



202202070048

02/07/2022 12:28 PM Pages: 1 of 2 Fees: \$292.50
Skagit County Auditor

SURVEY DESCRIPTION

LOT 1, BLOCK 3, LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3, ACCORDING TO VOLUME 6 OF PLATS, PAGES 29 THROUGH 31, REVISED, INCLUDING RECORDS OF SKAGIT COUNTY, WASHINGTON. SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RIGHTS, COVENANTS, CONDITIONS, RESTRICTIONS, LEASES, COURT ORDERS AND OTHER INSTRUMENTS OF RECORD. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

NOTES

- 1. INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LLSGER 20123164.
- 0 INDICATES EXISTING MONUMENT AS NOTED
- 2. DESCRIPTION FOR THIS SURVEY IS BASED UPON STATUTORY WARRANT DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBER 2012052600033.
- 3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 3, ACCORDING TO VOLUME 6 OF PLATS, PAGES 29 THROUGH 31, REVISED, INCLUDING RECORDS OF SKAGIT COUNTY, WASHINGTON UNDER AUDITOR'S FILE NUMBERS 4007160003, 4405270004 AND 201907020046. ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.
- 4. INSTRUMENTATION: TRIMBLE 5-5 TOTAL STATION
- 5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE
- 6. MERIDIAN: ASSUMED
- 7. BASIS OF BEARING: MONUMENTED CENTERLINE OF WEST SHORE DRIVE AS SHOWN HEREON.
- 8. BEARING = NORTH 20°36'30" WEST
- 9. THIS SURVEY WAS PERFORMED AT THE REQUEST OF SHAWN KAUFFMAN AND ANA KAUFFMAN, A MARRIED COUPLE, FOR THE DELINEATION AND STAKING OF THE DESCRIBED PROPERTY, AS SHOWN.
- 10. 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, NO TITLE REPORT WAS PROVIDED.
- 10. ALL DISTANCES SHOWN HEREON ARE IN FEET.
- 11. THIS SURVEY FOUND OCCUPATIONAL INDICATOR (DRIVEWAY) AS PER IAC CHAPTER 332-130. LINES OF OCCUPATION MAY INDICATE AREAS FOR POTENTIAL CLAIMS OF UNWRITTEN OWNERSHIP. THIS FOUNDATION FOR POTENTIAL CLAIMS OF UNWRITTEN OWNERSHIP IS FOUNDATION TO THE DEEDED LINES OF RECORD. NO RESOLUTION OF OWNERSHIP BASED ON UNWRITTEN RIGHTS HAS BEEN MADE OR IMPLIED BY THIS SURVEY.

SURVEYORS 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 SHAWN KAUFFMAN AND ANA KAUFFMAN, A MARRIED COUPLE, IN FEBRUARY 2022.

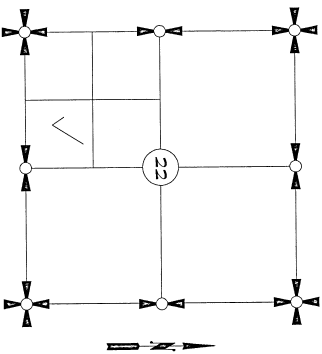
KEVIN G. LISGER, P.L.S., CERTIFICATE NO. 20123164
LISGER & ASSOCIATES, PLLC
320 MILWAUKEE ST/PO BOX 1094
SEASIDE, WA 98138
PHONE (360) 414-7442
FAX (360) 414-0520
E-MAIL: KEVIN@LISGER.COM

DATE 2-7-22

AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LISGER & ASSOCIATES, PLLC, FILED FOR RECORD THIS 7 DAY OF February, 2022 AT 12 MINUTES PAST 12 O'CLOCK P.M. IN VOLUME OF SURVEYS ON PAGES UNDER AUDITOR'S FILE NO. 202202070048, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Skagit County Auditor
Deputy



SECTION 22, TOWNSHIP 33 NORTH, RANGE 6 EAST, 1N1.

