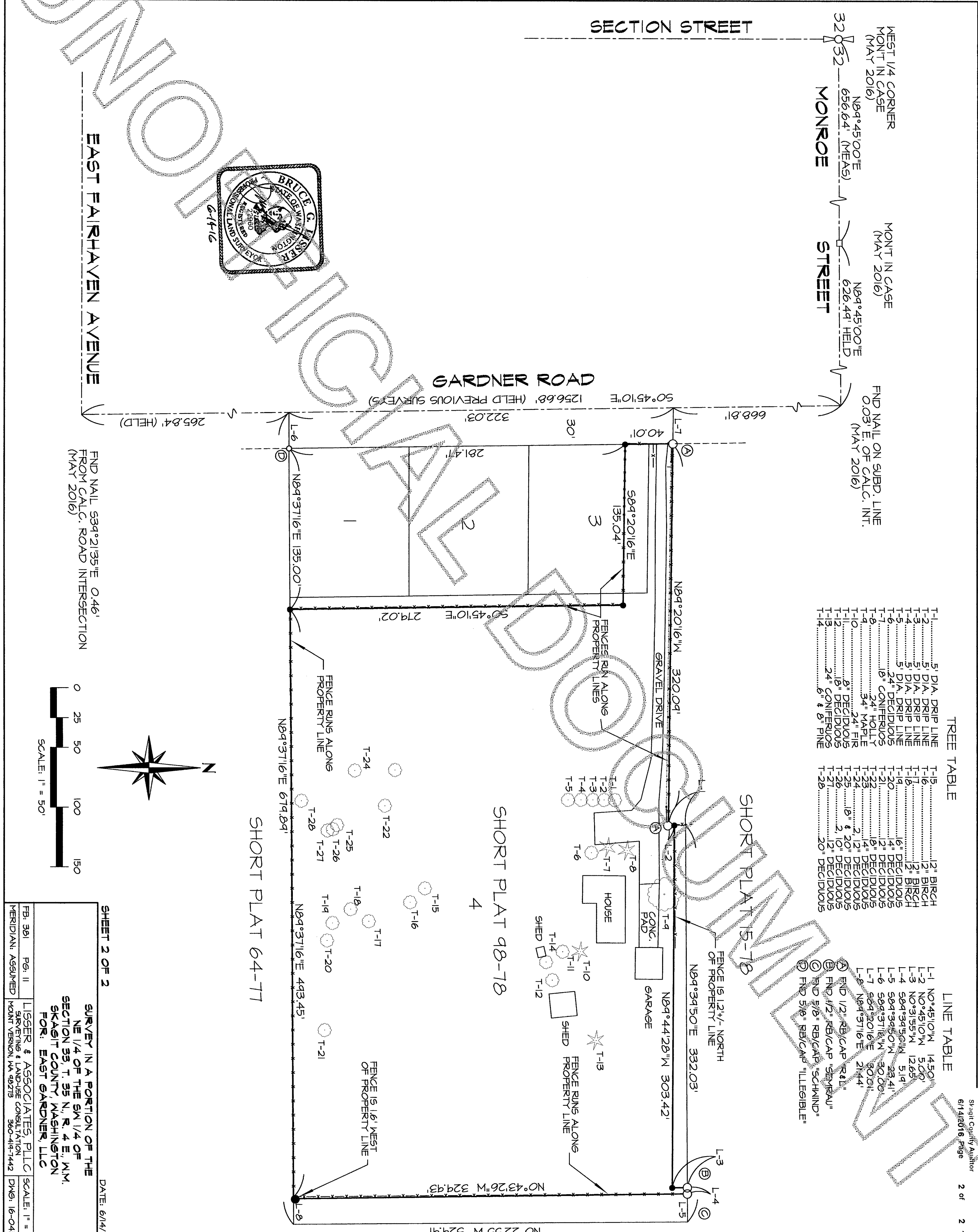
SURVEY IN A PORTION OF THE NE 1/4 OF THE SW 1/4 OF SECTION 33, T. 35 N., R. 4 E., 1/4 M., SKAGIT COUNTY, WASHINGTON FOR: EAST GARDNER, LLC		SCALE: N/A
FBI: PG:	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	DWG: 16-041 ROS
MERIDIAN: N/A		

