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10/23/2020 11:22 AM Pages: 1 of 24 Fees: \$126.50 Skagit County Auditor

Return Address

Stiles Law Inc., P.S. 925 Metcalf / P.O. Box 228 Sedro-Woolley, WA 98284 Attention: Timothy C. Lehr

Document Title(s) (or transactions contained therein):

1. Boundary Line Agreement

Reference Number(s) of Documents assigned or released: N/A (on page ___ of documents(s))

Grantor(s) (Last name first, then first name and initials):

- 1. Roots Land Holdings, LLC, a Washington limited liability corporation
- 2

Grantee(s) (Last name first, then first name and initials):

- 1. Gunnard W. Modin
- 2. Roots Land Holdings, LLC, a Washington limited liability corporation

Legal description (abbreviated: i.e. lot, block, plat or section, township, range)

PTN SW SW, 21-36-01 (P49730); PTN SE SE, 20-36-04 (P49681)

LOT 1 of SP 54-81 in 28-36-04 (P50179)

__ Full legal descriptions are on Exhibits A-C attached.

Assessor's Property Tax Parcel/Account Number(s)

P49730 / 360421-3-008-0005, P49681 / 360420-4-014-0006, & P50179 / 360428-2-002-0105

Property (Boundary) Line Adjustment Agreement

This Boundary Line Agreement (the "Agreement") is made on as of March _____, 2020 by and between Roots Land Holdings LLC, a Washington limited liability corporation (hereinafter "Roots Land Holdings"), and Gunnard W. Modin (hereinafter "Gunnard"). Roots Land Holdings and Gunnard may individually be referred to as a ("Party") or collectively referred to as the ("Parties"). This Agreement takes effect upon recording.

WHEREAS, Roots Land Holdings owns real property located at No Situs / Vacant Land, Sedro-Woolley, WA 98284, Skagit County Parcel No. P49681 / 360420-4-014-0006, (hereinafter "P49681"), which is more specifically and legally described on the attached Exhibit "A" and graphically depicted on the attached Exhibit "J", both of which are incorporated herein by this reference.

WHEREAS, Roots Land Holdings owns real property located at No Situs / Vacant Land, Sedro-Woolley, WA 98284, Skagit County Parcel No. P49730 / 360421-3-008-0005, (hereinafter "P49730"), which is more specifically and legally described on the attached Exhibit "B", and graphically depicted on the attached Exhibit "J", both of which are incorporated herein by this reference.

WHEREAS, Gunnard owns real property located at 4007 Humphrey Hill Road, Sedro-Woolley, WA 98284, Skagit County Parcel No. P50179 / 360428-2-002-0105, (hereinafter "P50179"), which is more specifically and legally described on the attached Exhibit "C" and graphically depicted on the attached Exhibit "J", both of which are incorporated herein by this reference.

WHEREAS, the Parties to this agreement are the present owners in fee simple of the abovementioned adjoining parcels of real property, and as such have agreed to adjust the boundary lines of said parcels and establish new boundary lines with respect to said parcels in exchange for valuable consideration, THE PARTIES AGREE AS FOLLOWS:

1. CONVEYANCE:

- a. Roots Land Holdings agrees to grant and convey to Gunnard a portion of **P49681**, said portion being more specifically and legally described on the attached <u>Exhibit "D"</u>, and depicted on the attached <u>Exhibit "K"</u>, both of which are incorporated herein by this reference.
- b. Roots Land Holdings agrees to grant and convey to Gunnard a portion of P49730, said portion being more specifically and legally described on the attached Exhibit "E", and

depicted on the attached Exhibit "L", both of which are incorporated herein by this reference.

- c. Roots Land Holdings, as owner of **P49730**, agrees to grant and covey to Roots Land Holdings, as owner of **P49681**, a portion of **P49730**, said portion being more specifically and legally described on the attached <u>Exhibit</u> "F", and depicted on the attached <u>Exhibit</u> "M", both of which are incorporated herein by this reference.
- 2. AFTER BLA LEGAL DESCRIPTIONS: The new legal description for P49681 after the boundary line adjustment is attached as Exhibit "G". The new legal description for P49730 after the boundary line adjustment is attached as Exhibit "H". The new legal description for P50179 after the boundary line adjustment is attached as Exhibit "H". Exhibits G-I are incorporated herein by these references.
- 3. SURVEY MAPS: A survey map depicting the Parcels *before* the boundary line adjustment is attached hereto as <u>Exhibit "J"</u>. A survey map depicting the Parcels *after* the boundary line adjustment is attached hereto as <u>Exhibit "N"</u>, which is incorporated herein by this reference.
- 4. FEES & COSTS: In addition to the agreed purchase price of the property conveyed to Gunnard, the Parties further agree that all costs associated with the Boundary Line Adjustment ("BLA"), including but not limited to attorney fees, recording fees, County and/or Department fees, application fees, drafting fees and surveyor fees, shall be paid solely by Gunnard.
 - a. All Parties further agree that in the event the BLA Application is "denied" by the relevant entities (City, County, State, etc.), any earnest money or deposits paid by any Party for the execution and completion of the BLA will be repaid to such Party in full.
- 5. BUYERS' REPRESENTATION: Gunnard represents that he has sufficient funds available to close this sale in accordance with this Agreement, and is not relying on any contingent source of funds unless otherwise set forth in this Agreement.
- 6. LEGAL DESCRIPTIONS & BLA MAPS: All Parties hereby agree that Jepson & Associates shall be responsible for the preparation of the legal descriptions of each parcel involved in the BLA. This includes preparation and confirmation of legal descriptions of each parcel involved before the boundary line adjustment and new legal descriptions of each parcel involved after the boundary lines are adjusted in accordance with this Agreement and attached hereto. All Parties hereby agree that Jepson & Associates will also prepare survey maps before and after the boundary line adjustment, which are attached hereto as Exhibits "O" thru "R" and are incorporated herein by this reference.
- 7. TITLE: All three Parties acknowledge that NO ASSURANCES OF TITLE will be given by Jepson & Associates accompanying the legal descriptions after the boundary line adjustment is made.

8.	PROPERTY CONDITION: Roots Land Holdings represents to the best of its knowledge that it is not aware of any material facts adversely affecting the property, except

- 9. CLOSING: This sale shall be closed upon the APPROVAL of the BLA Application by the proper department of Skagit County. The Parties shall deposit all documents and monies required to complete this sale in accordance with this Agreement.
- 10. ASSIGNMENT: Gunnard's rights under this Agreement may not be assigned by Gunnard without Roots Land Holding's prior written consent.
- 11. USE OF PROPERTY: Notwithstanding any provisions to the contrary contained in this Agreement or addenda, Roots Land Holdings makes no representation, expressed or implied, regarding the suitability of the property for development or future use due to changes in government regulations. Gunnard has made a full and complete study of the property to Gunnard's sole satisfaction and accepts the property as is.
- 12. FACSIMILE TRANSMISSION: Facsimile transmission of any signed original document and retransmission of any signed facsimile transmission shall be the same as transmission of an original document. At the request of any Party, the Parties will confirm facsimile transmitted signatures by signing an original document.
- 13. SEVERABILITY: The invalidity of any portion of this Agreement will not and shall not be deemed to affect the validity of any other provision. If any provision of this Agreement is held to be invalid, the Parties agree that the remaining provisions shall be deemed to be in full force and effect.
- 14. DEFAULT/TERMINATION: If this Agreement is terminated for any reason, any costs authorized under this Agreement to be advanced from the earnest money deposit shall be deducted before the remaining earnest money is refunded to any Party. If a dispute should arise regarding the disbursement of any earnest money, the Party holding the earnest money may interplead the funds into court.
- 15. GENERAL PROVISIONS: Time is of the essence. There are no verbal agreements which modify this Agreement. This Agreement constitutes the full understanding between the Parties.
- 16. LEGAL AND TAX IMPLICATIONS: This agreement affects your legal rights and obligations and will have tax implications. Agents are not permitted to give legal or tax advice. If you have any questions regarding this Agreement and the addendums, attachments, or other related documents, you should consult an attorney or tax advisor. Further, if a dispute arises regarding this transaction, the prevailing Party shall recover

costs and reasonable attorney's fees, including those for appeals. This Agreement is deemed entered into in the State of Washington and shall be governed under the laws of the State of Washington.

