

NOTES

1. INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22460.
 0 INDICATES EXISTING PIPE OR REBAR FOUND AS NOTED
 0 INDICATES EXISTING HOLEPIT AS NOTED
2. DESCRIPTIONS FOR THIS SURVEY ARE BASED UPON QUILCLAIM DEED RECORDED UNDER SKAGIT COUNTY AUDITORS' FILE NO. 9704040053 AND QUILCLAIM DEED (BOUNDARY LINE ADJUSTMENT) RECORDED UNDER SKAGIT COUNTY AUDITORS' FILE NUMBER 201912270062.
3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE PLAT OF "TOWN OF PAXTON" RECORDED IN VOLUME 2 OF PLATS, PAGE 30, RECORD OF SURVEY MAPS RECORDED UNDER AUDITORS' FILE NUMBERS 200503080033, 200810210033, 200003101012, AND 200210220068, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.
4. INSTRUMENTATION: LEICA 1103 TORA PLUS THEODOLITE DISTANCE METER
5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
6. MERIDIAN: ASSIGNED
7. BASIS OF BEARING: MONUMENTED WEST LINE OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M4, BEARING = NORTH 0°36'45" EAST
8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF HUMBEL FAMILY LIMITED PARTNERSHIP FOR THE RELATIONSHIP 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 DESCRIBED PROPERTY: EASEMENTS, RIGHTS OF WAY, RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS.
10. ALL DISTANCES SHOWN HEREON ARE IN FEET.
11. THIS SURVEY FOUND OCCUPATIONAL INDICATORS (FENCES) AS PER MAP ACTORS 353.00. INDICATORS 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 DEEDED LINES OF RECORD. NO RESOLUTION OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY PARTNERSHIP, IN MARCH 2020.

BRUCE LISSEY, P.L.S., CERTIFICATE NO. 22460
 LISSEY & ASSOCIATES, PLLC
 330 MILWAUKEE ST/PO BOX 1104
 MOUNT VERNON WA 98273
 PHONE (360) 418-1442
 FAX (360) 418-1442
 E-MAIL BRUCE@LISSEY.COM

DATE March 19, 2020

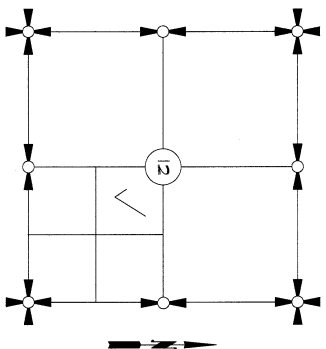


AUDITORS' CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LISSEY & ASSOCIATES, PLLC, MINUTES PASSED UNDER AUDITORS' FILE NO. 202003200071 ON PAGE(S) OF SKAGIT COUNTY, WASHINGTON RECORDS.

Sandra Robinson
 SKAGIT COUNTY AUDITOR

Jeffrey J. Gault
 DEPUTY



SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M4, VICINITY MAP

SHEET 1 OF 3

DATE: 03/19/20

SURVEY IN A PORTION OF THE NW 1/4 OF THE SE 1/4 OF SECTION 12, T. 35 N., R. 1 E., 1M4, SKAGIT COUNTY, WASHINGTON

FOR: HUMBEL FAMILY LTD PARTNERSHIP LP
 SURVEY AND LAND-USE CONSULTATION
 MOUNT VERNON, WA 98273

FB: 441 Pg. 52	LISSEY & ASSOCIATES, PLLC (SCALE)	DWG: 14-121 R05
MERIDIAN: ASSIGNED	SKAGIT COUNTY, WASHINGTON	SECTION: 12

SURVEY DESCRIPTION

PARCEL NO. 3 A.F. NO. 4104040053
SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-31412

BLOCKS 13 AND BLOCK 14 OF THE PLAT OF "TOWN OF PAXTON" RECORDED IN VOLUME 2 OF PLATS, AT PAGE 30, RECORDS OF SKAGIT COUNTY, WASHINGTON

TOGETHER WITH THOSE PORTIONS OF BLOCKS 11 AND 12 OF SAID PLAT AND THE STREETS ATTACHED BY OPERATION OF LAW LYING NORTH AND THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHWEST CORNER OF BLOCK 12 OF SAID PLAT; THENCE SOUTH 0°36'45" WEST ALONG THE WEST LINE THEREOF, A DISTANCE OF 100.00 FEET TO THE POINT OF BEGINNING OF THIS LINE; THENCE SOUTH 84°23'27" EAST A DISTANCE OF 871.64 FEET TO A POINT ON THE EAST LINE OF SAID BLOCK 11 OF THE PLAT OF THE TOWN OF PAXTON WHICH IS 100.00 FEET SOUTH OF THE NORTHEAST CORNER THEREOF; THENCE CONTINUING SOUTH 84°23'27" EAST A DISTANCE OF 25.00 FEET MORE OR LESS TO THE EAST LINE OF SEATTLE AVENUE AS SHOWN ON SAID PLAT AND THE TERMINAL POINT OF THIS DESCRIPTION.