VICINITY MAP

SHEET 1 OF 2

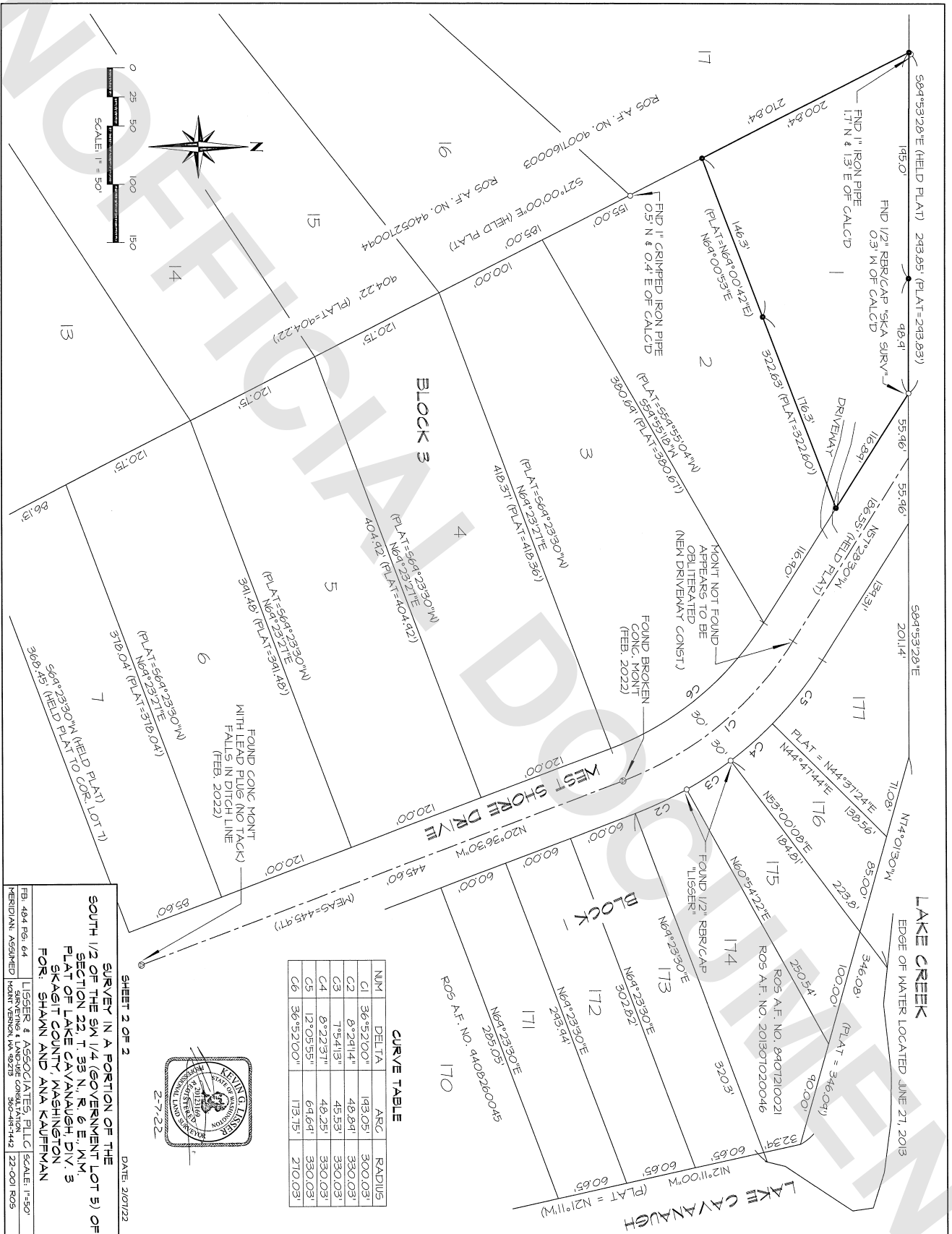
DATE: 2/07/22

SURVEY IN A PORTION OF THE SE 1/4 OF THE SW 1/4 (GOVERNMENT LOT 5) OF SECTION 22, T. 33 N., R. 6 E., 1N1, PLAT OF LAKE CAVANAUGH, DIV. 3 SKAGIT COUNTY, WASHINGTON FOR: SHAWN AND ANA KAUFFMAN

FB: LISGER & ASSOCIATES, PLLC SCALE: 1"=400'
FG: MERIDIAN: ASSUMED MONT. VERSION: 1A 10/21/13 360-414-7442 22-001 R03



2-7-22



CURVE TABLE

NUM	DELTA	ARC	RADIUS
C1	36°52'00"	193.05'	300.03'
C2	8°24'14"	48.84'	330.03'
C3	7°54'13"	45.53'	330.03'
C4	8°22'37"	48.25'	330.03'
C5	12°05'55"	64.64'	330.03'
C6	36°52'00"	173.75'	270.03'



SHEET 2 OF 2 DATE: 201722

SURVEY IN A PORTION OF THE SOUTH 1/2 OF THE SW 1/4 (GOVERNMENT LOT 5) OF SECTION 22, T. 33 N., R. 6 E., 1M, PLAT OF LAKE CAVANAUGH, DIV. 3 SKAGIT COUNTY, WASHINGTON FOR: SHAWN AND ANA KAUFFMAN

FB: 404 Pg. 64
LISSE & ASSOCIATES, PLLC SCALE: 1"=50'
MERIDIAN ASSIGNED: NAD 83
MONT. VERSION: 1A 02/13
MONT. VERSION: 1A 02/13
MONT. VERSION: 1A 02/13

LAKE CREEK
EDGE OF WATER LOCATED JUNE 21, 2013