IN WITNESS HEREOF, THE PARTIES HAVE EXECUTED THIS AGREEMENT ON THE DAY AND YEAR WRITTEN BELOW.

ROOTS LAND HOLDINGS; LLC

By: DATE

DATE

DATE

DATE

DATE

OF ROOTS LAND HOLDINGS, LLC

GUNNARD W. MODIN

By: Land M. Modin

By: Land M. Modin

DATE

CUNTARD W. MODIN

Print Name

BOUNDARY ADJUSTMENT

Reviewed and approved in accordance with Skagit County-Code Chapter 14.18

Date

STATE OF WASHINGTON)
COUNTY OF SKAGIT) ss.
Modin is the person who appeared the within and foregoing instrument	or have satisfactory evidence that Gunnard W . Defore me and who on oath is authorized to execute and acknowledged that he signed this instrument as a uses and purposes mentioned in the instrument.
NOTARY PUBLIC OF WASHING	NOTARY PUBLIC in and for the State of Washington residing at: Sedro-Woolley Commission expires: 12/2/21
STATE OF WASHINGTON COUNTY OF SKAGIT)) ss.)
LLC is the person who appeared be within and foregoing instrument and ROOTS LAND HOLDINGS, LLC	or have satisfactory evidence that Acre of ROOTS LAND HOLDINGS, fore me and who on oath is authorized to execute the acknowledged him as Manager of C, and acknowledged that he signed this instrument it to be his free and voluntary act for the uses and nt.
CRISTOFEA CRISTOFEA NOTARY PUBLIC NOTARY PUBLIC OF WASHINGTON OF WASHINGTO	NOTARY PUBLIC in and for the State of Washington residing at: Sedro-Woolfey, Commission expires: 4/01/7021

EXHIBIT "A"

ROOTS LAND HOLDINGS LLC PROPERTY PRIOR TO BOUNDARY LINE ADJUSTMENT (SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-49681)

(PER CHICAGO TITLE INSURANCE COMPANY ALTA OWNER'S POLICY OF TITLE INSURANCE POLICY NO. 620031226, DATED JULY 28, 2017):

THE SOUTH 190 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER LYING SOUTHEASTERLY OF ROAD, IN SECTION 20, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M.

SITUATED IN SKAGIT COUNTY, WASHINGTON.



EXHIBIT "B"

ROOTS LAND HOLDINGS LLC PROPERTY PRIOR TO BOUNDARY LINE ADJUSTMENT (SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-49730)

(PER CHICAGO TITLE INSURANCE COMPANY ALTA OWNER'S POLICY OF TITLE INSURANCE POLICY NO. 620031225, DATED JULY 28, 2017):

THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTH OF THE COUNTY ROAD (C.C.C. COUNTY ROAD), EXCEPT THE EASTERLY 6 ACRES THEREOF, AND EXCEPT THE FOLLOWING DESCRIBED TRACTS:

- (P-49688) BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT: THENCE EASTERLY ALONG THE C.C.C.
 ROAD 300 FEET; THENCE SOUTH 175 FEET; THENCE WEST 135 FEET TO THE EXISTING ROAD; THENCE NORTH
 ALONG SAID ROAD, A DISTANCE OF 300 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.
- (P-49697) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF SAID C.C.C. ROAD 300 FEET; THENCE SOUTH 1.75 FEET; THENCE WEST 1.35 FEET, MORE OR LESS, TO EAST LINE OF AN EXISTING ROAD, AND THE TRUE POINT OF BEGINNING OF THE DESCRIPTION, SAID POINT BEING THE SOUTHWEST CORNER OF A TRACT CONVEYED TO THE ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958 AS AUDITOR'S FILE NO. 567154; THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL TRACT AND SAID LINE EXTENDED EAST 208 FEET; THENCE SOUTH 208 FEET; THENCE WEST 208 FEET, MORE OR LESS, TO THE EAST LUNE OF AN EXISTING ROAD; THENCE NORTHERLY ALONG SAID EAST LINE TO THE TRUE POINT OF BEGINNING.

3. (P-49693) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE SOUTHEASTERLY ALONG THE SOUTH UNE OF SAID C.C.C. ROAD 300 FEET:

UNE OF SAID C.C.C. ROAD 300 FEET;
THENCE SOUTH 175 FEET, THENCE WEST 135 FEET, MORE OR LESS, TO EAST LINE
OF AN EXISTING ROAD, SAID POINT BEING THE SOUTHWEST CORNER OF A TRACT CONVEYED TO THE
ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958, AS AUDITOR'S FILE NO. 567154;
THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL TRACT AND SAID LINE
EXTENDED EAST 208 FEET; THENCE IN A SOUTHERLY DIRECTION 208 FEET PARALLEL WITH ROAD TO THE TRUE
POINT OF BEGINNING; THENCE SOUTHERLY 208 FEET PARALLEL WITH ROAD; THENCE WEST 208 FEET, MORE OR
LESS, TO AN EXISTING ROAD; THENCE NORTHERLY ALONG SAID EAST LINE 208 FEET, MORE OR LESS, TO A POINT THE POINT OF BEGINNING;
THENCE SOUTHERLY SOUTHERLY SOUTHERLY SOUTHERLY SOUTH BEGINNING.

 (P-49680) THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OF THE SOUTH LINE OF C.C.C. COUNTY ROAD 300 FEET SOUTHEASTERLY OF INTERSECTION OF SAID ROAD LINE WITH THE WEST LINE OF SAID SECTION; THENCE SOUTH 175 FEET; THENCE 135 FEET, MORE OR LESS, TO THE SAST LINE OF AN EXISTING ROAD; THENCE SOUTHERLY ALONG SAID ROAD 416 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF PROPERTY CONVEYED TO WILLIAM VAL MCADOW AND WIFE BY DEED DATED DECEMBER 28, 1970 AND RECORDED JANUARY 28, 1971, UNDER AUDITOR'S FILE NO. 748234; THENCE SOUTHERLY ALONG SAID ROAD LINE 80 FEET TO THE TRUE POINT OF BEGINNING; THENCE EAST 40 FEET, THENCE SOUTHERLY PARALLEL TO THE ROAD 40 FEET; THENCE WEST 40 FEET TO SAID ROAD; THENCE NORTHERLY ALONG SAID ROAD 40 FEET; MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

THAT PORTION OF SAID SOUTHWEST 1/4 LYING WESTERLY OF THE COUNTY ROAD KNOWN AS HUMPHREY HILL ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



EXHIBIT "C"

GUNNARD PROPERTY PRIOR TO BOUNDARY LINE ADJUSTMENT (SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-50179)

(PER CHICAGO TITLE INSURANCE COMPANY SUBDIVISION GUARANTEE CERTIFICATE NO. 620036742, DATED AUGUST 9, 2018):

LOT 1, SKAGIT COUNTY SHORT PLAT NO. 54-81, APPROVED FEBRUARY 9, 1982, RECORDED FEBRUARY 11, 1982 IN VOLUME 5 OF SHORT PLATS, PAGE 164, UNDER AUDITOR'S FILE NO. 8202110010, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN SKAGIT COUNTY, WASHINGTON.