AND EXCEPT COUNTY ROAD

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

ALL SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL NO. 4 A.F. NO. 4104040053

SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-113902

BLOCKS 15, 16, 17, AND 18 OF THE PLAT OF "TOWN OF PAXTON" RECORDED IN VOLUME 2 OF PLATS, AT PAGE 30, RECORDS OF SKAGIT COUNTY, WASHINGTON

TOGETHER WITH THOSE PORTIONS OF ADJACENT VICTORIA STREET, YORK STREET, UNION STREET, GEMES AVENUE, AND SEATTLE AVENUE ATTACHED THERETO BY OPERATION OF LAW.

EXCEPT ANY PORTION LYING WITHIN THE WEST 200 FEET OF THE SOUTH 446.25 FEET OF THE NORTH 641.25 FEET OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M;

AND EXCEPT COUNTY ROAD.

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

ALL SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL NO. 6 A.F. NO. 4104040053

SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-31435

THAT PORTION OF BLOCKS 23, 24, 25 AND 26 OF THE PLAT OF "TOWN OF PAXTON" RECORDED IN VOLUME 2 OF PLATS, PAGE 30, RECORDS OF SKAGIT COUNTY, WASHINGTON WHICH LIES WITHIN THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M;

TOGETHER WITH THOSE PORTIONS OF ADJACENT DOUGLAS STREET, ADAMS STREET, GEMES AVENUE, AND SEATTLE AVENUE ATTACHED THERETO BY OPERATION OF LAW.

EXCEPT COUNTY ROAD.

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

ALL SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

QUITCLAIM DEED (BOUNDARY LINE ADJUSTMENT) EXHIBIT "D" ADDITOR'S FILE NO. 201912710062

SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-113903

BLOCKS 19, 20, 21 AND 22 OF THE PLAT OF "TOWN OF PAXTON" RECORDED IN VOLUME 2 OF PLATS, AT PAGE 30, RECORDS OF SKAGIT COUNTY, WASHINGTON;

TOGETHER WITH THOSE PORTIONS OF ADJACENT UNION STREET, JEFFERSON STREET, GEMES AVENUE, AND SEATTLE AVENUE ATTACHED THERETO BY OPERATION OF LAW.

EXCEPT THE WEST 208 FEET OF THE SOUTH 568.61 FEET OF THE NORTH 641.25 FEET OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M;

AND EXCEPT COUNTY ROAD.

AND ALSO EXCEPT THOSE PORTION OF BLOCKS 20 AND 21 AND VACATED JEFFERSON STREET IN THE PLAT OF "TOWN OF PAXTON" RECORDED IN VOLUME 2 OF PLATS, PAGE 30, RECORDS OF SKAGIT COUNTY, WASHINGTON OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NONMENTED CENTER OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M, AS SHOWN ON THAT CERTAIN RECORD OF 2005030800033.

THENCE SOUTH 0°36'45" WEST ALONG THE NORTH-SOUTH CENTERLINE OF SAID SECTION 12 FOR A DISTANCE OF 178.64 FEET;

THENCE SOUTH 84°23'24" EAST PARALLEL, WITH THE NORTH LINE OF MORE OR LESS 1/4 OF SECTION 12, FOR A DISTANCE OF 30.00 FEET;

ISLAND ROAD AND BEING THE NORTH LINE OF VACATED CERTAIN PARCEL CLAIM DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 20041270184 AND BEING THE TRUE POINT OF BEGINNING;

SAID CENTERLINE SOUTH 84°23'24" EAST ALONG THE NORTH LINE OF SAID SECTION 12 TO THE CENTER OF VACATED PARCEL FOR A DISTANCE OF 178.00 FEET TO THE POINT OF BEGINNING;

OR LESS, TO A POINT 40.00 FEET SOUTHERLY (AS MEASURED PERPENDICULAR) OF THE CENTERLINE OF VACATED DOUGLAS STREET;

THENCE NORTH 84°23'24" WEST PARALLEL, WITH SAID CENTERLINE OF LESS, TO SAID POINT OF BEGINNING;

OR AT A POINT BEARING NORTH 0°36'45" EAST FROM THE TRUE POINT OF BEGINNING;

