RED GRASS PROPERTIES LLC SHORT PLAT SW 1/4, SECTION 33, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M.

CITY OF BURLINGTON, SKAGIT COUNTY, WASHINGTON

OWNERSHIP CERTIFICATE

NOW ML MEY THESE PRESENT THAT ME THE UNDERSONDED OWNERS IN FEE SMPLE OF CONTRACT PURCHASET, AND ONE BEDEFOLIARY OF THE LAND INCLUDED WITHIN THIS SHORT PLAT, TO HERBEY CERTIFY THAT THE DECISION TO JUNE THIS SHORT PLAT THAS DUR FREE AND VOLUMENTAY LAND DEED, AND IN MITNESS WHEREOF WE HAVE CAUSED OUR NAMES TO BE HERBLAND SUBSCIEDED.

RED GRASS PROPERTIES, LLC, A WASHINGTON LIMITED LIABILITY COMPANY

ACKNOWLEDGMENT

I CERTITY THAT I MINDW OR HAVE SATISFACTORY EVIDENCE THAT EDIGENE D. HASSLER AND BRBARAL I MASSLER HUSBAND AND WITE, ARE THE PERSONS WHO JAPPEARED BETORE ME, AND SAID PERSONS ACKNOWLEDDED THAT THEY SORGED THIS INSTRUMENT, NO WATH SATIS HAD ACKNOWLEDDED THAT THEY SORGED THE SET SATISFACTORY OF WHITE THAT HAVE THEY MERE AUTHORIZED TO EVECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS MAINT HEY WERE AUTHORIZED TO EVECUTE THE INSTRUMENT AND ACKNOWLEDGED THAT THE MISTRUMENT ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

E1.1

MY APPOINTMENT EXPIRES: RESIDING AT: Skaart



SURVEYOR'S CERTIFICATE

DIRECTION IN CONFORMANCE WITH THE RECUMENDENTS OF IN OF BURLINGTON AND THE MASHINGTON STATE SURVEY PEDING ACT, IN JULY OF 2016.



1/21/19 WADE BY ME OR UNDER

JAMES B. SMITH, CERTIFICATE NO.

THE WITHIN AND FOREGOING SHORT PLAT IS APPROVED IN ACCORDANCE WITH THE PROVISIONS BURLINGTON SHORT PAT ORDINANCE #1200. THIS 222 DAY OF JONNAYOR . 2019 APPROVAL

DIRECTOR OF PUBLIC WORKS

Makeunst

BIRECTOR OF COMMUNITY DEVELOPENT

SKAGIT COUNTY TREASURER'S CERTIFICATE

THE IS TO CERTIFY THAT ALL TAKES HERETOSCOPE LEVIED AND WHICH HAVE BECOME A LEW UPON THE LANDS HEREIN DESCRIBED HAVE BEZON THAT FAND AND DESCHARED ACCORDING TO THE RECORDS OF MY OTHER UPON THE MEAN ACCORDING THE RECORDS OF MY OTHER UPON THE MY ACCORDING THE RECORDS OF MY OTHER UPON THE MY ACCORDING THE REAL ACCORDING THE MY ACC

SAGIT COUNTY TREASURER

PARCEL NUMBERS

OWNER/DEVELOPER
RED GRASS PROPERTIES, LLC
C/O GENE & BARBARA HASSLER
740 OVERLOOK LANE
BURLINGTON, WASHINGTON 98233

USERS\JASONF\WORK TRANSFER\16-120 RED-GRASS SHP-FINAL C3D19.DWG

EASEMENT PROVISIONS SCALE: 1" - 500"