TREE TABLE

T-1	5' DIA. DRIP LINE
T-2	5' DIA. DRIP LINE
T-3	5' DIA. DRIP LINE
T-4	5' DIA. DRIP LINE
T-5	5' DIA. DRIP LINE
T-6	24" DECIDUOUS
T-7	18" CONIFERIOUS
T-8	24" HOLLY
T-9	34" MAPLE
T-10	24" FIR
T-11	8" DECIDUOUS
T-12	18" DECIDUOUS
T-13	24" CONIFERIOUS
T-14	6" & 8" PINE
T-15	12" BIRCH
T-16	12" BIRCH
T-17	12" BIRCH
T-18	12" BIRCH
T-19	16" DECIDUOUS
T-20	16" DECIDUOUS
T-21	12" DECIDUOUS
T-22	18" DECIDUOUS
T-23	14" DECIDUOUS
T-24	12" DECIDUOUS
T-25	18" & 20" DECIDUOUS
T-26	2" DECIDUOUS
T-27	12" DECIDUOUS
T-28	20" DECIDUOUS

LINE TABLE

L-1	N0°45'10"E 14.50'
L-2	N0°45'10"W 5.00'
L-3	N0°31'55"W 12.65'
L-4	S89°34'50"W 5.14'
L-5	S89°34'50"W 28.41'
L-6	S89°37'16"W 30.00'
L-7	S89°20'16"E 30.00'
L-8	N89°37'16"E 21.44'
L-9	N89°37'16"E 493.45'
L-10	N89°37'16"E 679.84'
L-11	N89°37'16"E 135.00'
L-12	N89°37'16"E 135.04'
L-13	N89°20'16"W 320.04'
L-14	N89°44'28"W 303.42'
L-15	N89°34'50"E 332.03'
L-16	N89°20'16"W 320.04'
L-17	N89°45'10"E 668.81'
L-18	N89°45'10"E 1256.68' (HELD PREVIOUS SURVEYS)
L-19	S265°84' (HELD)
L-20	S329°93' (HELD)
L-21	N0°22'53"W 329.91'
L-22	N0°43'26"W 329.93'



END NAIL 534°21'35"E 0.46'
 FROM CALC. ROAD INTERSECTION
 (MAY 2016)

EAST FAIRHAVEN AVENUE

SECTION STREET

GARDNER ROAD

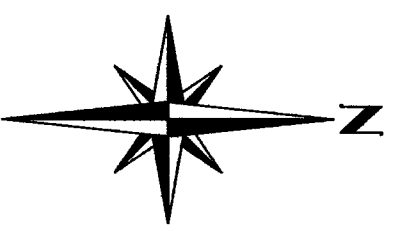
WEST 1/4 CORNER
 MONT IN CASE
 (MAY 2016)

MONROE STREET

MON'T IN CASE
 (MAY 2016)

N89°45'00"E 626.49' HELD

END NAIL ON SUBD. LINE
 0.03' E. OF CALC. INT.
 (MAY 2016)



SHEET 2 OF 2 DATE: 6/14/16

SURVEY IN A PORTION OF THE NE 1/4 OF THE SW 1/4 OF SECTION 35, T. 35 N., R. 4 E., M.M. SRAKIT COUNTY WASHINGTON FOR: EAST GARDNER, LLC

FB: 301	PG: 11	LISSEY & ASSOCIATES, PLLC	SCALE: 1" = 50'
MERIDIAN: ASSUMED		SURVEYING & LAND-USE CONSULTATION	DWG: 16-041 ROS
		360-419-7442	