THENCE SOUTH 0°36'45" WEST ALONG SAID EASTERLY RIGHT-OF-WAY MARGIN FOR A DISTANCE OF 309.64 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

SUBJECT TO A 40.00 FOOT WIDE NON-EXCLUSIVE UTILILITY BENEFICIAL EASEMENT FOR INGRESS AND EGRESS AND THE MAINTENANCE THEREOF OVER UNDER AND ACROSS A PORTION OF BLOCK 21 AND VACATED SOUTH 1/2 OF DOUGLAS STREET IN THE PLAT OF "TOWN OF PAXTON" RECORDED IN ALSO BEING IN VOLUME 2 OF PLATS, PAGE 30, RECORDS OF SKAGIT COUNTY, WASHINGTON OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M, SAID EASEMENT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NONMENTED CENTER OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 1 EAST, 1M, AS SHOWN ON THAT CERTAIN RECORD OF 2005030800033.

THENCE SOUTH 84°23'24" EAST ALONG THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE NORTHWEST 1/4 FOR A DISTANCE OF 30.00 FEET, MORE OR LESS, TO THE EASTERLY RIGHT-OF-WAY MARGIN OF GEMES AVENUE;

THENCE NORTH 0°36'45" EAST ALONG SAID EASTERLY RIGHT-OF-WAY MARGIN FOR A DISTANCE OF 230.00 FEET SOUTHERLY (AS MEASURED PERPENDICULAR) OF THE CENTERLINE OF SAID VACATED DOUGLAS STREET AND BEING THE TRUE POINT OF BEGINNING;

THENCE SOUTH 84°23'24" EAST PARALLEL, WITH SAID CENTERLINE FOR A DISTANCE OF 178.00 FEET;

OR LESS, TO SAID CENTERLINE OF VACATED DOUGLAS STREET;

THENCE NORTH 84°23'24" WEST PARALLEL, WITH SAID CENTERLINE FOR A DISTANCE OF 178.00 FEET, MORE OR LESS, TO SAID EASTERLY RIGHT-OF-WAY MARGIN OF GEMES AVENUE AND ROAD AT A POINT BEARING NORTH 0°36'45" EAST FROM THE TRUE POINT OF BEGINNING;

THENCE SOUTH 0°36'45" WEST ALONG SAID EASTERLY MARGIN FOR A DISTANCE OF 40.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