E FAIRHAVEN AVE

1. A 35-FT WIDE ACCESS & UTILITY EASEMENT IS HEREBY RESERVED AND GRANTED TO LOTS 1, 2 AND 3 OF THIS SHORT PLAIT, THE CITY OF BURNACTOM, PUBLIC UTILITY DISTRICT NO. 1 OF SHAFT COLUMN. PUBLIC SHOULD REPORT A COLUMN CALL CASCODE MAINTAIN CASC COMPANY AND A TRAIN BROADBAND AND THER RESPECTIVE SUCCESSORS AND ASSOCIAS HACER AND UPON THE AND A COLORS OF THE FET OF LOTS 1, AND 2 OF THIS SHORT PLAIT, A SHOWN HEREON UPON CONSTRUCT, RENEW, PRIVATE ROAD KNOWN AS HASSIER LANG, AND IN HIGH TO INSTALL LAY, CONSTRUCT, RENEW, OPERATE, MAINTAIN, AND READON UTILITY STSTEADS, UNLE, ENTERS AND APPRIETAMENCES ATTICHED THERETO, FOR THE PURPOSE OF PROPRIOR OF UTILITY STSTEADS. UNLE, ENTERS AND APPRIETAMENCES ATTICHED THERETO, FOR THE PURPOSES OF PROPRIED OF THE POWENT FOR ANY GRANTES AND APPRIEDED AND THE STORT THE RESPONSE AT ALL THUSE FOR THE PURPOSES STATED, WITH THE UNDERSTANDING THAT ANY GRANTES CONFERED IN THOSE EXESTING ANY THAT ANY GRANTES CONFERED IN THOSE EXESTING TO MITTERS TO ANY THE APPRIENCE OF THE PURPOSES STATED, WITH THE UNDERSTANDING THAT ANY GRANTES CONFERED IN THOSE EXESTING ANY CONTROL OF THE MAINTENANCE PURPOSES STATED, WITH THE UNDERSTANDING THAT ANY GRANTES CONFERED IN THOSE EXESTING ANY CONTROL OF THE MAINTENANCE PURPOSES STATED. IN THIS PURPOSE EXISTING AND THE MAINTENANCE PURPOSES STATED THE PURPOSES TO ANY FRACE, PROPRETY OF THE MAINTENANCE OF THE PURPOSES STATED THE PURPOSES OF THE PURPOSES STATED THAT ANY CHARLES TO CONFERCE IN THOSE EXESTING ANY CASHING THE MAINTENANCE PURPOSES STATED THAT ANY CHARLES TO CONFERCE AND THOSE EXESTING ANY CASHING THE MAINTENANCE PURPOSES OF THE MAINTENANCE PURPOSES STATED THAT ANY CHARLES TO CONFERCE AND THOSE EXESTING ANY CASHING AND THE MAINTENANCE PURPOSES STATED THAT ANY CHARLES TO CONFERCE AND THE MAINTENANCE PURPOSES AND THE MAINTENANCE PURPOSES TO THE MAINTENANCE PURPOSES TO THE MAINTENANCE PURPOSES TO THE MAINTENANCE PURPOSES TO THE MAINTENANCE AND THE MAINTENANCE PURPOSES AND THE MAINTENANCE AND THE MAINTENANCE PURPOSES TO THE MAINTENANCE PURPOSES TO THE MAINTENANC

AN EASEMENT IS HEREBY RESERVED AND GRANTED TO THE CITY OF BURLANDTON, PUBLIC DUTING, OF SCHAFT COMINT, PLOET SOUND EMERCY, O.T.E., COMCAST CABLE, CASCADE MATURAL CAS COMPANY AND TARE BROADBAND AND THEIR RESPECTIVE SUCCESSIVES AND ASSIGNS UNDER AND LAND, TO LOT 1 SHOWN HEREEN ADDAMING GARONER RAD UN MICHT ON INSTALL, LAY, CONSTRUCT, REVIEW, OPERATE, MAINTAN, AND REVOUG DUTIN'S YESTEMS, UNE, TRYTURES AND APPURETUNINGES ATTACHED THERETO, FOR THE PURPOSE OF RROADMING UTILITY SERVICES ON THE SUBJUNISON AND OTHER PROPERTY FOR THE GRANT TO KITER UPON THE CLOTS AND TRACTS AT TALL THUS FOR THE PURPOSES STATED, WITH THE GRANT TO KITER UPON THE CLOTS AND TRACTS AT TALL THUS FOR THE PURPOSES STATED, WHITH THE GRANT TO KITER UPON THE CLOTS AND TRACTS AT TALL THUS FOR THE PURPOSES STATED, WHITH THE WORDERSTANDING THAT MAY GRANTEE SHALL BE RESPONSIBLE FOR ALL UNIVERSESSAND TALAGET IT CAUSESTS TO ANY TREAL PROPERTY OWNER IN THE SUBDIVISION BY THE EXERCISE OF RIGHTS AND PRIVILEGE HEREIN GRANTED.

THIS PROPERTY IS SUBLECT TO THAT EASEMENT RECORDED MAPON 31, 1981, UNDER AUDITORS FILEY NUMBERS REALIZED ON THE FACE OF SHORT PLAT TO 88-90. AS RECORDED EXEMINERY, 6, 1981, UNDER AUDITOR'S FILE NUMBERS BIOZSOCOCA, SAID EASEMENT IS ALSO DEPICTED HERRON.

THIS PROPERTY IS SUBJECT TO THAT CASCADE NATURAL GAS CORPORATION EASEMENT RECORDED JANUARY 10, 1989 UNDER AUDITOR'S FILE NUMBER 8901100035. SAID EASEMENT IS DEPICTED HEREON

THIS PROPERTY IS SUBJECT TO AM EASEMENT EMETETING DIMNO DISTRICT NUMBER 12, RECORDED MARCH IS, 1935, UNDER AUDITOR'S TILE NUMBER SEEDS, RECORDED, S'AGIT COUNTY, WASHINGTON THE LOCATION OF SAID EASEMENT IS NOT DISCLOSED IN THE RECORD.

THE EMERGENCY VEHICLE TURNAROUND EASEMENT SHOWN HEREON HAS BEEN APPROVED BY THE BURLINGTON FIRE MARSHALL AND SHALL AT ALL TIMES REMAIN FREE OF OBSTRUCTIONS.