EXHIBIT "D"

PORTION OF ROOTS LAND HOLDINGS LLC PROPERTY (SKAGIT COUNTY ASSESSOR'S PARCEL NOS. P-49681) TO BE BOUNDARY LINE ADJUSTED TO GUNNARD PROPERTY (SKAGIT COUNTY ASSESSOR'S PARCEL NO. 50179)

THE SOUTH 50.00 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, SECTION 36 NORTH, RANGE 4 EAST OF W.M., LYING SOUTHEASTERLY OF HUMPHREY HILL ROAD.

CONTAINING 12,533 SQUARE FEET, MORE OR LESS.

SITUATE IN SKAGIT COUNTY, WASHINGTON.



EXHIBIT "E"

PORTION OF ROOTS LAND HOLDINGS LLC PROPERTY (SKAGIT COUNTY ASSESSOR'S PARCEL NOS. P-49730)
TO BE BOUNDARY LINE ADJUSTED TO GUNNARD PROPERTY (SKAGIT COUNTY ASSESSOR'S PARCEL NO. 50179)

The south 50.00 feet of the southwest quarter of the southwest quarter of section 21, Section 36 North, range 4 east of w.m.;

EXCEPT THE EAST 6 ACRES THEREOF.

CONTAINING 1.26 ACRES, MORE OR LESS.

SITUATE IN SKAGIT COUNTY, WASHINGTON.



EXHIBIT "F"

PORTION OF ROOTS LAND HOLDINGS LLC PROPERTY (SKAGIT COUNTY ASSESSOR'S PARCEL NOS. P-49730) TO BE BOUNDARY LINE ADJUSTED TO ROOTS LAND HOLDINGS LLC PROPERTY (SKAGIT COUNTY ASSESSOR'S PARCEL NO. 49681)

THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTH OF THE COUNTY ROAD (C.C.C. COUNTY ROAD), EXCEPT THE EASTERLY 6 ACRES THEREOF, AND EXCEPT THE FOLLOWING DESCRIBED TRACTS;

- 49688) BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT: THENCE EASTERLY ALONG THE C.C.C. ROAD 300 FEET; THENCE SOUTH 175 FEET; THENCE WEST 135 FEET TO THE EXISTING ROAD; THENCE NORTH ALONG SAID ROAD, A DISTANCE OF 300 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.
- (P-49697) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF SAID C.C.C. ROAD 300 FEET; THENCE SOUTH 175 FEET; THENCE WEST 135 FEET, MORE OR LESS, TO EAST LINE OF AIR EXISTING ROAD, AND THE TRUE POINT OF BEGINNING OF THE DESCRIPTION, SAID POINT BEING THE SOUTHWEST CORNER OF A TRACT CONVEYED TO THE ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958 AS AUDITOR'S FILE NO. 567154; THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958 AS AUDITOR'S FILE NO. 567154; THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL BY DEED SAID LINE EXTENDED EAST 208 FEET; THENCE SOUTH 208 FEET; THENCE WEST 208 FEET, MORE OR LESS, TO THE EAST LINE OF AN EXISTING ROAD; THENCE NORTHERLY ALONG SAID EAST LINE TO THE TRUE POINT OF BEGINNING.

(P-49693) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF SAID C.C.C. ROAD 300 FEET;
THENCE SOUTH 175 FEET, THENCE WEST 135 FEET, MORE OR LESS, TO EAST LINE

OF AN EXISTING ROAD, SAID POINT BEING THE SOUTHWEST CORNER OF A TRACT CONVEYED TO THE ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958, AS AUDITOR'S FILE NO. 567154; ALDERDALE UNION SUDDAY SCHOOL BY DEED RECORDED JUNE 30, 1958, AS AUDITOR'S FILE NO. 567154;
THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL TRAT AND SAID LINE
EXTENDED EAST 208 FEET; THENCE IN A SOUTHERLY DIRECTION 208 FEET PARALLEL WITH ROAD TO THE TRUE
POINT OF BEGINNING; THENCE SOUTHERLY 208 FEET PARALLEL WITH ROAD; THENCE WEST 208 FEET, MORE OR
LESS, TO AN EXISTING ROAD; THENCE NORTHERLY ALONG SAID EAST LINE 208 FEET, MORE OR
THAT IS WEST OF THE POINT OF BEGINNING; THENCE EAST TO POINT OF BEGINNING.

(P-49731) THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OF THE SOUTH LINE OF C.C.C. COUNTY ROAD 300 FEET SOUTHEASTERLY OF BEGINNING AT A PUNT OF THE SOUTH LINE OF C.C.C. COUNTY ROAD 300 FEET SOUTHEASTERLY OF
INTERSECTION OF SAID ROAD LINE WITH THE WEST LINE OF SAID SECTION, THENCE SOUTHERLY ALONG SAID ROAD
135 FEET, MORE OR LESS, TO THE EAST LINE OF AN EXISTING ROAD; THENCE SOUTHERLY ALONG SAID ROAD
416 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF PROPERTY CONVEYED TO WILLIAM VAL MCADOW
AND WIFE BY DEED DATED DECEMBER 28, 1970 AND RECORDED JANUARY 28, 1971, UNDER AUDITOR'S FILE
NO. 748234; THENCE SOUTHERLY ALONG SAID ROAD LINE 80 FEET TO THE TRUE POINT OF BEGINNING; THENCE
EAST 40 FEET, THENCE SOUTHERLY PARALLEL TO THE ROAD 40 FEET; THENCE WEST 40 FEET TO SAID ROAD; THENCE NORTHERLY ALONG SAID ROAD 40 FEET; MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

THAT PORTION OF SAID SOUTHWEST 1/4 LYING WESTERLY OF THE COUNTY ROAD KNOWN AS HUMPHREY HILL ROAD.

ALSO EXCEPT THE SOUTH 50.00 FEET OF SAID WEST HALF OF THE SOUTHWEST QUARTER;

LSO EXCEPT A PORTION OF SAID WEST HALF OF THE SOUTHWEST QUARTER LYING NORTH OF THE FOLLOWING

COMMENCING AT THE SOUTHEAST CORNER OF SAID WEST HALF OF THE SOUTHWEST QUARTER;
THENCE SOUTH 88'47'46" WEST, ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER, 200.10 FEET, TO THE
WEST LINE OF AFOREMENTIONED EASTERLY 6 ACRES OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTH OF THE COUNTY ROAD (C.C.C. COUNTY ROAD):

THENCE NORTH 02°58'35" WEST, ALONG SAID WEST LINE, 515.73 FEET, TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 76'07'52" WEST, 779.35 FEET, TO THE CORNER OF AN EXISTING FENCE;
THENCE NORTH 88'18'47" WEST, 203.89 FEET;
THENCE NORTH 83'57'12" WEST, 54.41 FEET, TO THE SOUTHEASTERLY MARGIN OF HUMPHREY HILL ROAD.