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

ALL SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

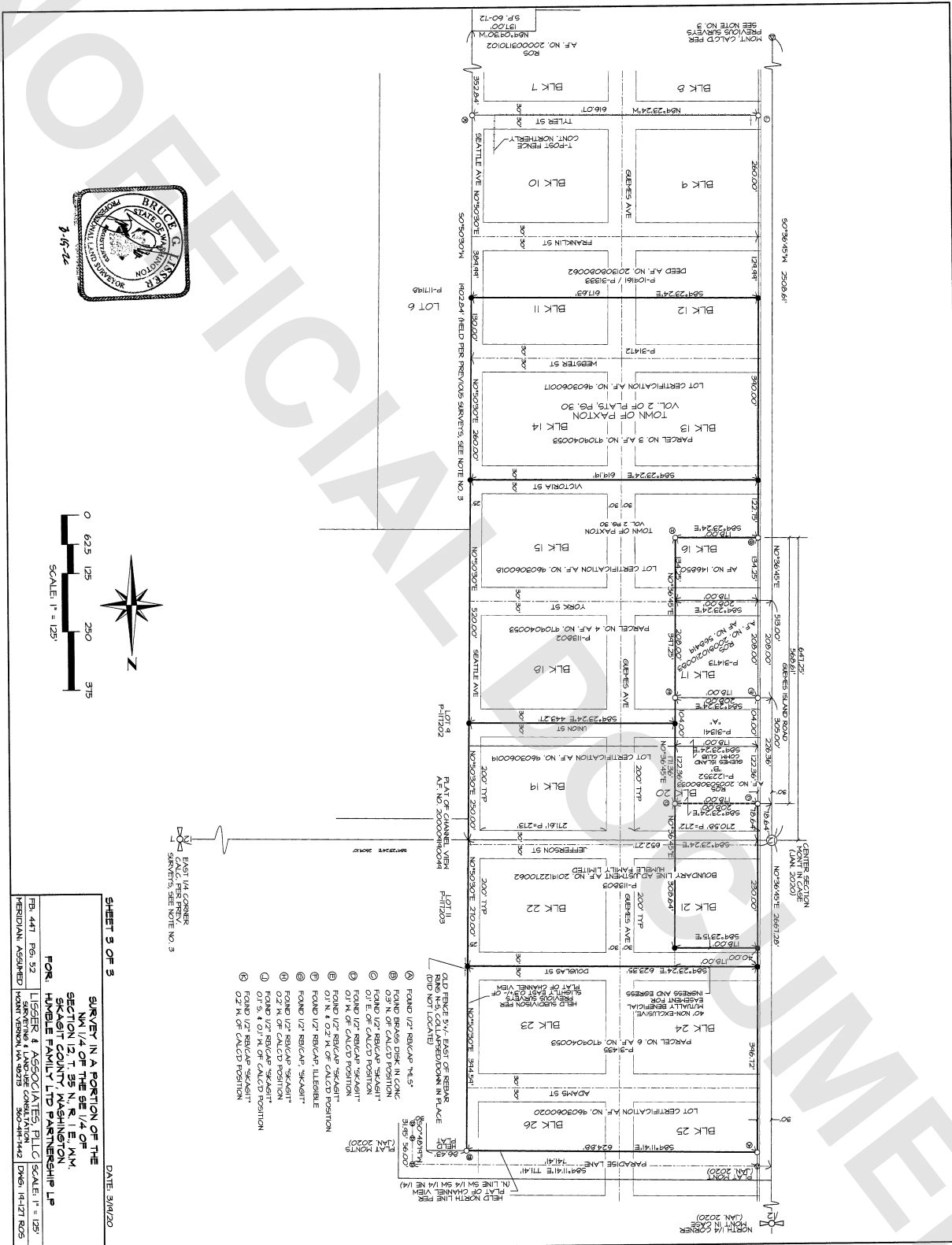
SHEET 2 OF 3

DATE: 03/19/20

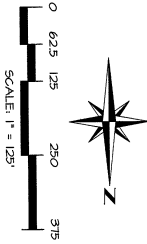


SURVEY IN A PORTION OF THE NW 1/4 OF THE SE 1/4 OF SECTION 12, T. 35 N., R. 1 E., 1M, SKAGIT COUNTY, WASHINGTON FOR: HOBBLE FAMILY LTD PARTNERSHIP LP

PREPARED BY: LUGGER & ASSOCIATES, PLLC
10001 1st Avenue, Mount Vernon, WA 98275
TEL: 360-511-1144 FAX: 360-511-1143
MERIDIAN, ASSURED
DATE: 03/19/20
DRAWN: 19-121 R05



3-15-20



SHEET 3 OF 3 DATE: 3/16/20

SURVEY IN A PORTION OF THE
SE 1/4 OF THE SE 1/4 OF
SECTION 12, T. 35 N., R. 1 E., N.M.
SAGHEE COUNTY, WASHINGTON
FOR: HANDEL FAMILY LIMITED PARTNERSHIP LP

BY: [Signature] LICENSE NO. 1428 DATE: 3/16/20
 CHECKED BY: [Signature] LICENSE NO. 1428 DATE: 3/16/20
 SURVEYOR: BRUCE C. STANLEY LICENSE NO. 1428 DATE: 3/16/20

- ① FOUND 1/2" REBAR "K45"
- ② FOUND BRASS DISK IN CONC
- ③ FOUND 1/2" REBAR "SKAGIT"
- ④ 0.1' N. OF CALC'D POSITION
- ⑤ FOUND 1/2" REBAR "SKAGIT"
- ⑥ 0.1' N. OF CALC'D POSITION
- ⑦ FOUND 1/2" REBAR "SKAGIT"
- ⑧ 0.2' N. OF CALC'D POSITION
- ⑨ FOUND 1/2" REBAR "SKAGIT"
- ⑩ 0.1' S. & 0.1' N. OF CALC'D POSITION
- ⑪ FOUND 1/2" REBAR "SKAGIT"
- ⑫ 0.2' N. OF CALC'D POSITION

FIELD NORTH LINE
 IN LINE OF CHANNEL VERN
 ROAD NOT LOCATED

OLD FENCE 5/4" EAST OF REBAR
 FOUND NOT LOCATED

FOUND 1/2" REBAR "SKAGIT"
 0.1' N. OF CALC'D POSITION

FOUND 1/2" REBAR "SKAGIT"
 0.2' N. OF CALC'D POSITION

FOUND 1/2" REBAR "SKAGIT"
 0.1' N. OF CALC'D POSITION

FOUND 1/2" REBAR "SKAGIT"
 0.2' N. OF CALC'D POSITION

FOUND 1/2" REBAR "SKAGIT"
 0.1' S. & 0.1' N. OF CALC'D POSITION

FOUND 1/2" REBAR "SKAGIT"
 0.2' N. OF CALC'D POSITION