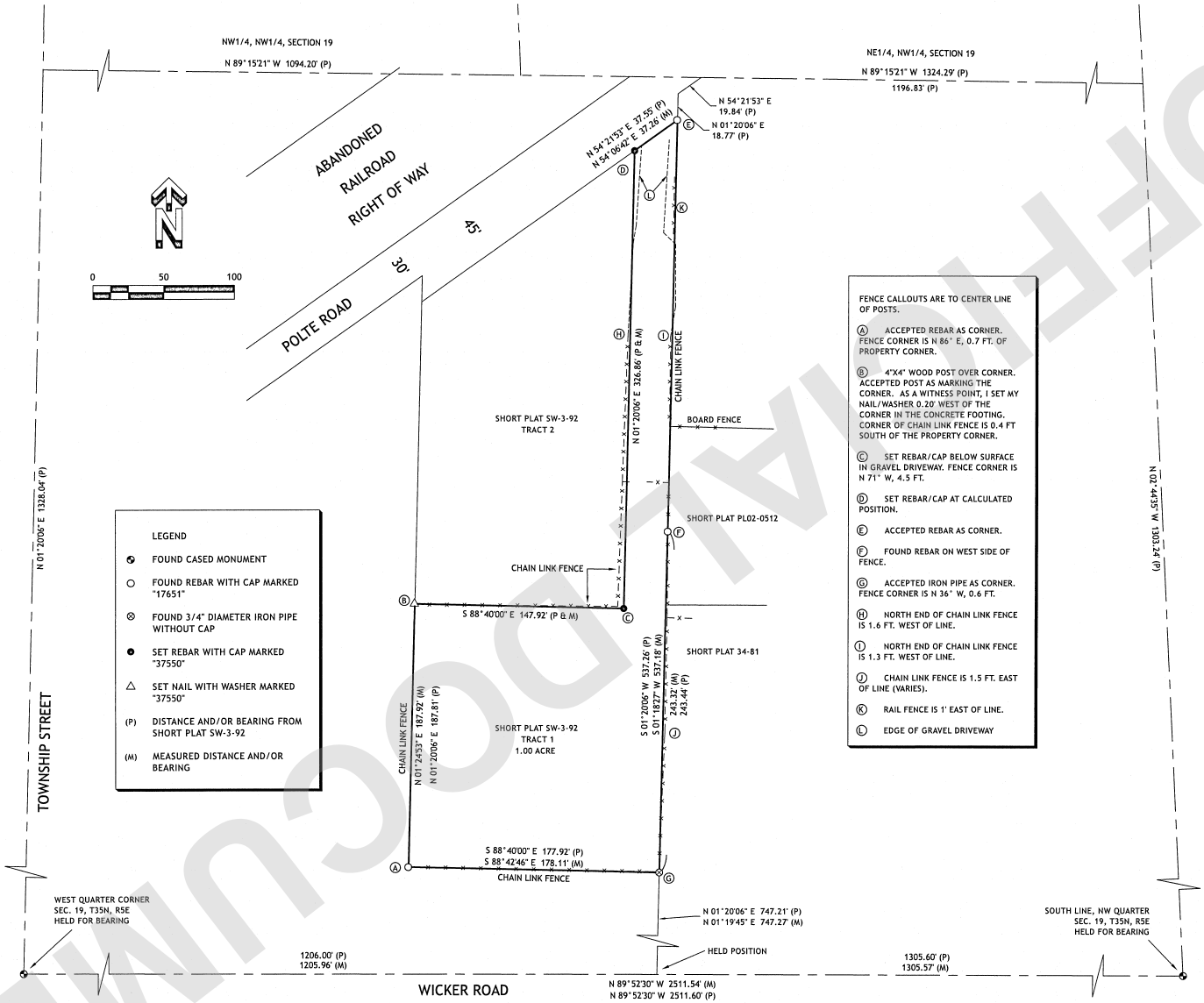


PROPERTY DESCRIPTION

STATUTORY WARRANTY DEED
AF NO. 201804120061

TRACT 1, CITY OF SEDRO WOOLLEY SHORT PLAT NO. SW-3-92, APPROVED SEPTEMBER 14, 1992, AND RECORDED SEPTEMBER 16, 1992, IN VOLUME 10 OF SHORT PLATS, PAGE 119, UNDER AUDITOR'S FILE NO. 9209160088, RECORDS OF SKAGIT COUNTY, WASHINGTON; BEING A PORTION OF GOVERNMENT LOT 2, SECTION 19, TOWNSHIP 35 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

NOTES

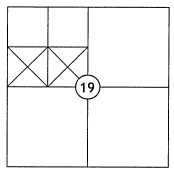
ON JULY 1, 2022, I SURVEYED THIS PROPERTY BY FIELD TRAVERSE WITH A 2 SECOND TOTAL STATION AND GNSS RECEIVER. THE SURVEY MARKERS SHOWN ON THE MAP WERE VISITED AT THAT TIME. THE TIES TO THE SECTION CONTROL ON WICKER ROAD WERE OBTAINED BY GNSS RTN WITH CORRECTIONS FROM THE WSRN NWWAVRSRTCM3.MSM MOUNTPOINT. SURVEY ACCURACY MEETS THE WAC 332-130-090 STANDARD FOR SUBURBAN LOTS.

THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS WHICH MAY AFFECT THE PROPERTY.

FENCES, DRIVEWAYS AND OTHER OCCUPATIONAL INDICATORS MAY INDICATE A POTENTIAL FOR UNWRITTEN TITLE CLAIMS. THIS SURVEY DOES NOT RESOLVE SUCH CLAIMS.

BASIS OF BEARINGS

CITY OF SEDRO WOOLLEY SHORT PLAT NO. SW-3-92, RECORDED UNDER AUDITOR'S FILE NO. 9209160088, RECORDS OF SKAGIT COUNTY, WASHINGTON: NORTH 89°52'30" WEST ALONG THE MONUMENTED SOUTH LINE OF THE NORTHWEST QUARTER OF SECTION 19, T35N, R5E, W.M.



SW1/4, NW1/4, SECTION 19
SE1/4, NW1/4, SECTION 19
T35N, R5E, W.M.
SKAGIT COUNTY, WASHINGTON

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 12 DAY OF July, 2022
AT 9:37, IN BOOK – OF –
AT THE REQUEST OF HOXCO SURVEY, PLLC
COUNTY AUDITOR / DEPUTY AUDITOR
AUDITOR'S FILE NO.: 202207120037

SURVEYOR'S CERTIFICATE

THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION AND IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT, AT THE REQUEST OF MARIETTA PAULUS IN JULY 2022.

John Hoxeng 7/12/2022
JOHN HOXENG PLS, CERTIFICATE NO. 37550

JOHN K. HOXENG — STATE OF WASHINGTON — 37550 — REGISTERED PROFESSIONAL LAND SURVEYOR — 7-12-2022

HOXCO SURVEY PLLC
1313 E MAPLE ST, STE 302
BELLINGHAM, WA 98225
360-224-3806 www.HoxcoSurvey.com

RECORD OF SURVEY FOR MARIETTA PAULUS & MICHAEL ICE

DATE	JOB
7/11/2022	22-027
SCALE	SHEET
1" = 50'	1 of 1

202207120037
7/12/2022 09:37 AM Pages: 1 of 1 Fees: $287.50
Skagit County, Auditor

UNOFFICIAL DOCUMENT