CONTAINING 14.97 ACRES, MORE OR LESS.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



EXHIBIT "G"

ROOTS LAND HOLDINGS LLC PROPERTY AFTER BOUNDARY LINE ADJUSTMENT (SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-49681)

THE NORTH 140 FEET OF THE SOUTH 190 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, SECTION 36 NORTH, RANGE 4 EAST OF W.M., LYING SOUTHEASTERLY OF HUMPHREY HILL ROAD;

TOGETHER WITH THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTH OF THE COUNTY ROAD (C.C.C. COUNTY ROAD), EXCEPT THE EASTERLY 6 ACRES THEREOF, AND EXCEPT THE FOLLOWING DESCRIBED TRACTS;

- (P-49688) BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT: THENCE EASTERLY ALONG THE C.C.C. ROAD 300 FEET; THENCE SOUTH 175 FEET; THENCE WEST 135 FEET TO THE EXISTING ROAD; THENCE NORTH ALONG SAID ROAD, A DISTANCE OF 300 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.
- (P-49697) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION: THENCE SOUTHEASTERLY ALONG THE SOUTH UNE OF SAID C.C.C. ROAD 300 FEET; THENCE SOUTH 175 FEET; THENCE WEST 135 FEET, MORE OR LESS, TO EAST LINE OF AN EXISTING ROAD, AND THE TRUE POINT OF BEGINNING OF THE DESCRIPTION, SAID POINT EAST LINE OF AN EXISTING NOAD, AND THE TRUE POINT OF BEGINNING OF THE DESCRIPTION, SAID POINT BEING THE SOUTHWEST CORNER OF A TRACT CONVEYED TO THE ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958 AS AUDITOR'S FILE NO. 567154; THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL TRACT AND SAID LINE EXTENDED EAST 208 FEET; THENCE SOUTH 208 FEET; THENCE WEST 208 FEET, MORE OR LESS, TO THE EAST LINE OF AN EXISTING ROAD; THENCE NORTHERLY ALONG SAID EAST LINE TO THE TRUE POINT OF BEGINNING.

(P-49693) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF SAID C.C.C. ROAD 300 FEET;

LINE OF SAID C.C.C. ROAD 300 FEET;
THENCE SOUTH 175 FEET, THENCE WEST 135 FEET, MORE OR LESS, TO EAST LINE
OF AN EXISTING ROAD, SAID POINT BEING THE SOUTHWEST CORNER OF A TRACT CONVEYED TO THE
ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958, AS AUDITOR'S FILE NO. 567154;
THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL TRACT AND SAID LINE
EXTENDED EAST 208 FEET; THENCE IN A SOUTHERLY DIRECTION 208 FEET PARALLEL WITH ROAD TO THE TRUE
POINT OF BEGINNING; THENCE SOUTHERLY 208 FEET PARALLEL WITH ROAD; THENCE WEST 208 FEET, MORE OR
TESS, TO AN EXISTING ROAD; THENCE NORTHERLY ALONG SAID EAST LINE 208 FEET, MORE OR
THAT IS WEST OF THE POINT OF BEGINNING; THENCE EAST TO POINT OF BEGINNING.

(P-49731) THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OF THE SOUTH LINE OF C.C.C. COUNTY ROAD 300 FEET SOUTHEASTERLY OF INTERSECTION OF SAID ROAD LINE WITH THE WEST LINE OF SAID SECTION; THENCE SOUTH 175 FEET; THENCE 135 FEET, MORE OR LESS, TO THE EAST LINE OF AN EXISTING ROAD; THENCE SOUTHERLY ALONG SAID ROAD 416 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF PROPERTY CONVEYED TO WILLIAM VAL MCADOW AND WIFE BY DEED DATED DECEMBER 28, 1970 AND RECORDED JANUARY 28, 1971, UNDER AUDITOR'S FILE NO. 748234; THENCE SOUTHERLY ALONG SAID ROAD LINE 80 FEET TO THE TRUE POINT OF BEGINNING; THENCE EAST 40 FEET, THENCE SOUTHERLY PARALLEL TO THE ROAD 40 FEET; THENCE WEST 40 FEET TO SAID ROAD; THENCE NORTHERLY ALONG SAID ROAD 40 FEET; MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

THAT PORTION OF SAID SOUTHWEST 1/4 LYING WESTERLY OF THE COUNTY ROAD KNOWN AS HUMPHREY HILL ROAD

ALSO EXCEPT THE SOUTH 50.00 FEET OF SAID WEST HALF OF THE SOUTHWEST QUARTER:

ALSO EXCEPT A PORTION OF SAID WEST HALF OF THE SOUTHWEST QUARTER LYING NORTH OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE SOUTHEAST CORNER OF SAID WEST HALF OF THE SOUTHWEST QUARTER;
THENCE SOUTH 88'47'46" WEST, ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER, 200.10 FEET, TO THE WEST LINE OF AFOREMENTIONED EASTERLY 6 ACRES OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTH OF THE COUNTY ROAD IC.C.C. COUNTY ROAD)-

THENCE NORTH 02°58'35" WEST, ALONG SAID WEST LINE, 515.73 FEET, TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 76°07'52" WEST, 779.35 FEET, TO THE CORNER OF AN EXISTING FENCE; THENCE NORTH 88'18'47" WEST, 203.89 FEET; THENCE NORTH 83'57'12" WEST, 54.41 FEET, TO THE SOUTHEASTERLY MARGIN OF HUMPHREY HILL ROAD.

CONTAINING 15.63 ACRES, MORE OR LESS.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.



EXHIBIT "H"

ROOTS LAND HOLDINGS LLC PROPERTY AFTER BOUNDARY LINE ADJUSTMENT (SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-49730)

THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTH OF THE COUNTY ROAD (C.C.C. COUNTY ROAD), EXCEPT THE EASTERLY 6 ACRES THEREOF, AND EXCEPT THE FOLLOWING DESCRIBED TRACTS:

- (P-49688) BEGINNING AT THE NORTHWEST CORNER OF SAID TRACT: THENCE EASTERLY ALONG THE C.C.C. ROAD 300 FEET; THENCE SOUTH 175 FEET; THENCE WEST 135 FEET TO THE EXISTING ROAD; THENCE NORTH ALONG SAID ROAD, A DISTANCE OF 300 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.
- (P-49697) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION; THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF SAID C.C.C. ROAD 300 FEET; THENCE SOUTH 175 FEET; THENCE WEST 135 FEET, MORE OR LESS, TO EAST LINE OF AN EXISTING ROAD, AND THE TRUE POINT OF BEGINNING OF THE DESCRIPTION, SAID POINT BEING THE SOUTHWEST CORNER OF A TRACT CONVEYED TO THE ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958 AS AUDITOR'S FILE NO. 567154; THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL TRACT AND SAID LINE EXTENDED EAST 208 FEET; THENCE SOUTH 208 FEET; THENCE WEST 208 FEET, MORE OR LESS, TO THE EAST LINE OF AN EXISTING ROAD; THENCE NORTHERLY ALONG SAID EAST LINE TO THE TRUE POINT OF BEGINNING.

