

LEGAL DESCRIPTIONS BEFORE

PARCEL A (263191)

THAT PORTION OF THE EAST 320 FEET OF GOVERNMENT LOT 1, SECTION 13, TOWNSHIP 35 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN;

EXCEPT ROAD RIGHTS-OF-WAY FOR STATE HIGHWAY 20.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

PARCEL B (264549)

THE WEST 160 FEET OF THE EAST 320 FEET OF GOVERNMENT LOT 1, SECTION 13, TOWNSHIP 35 NORTH, RANGE 10 EAST, W.M.;

EXCEPT ROAD RIGHTS-OF-WAY FOR STATE HIGHWAY 20.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

LEGAL DESCRIPTIONS AFTER

NEW PARCEL A

THE EAST 320 FEET OF GOVERNMENT LOT 1, SECTION 13, TOWNSHIP 35 NORTH, RANGE 10 EAST, W.M.;

EXCEPT THAT PORTION OF THE WEST 160 FEET OF THE EAST 320 FEET OF GOVERNMENT LOT 1, SECTION 13, TOWNSHIP 35 NORTH, RANGE 10 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF STATE HIGHWAY 20 AND THE WEST LINE OF THE EAST 160 FEET OF GOVERNMENT LOT 1,

THENCE SOUTH 173°04' WEST ALONG THE WEST LINE OF THE EAST 160 FEET, A DISTANCE OF 201.43 FEET;

THENCE SOUTH 70°16'53" WEST A DISTANCE OF 48.33 FEET;

THENCE NORTH 19°43'07" WEST A DISTANCE OF 47.76 FEET;

THENCE SOUTH 65°33'48" WEST A DISTANCE OF 30.78 FEET;

THENCE NORTH 11°04' EAST, ALONG THE SAID WEST LINE, A DISTANCE OF 155.00 FEET,

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THENCE ALONG THE SAID WEST LINE, A DISTANCE OF 155.00 FEET,

NOTES

1. THE DESCRIPTIONS FOR THIS SURVEY ARE FROM SUBDIVISION GUARANTEE #002353-C072556, MAY 11, 2023, FROM FIRST AMERICAN TITLE INSURANCE CO., 23-19456-10.

2. BASIS OF BEARING: STATE PLANE COORDINATE SYSTEM, SECTION AND WSDOT BEARING = N 89°17'53" W.

3. INSTRUMENTATION: LEICA WMS0 THEODOLITE DISTANCE METER AND LEICA GS14 RTK.

4. ALL DISTANCES ARE SHOWN IN FEET.

5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE.

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 AND ANY OTHER FACTS.

AUDITOR'S CERTIFICATE

FILED FOR RECORD THIS 15 DAY OF December, 2023 AT 10:00 AM.

UNDER AUDITOR'S FILE # 202312150076, AT THE REQUEST OF SEMRAU ENGINEERING AND SURVEYING, PLLC.

SKAGIT COUNTY AUDITOR

DEBETH

BOUNDARY LINE ADJUSTMENT

REVIEWED AND APPROVED IN ACCORDANCE WITH SCC CHAPTER 14.18.700 ON

December 14, 2023

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

OWNER'S CONSENT

KNOW ALL PEOPLE BY THESE PRESENTS THAT THE UNDERSIGNED REPRESENTATIVE OF THE OWNERS HEREBY CONSENT THAT THE BOUNDARY LINE ADJUSTMENT IS MADE AS A FREE ACT AND DEED, IN WITNESS WHEREOF HEREBY SET OUR HAND AND SEAL.

THIS 14th DAY OF December, 2023.

IRISHA LOBLE, SKAGIT COUNTY ADMINISTRATOR

SECTION 13, T. 35 N., R. 10 E., W.M.