A 7-FT MOE UTUTY EASEMENT, AS DEPICTED HEREDN (SHEET 2), IS RESERVED FOR AND ORAMTED TO LOT 3 JACROSS LOTS 1 AND 2 OF THIS SHORT PLAT FOR EUSTING UNDERGROUND AND ORERNELD UTULITES. THE EXESTING SHEED IN THE SUCCEPTION SHEED IN THE SUCCEPTION SHEED IN THE SUCCEPTION SHEED IN THE SUCCEPTION OF LOT 2 MAY NEED TO BE MOVED OR DESTROYED TO GAIN ACCESS TO UNDERGROUND UTULITY EASEMENTS.

A 15-FOOT WIDE UTILITY EASEMENT, AS DEPICTED HEREON (SHEET 2), IS RESERVED FOR AND GRANTED TO LOT 3, UNDER AND UPON LOT 2 OF THIS SHORT PLAT FOR EXISTING UNDERGROUND UTILITIES.

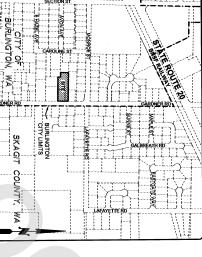
Sandry Perferry

SKAGIT COUNTY AUDITOR

UNDER AUDITOR'S FILE NO. 301001290025
RECORDS OF SKAGIT COUNTY, WASHINGTON. AUDITOR'S CERTIFICATE
FLED FOR RECORD THIS 20 DAY OF TATMANA. IN
AT 32-MINUTES PAST 11 00000 (M) PM. IN
OF SURVEYS ON PAGE(S)

VOLUME , 2019

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LOT A OF BEWSED SHORT PLAT NO. 57-78, APPROVISED JANUARY 8, 1981, RECORRED JANUARY 11, 1981, IN BOOK 50 SHORT PLATS, PAGE 21, UNDER AUDITORS RIE NO. 8013/3004 AND BEING A PORTION OF LOT 28, "PLAT OF THE BURLINGTON ACREAGE PROPERTY," AS PER PLAT RECORDED IN YOLUME 1 OF PLATS, PAGE 49, RECORDS OF SKAGIT COUNTY, WASHMOTON.

LEGAL DESCRIPTION

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL B.

LOT 8 OF BRUSED SHORT PLAT NO. 57-78, JAPRONED JANUJARY 9, 1991, RECORDED JANUJARY
13, 1981, NI BOOK 5 OF SHORT PLATS, PAGE 21, INDERS AUDITORS FUEL NO. 8101120004 AND
BEING A DORDING OF LOT 26, "PLAT OF THE BURNANCTON ACRECIS PROCESTIT," AS FER PLAT
RECORDED IN VOLUME 1 OF PLATS, PAGE 49, RECORDS OF SKAGT COUNTY, MASHMOTON,

GENERAL NOTES

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXCEPT THE WEST 24.23 FEET THEREOF.

THE LEGAL DESCRIPTION HEREON IS RECITED FROM STEWART THE SUBDIVISION CLARANTEE ORDER NUMBER 185523-5. DATED JUNE 13, 2016. THIS RROPERTY IS SUBJECT TO EASEMENTS, RESTRICTIONS OR OTHER EXCEPTIONS AS DISCLOSED IN SAID THE REPORT.

THE SHORT PLAT NUMBER AND DATE OF APPROVAL SHALL BE INCLUDED ON ALL DEEDS AND CONTRACTS.

ALL MANTENANCE AND CONSTRUCTION OF PRIVATE ROADS ARE THE RESPONSIBILITY OF THE LOT OWNERS.

SEWAGE DISPOSAL FOR THIS SUBDIVISION IS THROUGH CITY OF BURLINGTON PUBLIC SEWER.

WATER SERVICE FOR THIS SUBDIVISION IS PUBLIC UTILITY DISTRICT NO. 1 OF SKAGIT COUNTY

SOME LOTS WITHIN THIS SHORT PLAT MAY BE SUBJECT TO IMPACT FEES PAYABLE PRIOR ISSUANCE OF A SINGLE FAMILY BUILDING PERMIT.

THE EXISTING TREES AND HEDGES SURROUNDING THE PLAT BOUNDARIES SHALL NOT BE REMOVED OR ALTERED WITHOUT PRIOR APPROVAL FROM THE CITY OF BURLINGTON.

DRAWING INDEX

SHEET NO.	CONTRACTOR CHEST
1 OF 3	COVER & SIGNATURE SHEET
2 OF 3	SURVEY BOUNDARY & SHORT PLAT MAP
3 OF 3	SITE FEATURES & LOCATION MAP

RED GRASS PROPERTIES LLC SHORT PLAT N 87: 30 CITY OF BURLINGTON SHORT PLAT NO. 3-16 COVER & SIGNATURE SHEET HARMSEN