(P-49693) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID SUBDIVISION: THENCE SOUTHEASTERLY ALONG THE SOUTH LINE OF SAID C.C.C. ROAD 300 FEET;
THENCE SOUTH 175 FEET, THENCE WEST 135 FEET, MORE OR LESS, TO EAST LINE

THENCE SOUTH 175 FEET, THENCE WEST 135 FEET, MORE OR LESS, TO EAST LINE
OF AN EXISTING ROAD, SAID POINT BEING THE SOUTHWEST CORNER OF A TRACT CONVEYED TO THE
ALDERDALE UNION SUNDAY SCHOOL BY DEED RECORDED JUNE 30, 1958, AS AUDITOR'S FILE NO. 557154;
THENCE EAST ALONG THE SOUTH LINE OF SAID ALDERDALE UNION SUNDAY SCHOOL TRACT AND SAID LINE
EXTENDED EAST 205 FEET; THENCE IN A SOUTHERLY DIRECTION 208 FEET PARALLEL WITH ROAD TO THE TRUE
POINT OF BEGINNING; THENCE SOUTHERLY 208 FEET PARALLEL WITH ROAD; THENCE WEST 208 FEET, MORE OR
LESS, TO AN EXISTING ROAD; THENCE NORTHERLY ALONG SAID EAST LINE 208 FEET, MORE OR LESS, TO A POINT
THAT IS WEST OF THE POINT OF BEGINNING; THENCE EAST TO POINT OF BEGINNING.

(P-49731) THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OF THE SOUTH LINE OF C.C.C. COUNTY ROAD 300 FEET SOUTHEASTERLY OF BEGINNING AT A POINT OF THE SOUTH LINE OF C.C.C. COUNTY ROAD 300 FEET SOUTHEASTERLY OF INTERSECTION OF SAID ROAD LINE WITH THE WEST LINE OF SAID SECTION; THENCE SOUTH 175 FEET; THENCE 135 FEET, MORE OR LESS, TO THE EAST LINE OF AN EXISTING ROAD; THENCE SOUTHERLY ALONG SAID ROAD 416 FEET, MORE OR LESS, TO THE SOUTHEAST CORNER OF PROPERTY CONVEYED TO WILLIAM VAL MCADOW AND WIFE BY DEED DATED DECEMBER 28, 1970 AND RECORDED JANUARY 28, 1971, UNDER AUDITOR'S FILE NO. 748234; THENCE SOUTHERLY ALONG SAID ROAD LINE 80 FEET TO THE TRUE POINT OF BEGINNING; THENCE EAST 40 FEET, THENCE SOUTHERLY PARALLEL TO THE ROAD 40 FEET; THENCE WEST 40 FEET TO SAID ROAD; THENCE NORTHERLY ALONG SAID ROAD 40 FEET; MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

THAT PORTION OF SAID SOUTHWEST 1/4 LYING WESTERLY OF THE COUNTY ROAD KNOWN AS HUMPHREY HILL

ALSO EXCEPT A PORTION OF SAID WEST HALF OF THE SOUTHWEST QUARTER LYING SOUTH OF THE FOLLOWING DESCRIBED LINE:

COMMENCING AT THE SOUTHEAST CORNER OF SAID WEST HALF OF THE SOUTHWEST QUARTER;
THENCE SOUTH 88*47*46* WEST, ALONG THE SOUTH LINE OF SAID SOUTHWEST QUARTER, 200.10 FEET, TO THE
WEST LINE OF AFOREMENTIONED EASTERLY 6 ACRES OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTH OF THE COUNTY ROAD (C.C.C. COUNTY ROAD);

THENCE NORTH 02°58'35" WEST, ALONG SAID WEST LINE, 515.73 FEET, TO THE TRUE POINT OF BEGINNING;

THENCE NORTH 76'07'52" WEST, 779.35 FEET, TO THE CORNER OF AN EXISTING FENCE;
THENCE NORTH 88'18'47" WEST, 203.89 FEET;
THENCE NORTH 83'57'12" WEST, 54.41 FEET, TO THE SOUTHEASTERLY MARGIN OF HUMPHREY HILL ROAD.

CONTAINING 10.69 ACRES, MORE OR LESS.

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





GUNNARD PROPERTY AFTER BOUNDARY LINE ADJUSTMENT (SKAGIT COUNTY ASSESSOR'S PARCEL NO. P-50179)

LOT 1, SKAGIT COUNTY SHORT PLAT NO. 54-81, APPROVED FEBRUARY 9, 1982, RECORDED FEBRUARY 11, 1982 IN VOLUME 5 OF SHORT PLATS, PAGE 164, UNDER AUDITOR'S FILE NO. 8202110010, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THE SOUTH 50.00 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 20, SECTION 36 NORTH, RANGE 4 EAST OF W.M., LYING SOUTHEASTERLY OF HUMPHREY HILL ROAD, EXCEPT THE EASTERLY 6 ACRES THEREOF.

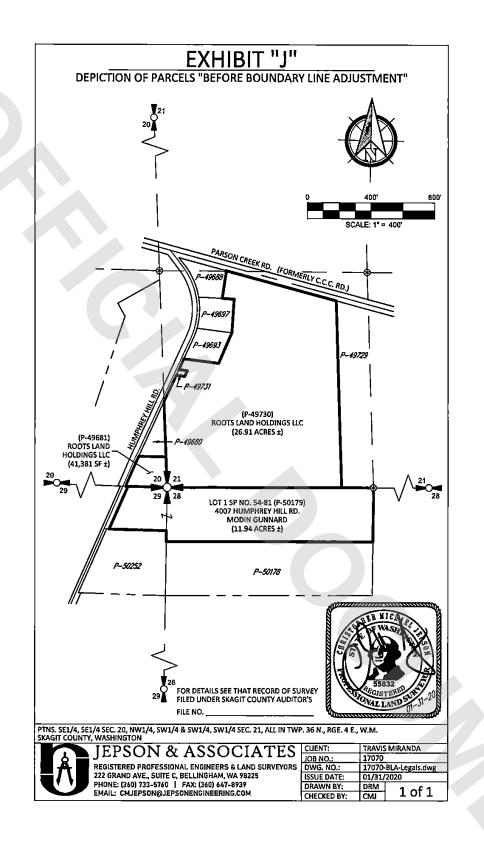
ALSO TOGETHER WITH THE SOUTH 50.00 FEET OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST WILLAMETTE MERIDIAN, LYING SOUTH OF THE COUNTY ROAD)

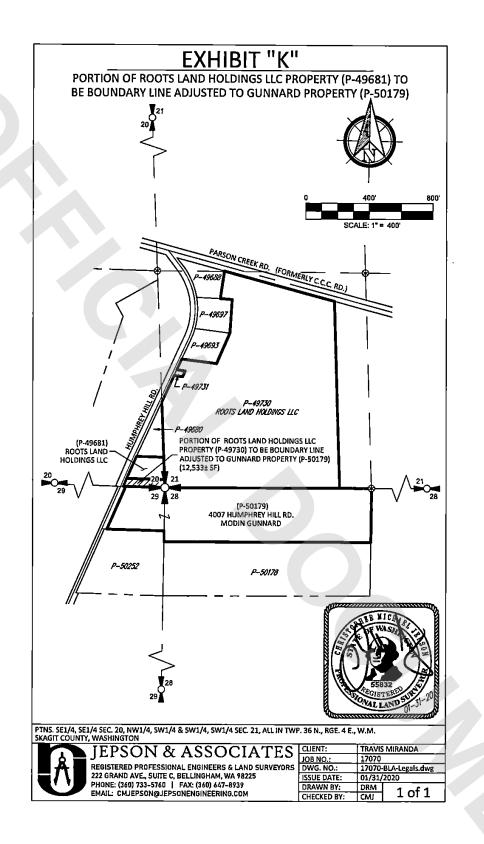
CONTAINING 13.49 ACRES, MORE OR LESS.