SKAGIT COUNTY, WASHINGTON

FOR: SKAGIT COUNTY PARKS

SCALE: N/A

JOB NO. 6331

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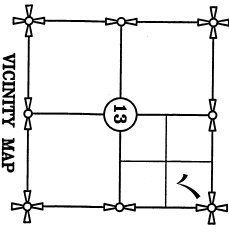
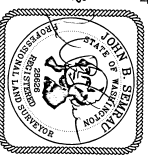
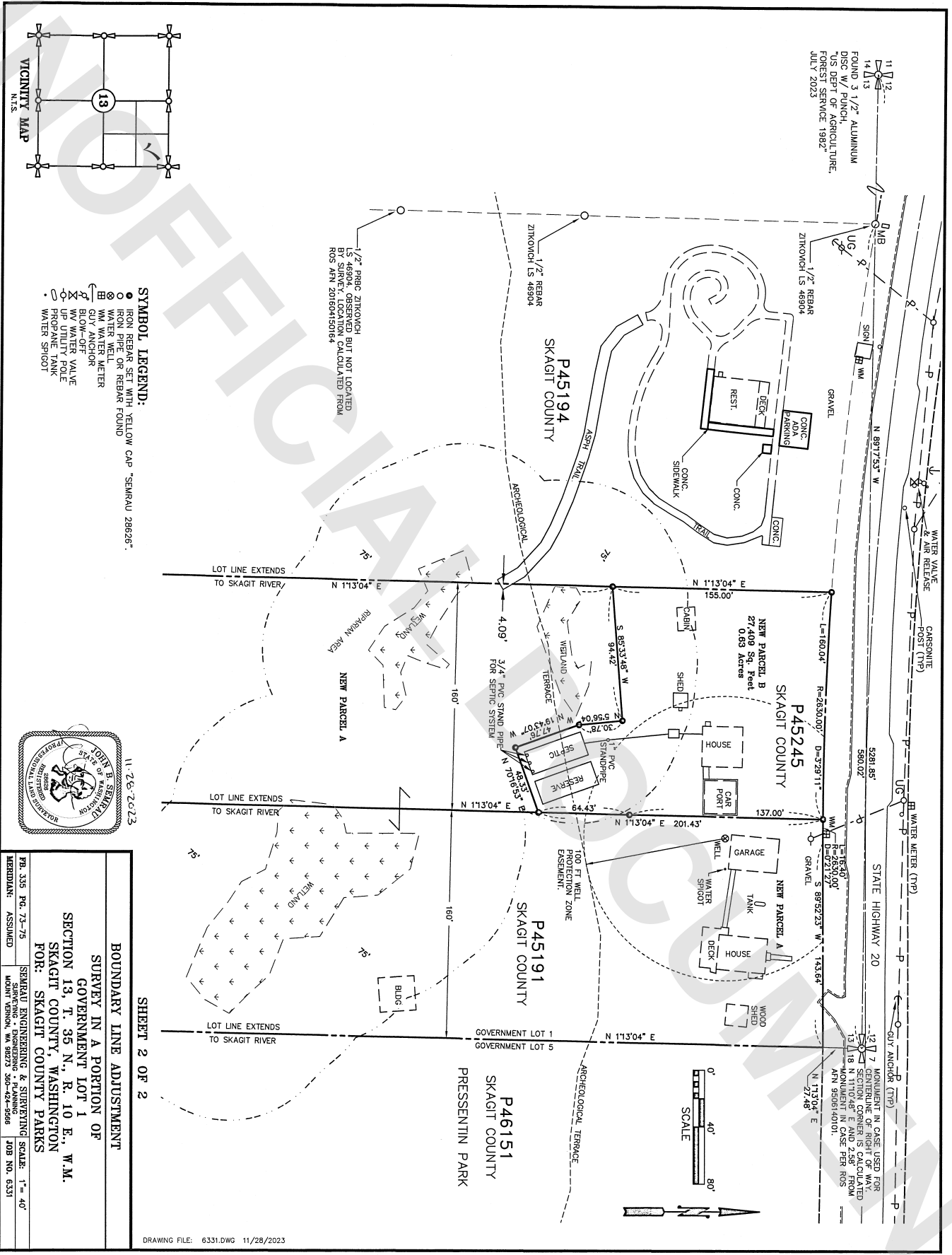
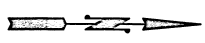


Table with 2 columns: Field Name and Value. Includes: PAR. 335 PG. 16-19, MERIDIAN: ASSUMED, SEMRAU ENGINEERING & SURVEYING, SCALE: N/A, JOB NO. 6331.



SHEET 2 OF 2

SCALE  
0' 40' 80'



11-26-2623