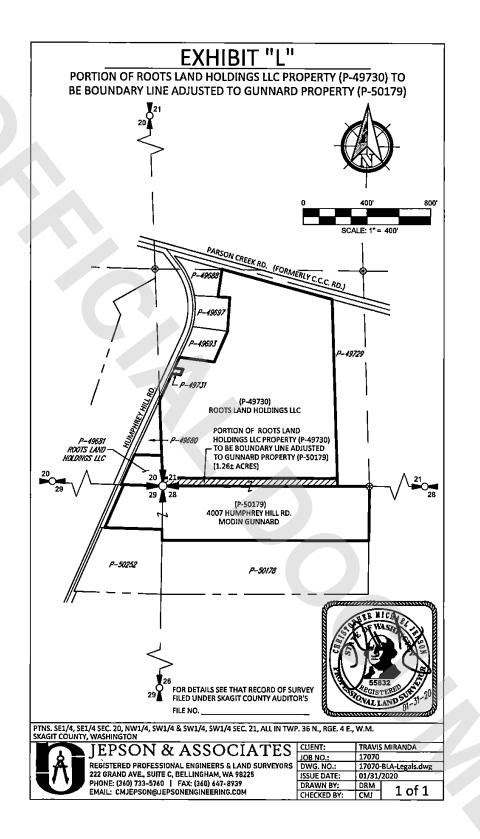
SITUATE IN SKAGIT COUNTY, WASHINGTON.

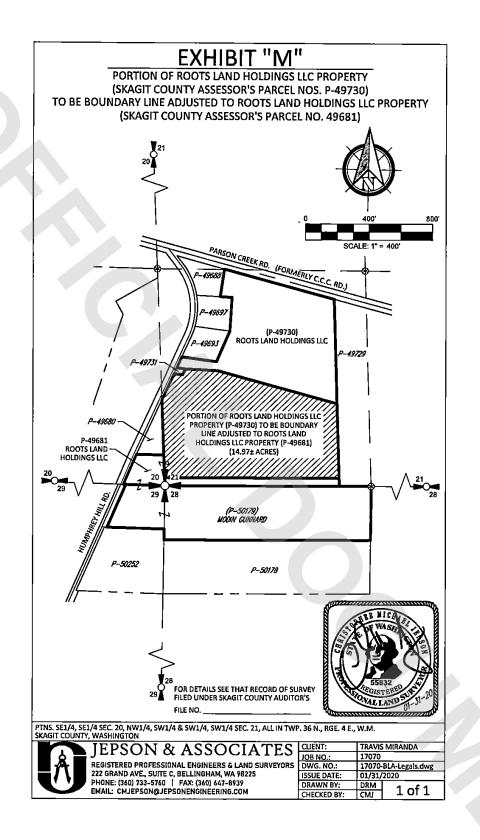


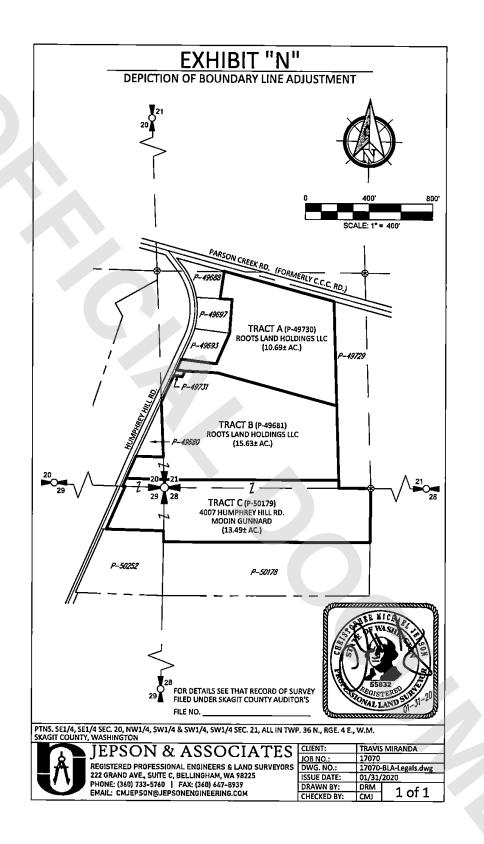
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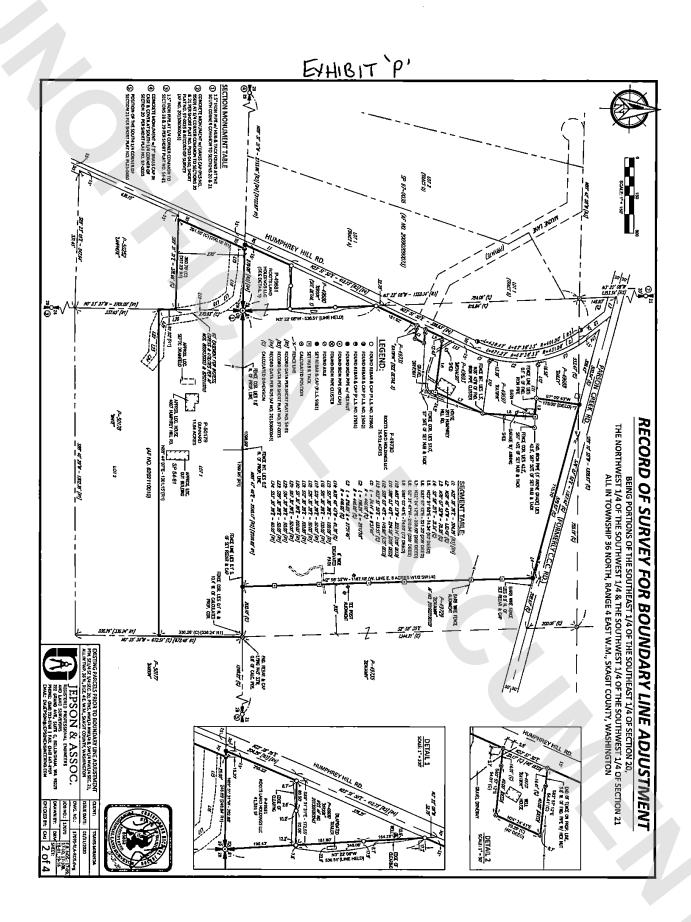






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	EXITIBIT 0			
DOT B LEGAL DESCRIPTION CONCRETE PROCESS OF CONTROLLED LADUSTRULED PRESCRIPTION CONTROLLED TO DUPINATE UNEADUSTRULED PRESCRIPTION CONTROLLED TO DUPINATE UNEADUSTRUM QUIDALITE CERTIFICATE NO. STRAILED LASS. LA	1. (1-2825) IN HE RATION OF THE CONTROL TO THE CONTROL TO THE CONTROL TO THE CONTROL TO THE COLOR OF THE CONTROL TO THE COLOR OF THE CONTROL TO THE COLOR OF THE	NECOUNT 49 RET OR THE SCHEMANT GUARDS OF THE SCHEMANT ENGINE WAS GUARDED OF SOLD, NATION AT THORME'S MORE, MADE A LOST, WAS. AMERI & PAMEL OF THE SCHEMANT IN AND A LOST, WAS. AMERI & PAMEL OF THE SCHEMANT IN AND A SCHEMAL TO CHARGE A LOST WILLIAMTEE KERDAN, HANS SOLD OF THE SCHEMANT IN AND A SCHEMAL TO CHARGE A LOST WILLIAMTEE KERDAN, HANS SOLD OF THE SCHEMANT OF THE COLOR OF THE SCHEMANT OF THE COLOR	LOT A LEGAL DESCRIPTION ROOM AND RELIGIOUS AND REAL PROPERTY PROPERTY DESCRIPTION OF THE BRUTCHEST POLICY OF THE BRUTCHEST POLICY OF THE BRUTCHEST POLICY OF THE BRUTCHEST POLICY	RECORD O
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SCRIPTIONS PRIOR TO BOUNDARY! VALUE OF THE PRIOR TO BOUNDARY! JEPONE PROPRIED AND THE PRIOR TO BOUNDARY! PRIOR DO 173-5701 FAC CAS AND AND AND THE	THE	SECTION MONUMENT TO DESCRIPTION MONUMENT TO DESCRIPTION OF THE SOUTH OF THE MONUMENT TO DESCRIPTION OF THE MONUMENT TO DESCRIPT	BOUNDARY LINE ADJUSTMENT REPORTE AND APPROVED IN ACCOUNTER A S.L. 200 ON	E ADJUSTMENT ECTION 20, WEST 1/4 OF SECTION 21 NSHINGTON



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LEGAL DESCRIPTION FOR TRACT A:

RECORD OF SURVEY FOR BOUNDARY LINE ADJUSTMENT BEING PORTIONS OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20,
THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 & THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21
ALL IN TOWNISHIP 36 NORTH, RANGE 4 EAST W.M., SKAGIT COUNTY, WASHINGTON

ROOTS LAND HOLDINGS LLC PROPERTY AFTER BOWIDARY LINE ADJUSTMENT (SMAGIT COUNTY ASSESSOR'S PARCEL NO. P-49730)

THE WASS 1/2 OF THE SOUTHWASS 1/4 OF SECTION 2.1, TOWNSHIP 36 NOTHE, BANGE & EAST WILLIAMETTE MERLOUAN, 11996 SOUTH OF THE COUNTY ROAD (C.C.C. COUNTY ROAD), DOCUT THE EASTERLY & ACHES THEROF AND EXZETT THE FOLLDWARD CHECKERED TRACTS: | HAMMAN (CANAMA) AT THE MONTHWEST COMMENT OF SAN TRACT, THE ME SATERLY ALONG THE C.C.C.
| RAND DOWN FITTH THAT OF SOME THE MONTHWEST THAT WE WASTED SAN THE THAT WAS AND THE MONTH ALONG SAND THAT AND A DISTANCE OF 300 FEET, MORE OF LUSS, TO THE POINT OF REGINNING.

[P4969] THAT POATION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SICTION 21, TOWNSHIP 56 NORTH, RANGE & BAST WILLAMETTE NETRODAN, ETHING SOUTHERLY OF THE CICIL ROAD DESCRIBED AS FOLLOWS:

MANUAL PLUE MEDITIMEST CORREIT SE SAD SURFICIONE PROEKT SOFTI-SETTEM LASIGE THE SECTION TO SURFICIAL THE CORRECT SECTION TO SURFICIAL THE SECTION THE SECTION THE SECTION THE SECTION THE SECTION AS ADDITION THE SECTION THE

() -4868) II HAY PONTON OF THE WEST JAZ OF THE SOUTHWEST JA OF SECTION 21, TOWNSSIED IN MOTHER, BANGE & BAST WILLIAMTE HER KNOWN, LYING SOUTHERLY OF THE CCC., ROAD DESCRIBED AS FOLLOWS:

PASSOS THAT PORTION OF THE WEST LZ OF THE SQU'INVEST JA OF SECTION 21, TOWNSTAIL OF SHE SQU'INVEST JA OF SECTION 22, SOUTHERING STRUCK BASED AS FOLLOWS:

RESCHOOLS A POINT D'HE SCHILLES ECC. COMPTROLO 2011 ET SUPPLEMENT DE 125 FEIT, MARE DE L'ESTE DE SON DE L'ESTE DE L (P-49731) THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 4 EAST WILLAMETTE MEDIDIAN, DESCRIBED AS FOLLOWS:

(P-4975) THAT PORTION OF THE SOUTHWEST JA OF THE SOUTHWEST JA OF SECTION 21, TOWNSHIP 36 NORTH, BANGE 4 EAST WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

ALSO EXCEPT A PORTION OF SAID WIDT HALF OF THE SOUTHWEST QUARTER LINKS SOUTH OF THE FOLLOWING DESCRIPED LINE: THAT PORTION OF SAID SOUTHWEST 1/4 LYING WESTERLY OF THE COUNTY ROAD INIOWN AS HUMPHREY HILL ROAD.

ACCE COUNTY ROAD;
HENCE WORTH BUTSTEST WEST, ALDING SHO WEST LINE, SIX 73 FETT, TO THE THUS POINT OF BEGINNING.

STATE BO BROW YEARY 69'DE SKINIVLING PENCE MORTH BYTO'TSE WEST, 27945 HEF, TO THE CORNIER OF AN EXSTIMG FLINCE; HENCE MORTH BETTET WEST, 2404 FREF, TO THE SOUTHELSTERLY MARKEN OF HUMBYREY HILL ROAD.

SURVEYOR'S NOTES: BASIS OF MEANINGS: THAT RECORD OF SURVEY FILED LINDER SWAGIT COUNTY AUDITOR'S FILE NO.

LIDE HIDD: NOT 22 RETW - DARF (DARF MELAUNED) ALONG THE LIDE COLAMON TO SECTIONS ZO JOHA E B 22-364-K BENTON THE KON POPE FOUND AT THE SOUTH CONSIDE COMMON TO SUID SECTIONS AND THE CAPPED RELAM (P. L. 25-250) EVAND AT THE MITTESSECTION OF SUID SECTION LIBE AND THE SOUTHESTEATH RIGHT-CH-WAY LINE OF HUMBHREY HILL ROAD (AS SYOTM)

DATE OF SURVEY: MOVEMBER 2017, JANUARY 2018 & NOVEMBER 2019.

THIS SUMPLY WAS CONVEXED WITH THE EMELTE OF AM ALTA COMMUNITARY FOR THE RESEARCE REPARED BY CHICAGO THE COMPANIO OF WASHINGTON COMMUNICATION, OCCOURDED, LOTTO MAKECH B, EDER, AND A SUDDIVISION CHARACTEE PREPARED BY CHCAGO THE COMPANY OF WASHINGTON, CHETECHE NO. EXCENSELY), ANDER MACETTS, 2014. STANDAMO FILD TRAVERSE PROCEDURES, A RICOM 652 TOTAL STATION, AND A LEGICA 1203 ROBOTIC TOTAL STATION, WE'RE USED TO ACCOMPLISH THIS SUPPEY.

PER RICW SLOSS, OS, THIS SUMPY COPICTS PHYSICAL ENLIGHENT OF ENCOUNTERT OR OVERLAP BY OCCUPANTON (OR BRANDOPSHEM, WORKS) MAY REVIOUR POTENTIAL CALLAG OF INFORMATTEN RIGHTS, MO LEGAL RESOLUTION OF SUCH CLAIMS HAS BEEN MADE OR INFOLED BY THIS SURVEY.

ILEGRAWGA, HAT NICHANAST CORRI, OT SAD JARONSON; TRING SOFTHANTIENT ALONG THE SOFTH UNIT SEA MAINCE, BRAIN DAN THE THE THE SOFTH UNIT SEA MAINCE, BRAIN DAN THE THE THING SEATH STATE THE SEATH STATE THE SEATH STATE THE SEATH SEATH STATE SEATH STATE THE SEATH SEATH STATE SEATH STATE SEATH STATE SEATH STATE SEATH STATE SEATH SEATH STATE SEATH SEATH SEATH SEATH SEATH STATE SEATH SEAT

CE WEST ZOB FEET, MORE OR

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DIMETICAN ATTHE SOUTHERST CONCREOF SHOW MIST HAU OF THE SOUTHWEST (AND SECTION 22, HEST LIKE OF A MOSTELLA MANDED SCHERKE OF ACHISE OF THE MEST LIFE OF THE SOUTHWEST DIAL THE SECTION 22, HERE LIKE SOUTH AND WEST AND ACHISE OF THE SOUTH LIKE OF AND SOUTHWEST DIAL THE SECTION 22, FOR FOR THE METHOD AND ACHISE OF THE SECTION LIVE SOUTHWEST DIAL THE SOUTHWEST OF SECTION 23, TO SECTION AND ACHISE OF THE SECTION AND ACHISE OF THE SOUTHWEST DIAL THE SOUTHWEST OF THE SOUTHWEST OF THE SOUTHWEST OF THE SECTION 25.

C.C. COUNTY ROAD); (ENCE NORTH 0275/35" WISY, ALONG SAID WEST LINE, \$13.73 FEST, TO THE TRUE POINT OF BEGINNING.

CONTAINING 15.63 ACRES, MORÉ OR LESS. PROPERT MENTH TETOTYS" MESS, JPRES FEET, TO THE COMMER OF AM EXSTING FENCE; INCOME MENTH MET SETTLET MESS, ZILAGI FEET, TO THE SOUTHEASTERLY MANGING OF MAINSWARTY HILL ROAD. TYCHOC MONTH MET STILET MESS, SAARI FEET, TO THE SOUTHEASTERLY MANGING OF MAINSWARTY HILL ROAD. COMMENSION AND THE SOUTHOUS COMMENDES AND WAST MAJE OF THE SOUTHWEST CALMENTS.
THERE SOUTH HE "THE WAST, ALMOST ESCHIEF HE OF SOUTS AND SOUTHWEST CALMENTS, AND HE IT, TO THE
WAST UNIT DO ALGEORISMOSTED ASSISTANT & ACRES OF THE WAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21,
TOWNSHIP 35 (WORTH, MAGAZE LESS TWALLMETTE METRODANE, THES SOUTHOUS THE COUNTY BOAS COUNTY
TOWNSHIP 35 (WORTH, MAGAZE LESS TWALLMETTE METRODANE, THES SOUTHOUS THE COUNTY BOAS COUNTY
TOWNSHIP 35 (WORTH MAGAZE LESS TWALLMETTE METRODANE, THES SOUTHOUS THE COUNTY BOAS COUNTY
TOWNSHIP 35 (WORTH METRODANE). ALSO EXCEPT A PORTION OF SAID WEST HALF OF THE SOUTHWEST QUARTER LYING NORTH OF THE FOLLOWING DESCRIBED LINE:

ALSO EXCEPT THE SOUTH 50:00 FEET OF SAID WEST HALF OF THE SOUTHWEST QUARTER;

THAT PORTION OF SAID SOUTHWEST \mathcal{U}^{A} LYING WESTERLY OF THE COUNTY ROAD KNOWN AS HUM PIREY HILL ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON

LEGAL DESCRIPTION FOR TRACT C:

GUNDARD PROPERTY AFTER HOUNDARY UNE ACCUSTMENT (SKAGIT COUNTY ASSESSORS PARCEL NO. P-50179)

tochheir with hes south saad feet of the Southeast quarter of the Southeast quarter of Section <u>17 Section 38</u> Notice, Range e dast of Wam_elting Southeasteret of Wamphrey Hel Road, <u>Except</u> ing Eastern 8 Acast Ticesco. L, SAGIT COUNTY SHORT PLAT NO. SA-61, APPROVED FERGUARY 9, 1982, RECONDED FERGUARY 11, 1982 N UNES 90'S SOUT PLATS, NACE 154, UNCER AUDITION'S PILE NO. 2021/10010, RECONDS OF SALAIT COUNTY, SANCTON.

ILSO TOGETHER WITH THE SOUTH 50 00 FEET OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21.

SITUATE IN SKAGIT COUNTY, WASHINGTON CONTAINUNG 13.49 ACRES, MORE ON LESS.

ONS AFTER BOUNDARY LINE ADJUSTMENT PTRS (WIJANWIJA 18 SWIJA WIJA 1812 ZI, ALL IN TWP. 36 AL, RGE, 4 E. W.M. GTON

VICINITY MAP

JEPSON & ASSOCIATES REGISTERED PROPESSIONAL ENGINEERS AND LAND SURVETORS
222 GRAND AVE, SUITE C., RELLYINDIAN, WA 18225
PHONE: (340) 732-5760 | FAX: (340) 447-8737 | EMAIL: CALEYSOND IEPSONEHOINEERING.COM

ESSUE DATE:

01/31/2020

SECTION MONUMENT TABLE

TOSSETHEE WITH THE WIST 1/2 OF THE SOUTHWEST 1/4-0F SECTION 21, TOWNSSID 25 MORTH, INJURES ELSO WILLIAMETTE MERBOWN, LYING SOUTHOUT THE COUNTY READS (C.C.C. COUNTY READS), EXCEPT THE EXSTERLY ACRES THERLOF, AND EXCEPT THE FOLLOWING DESCRIBED TRACTS: THE NORTH 240 FEET OF THE SOUTH 250 FEET OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST HILL ROAD;

(EL-ssee) economica en la enormaza comera se ud tract: inenze esteten along tre ecc. Ródu doi hed; frence south 175 red; frence vest 1 125 red; to the estaten roda; trence north Along and roda, a desimaz de 300 fec; mode on less, to the point de escantarg.

(P49657) THAT PORTION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNISHE 36 WORTH, RANGE & BAST WILLAMETTE MERIDIAN, LYING SOUTHERLY OF THE C.C.C. ROAD DESCRIBED AS FOLLOWS:

ECHAMICAT IN CONTROST CONTROS AS SENSIONED RINGS PRINCE CONTRASTELY MAIN HE COM-INC IS SON CLC. MAD DATE THE REPORT SON THE THE PRINCE WE THE FIRST HE CONTROL AS INCHING NOTINE OF AN EXTENSIONED AND HE THE PRINCE PRINCE OF THE EXCENTRAL MAINTH. RESCH HE CONTROS CONTROL AND HE THE PRINCE AS INCHINCO THE EXCENTRAL WAND HE SOON THE SON THE SO

rdots Land Holdsings Ilic Property after Boundary Like adjustialint [Svagit Courty assessor's parcel NO, p-49881]

LEGAL DESCRIPTION FOR TRACT B:

(2) 1.5" HOW PIPE W/ HUB & TACK FOUND AT THE SOUTH CORNER COMMONTO SECTIONS 20 8.21

② PUD-0460, SHORT PLAT NO. 97-0035 & RECORD OF SURVEY JA NO. 201306260045)

1.5. BOM INF. AT 1/4 COMPRE COMMON TO SCIENCE 28 & 25 MPR SHOTT PLATING, 25-421
 COMPARTE COMMUNIST of 27 BRASS OF BRAST BOWN AS PART SHOTT PLATING AT DOSE-460
 COMPARTE COMMUNIST AND TRANSPORT PLATING AT DOSE-460
 THE STATIONAL CONTRINS OF SCIENCE 25 OF BRAST PLATING S. 25-0035
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