

AUDITOR'S CERTIFICATE

200508080160
Skagit County Auditor
8/8/2005 Page 1 of 1 11:56AM

AT THE REQUEST OF SEMRAU ENGINEERING & SURVEYING P.L.L.C.

N. SUMMITT
SKAGIT COUNTY AUDITOR
DEPUTY
MARC FRANK

NOTES

- INDICATES IRON REBAR SET WITH YELLOW CAP - SURVEY NUMBER SEMRAU 28626
- INDICATES EXISTING REBAR AND CAP FOUND, JUV #9636.
- THE DESCRIPTION FOR THIS SURVEY IS FROM QUIT CLAIM DEED RECORDED UNDER AUDITOR'S FILE NO. 200506270185 RECORDS OF SKAGIT COUNTY, WASHINGTON.
- BASIS OF BEARING: ASSUMED CENTERLINE OF 8TH STREET BEARING = S 89°59'08" E.
- ALL DISTANCES ARE SHOWN IN FEET.
- INSTRUMENTATION: LEICA TCA 1105 THEODOLITE DISTANCE METER.
- SURVEY PROCEDURE: STANDARD FIELD TRAVERSE ON 8-30-04, 8-31-04 AND 5-25-05.
- THIS SURVEY WAS REQUESTED BY LARRY LARUE.
- THIS SURVEY MAY SHOW OCCUPATIONAL INDICATORS AS PER W.A.C. CHAPTER 332.130. LINES 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.
- 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 SETBACKS LINES, RESTRICTIVE COVENANTS, SUBDIVISION RESTRICTIONS, ZONING OR OTHER LAND-USE REGULATIONS AND ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- THIS SURVEY SHOWS THE BOUNDARY DEFINED BY QUIT CLAIMS RECORDED UNDER AUDITOR'S FILE NUMBER 200506270185 AND AUDITOR'S FILE NUMBER 200506240103. THIS BOUNDARY AFFECTS A PORTION OF ASSESSOR'S PARCEL NO. P55406.

DESCRIPTION

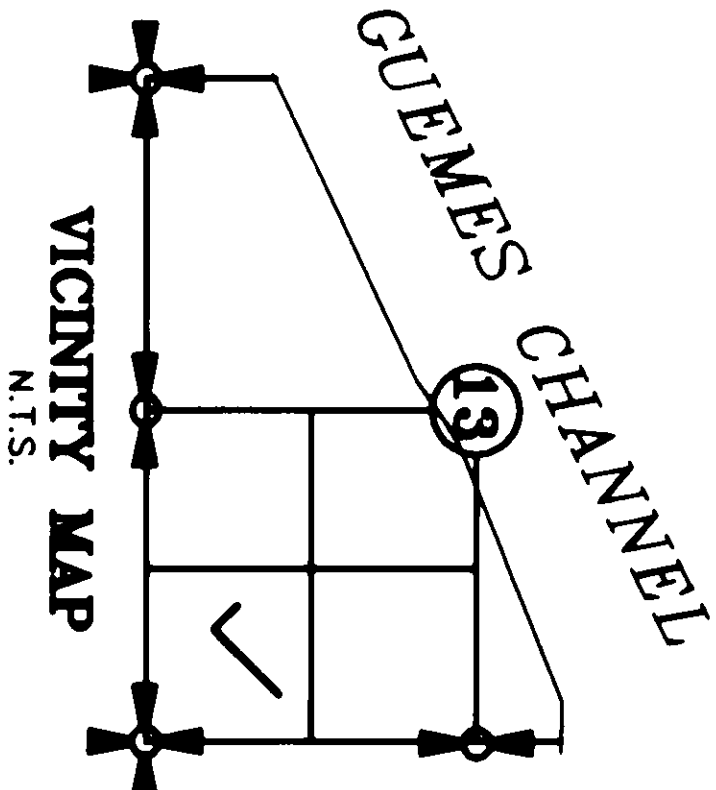
THAT PORTION OF LOT 3, BLOCK 76, MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON, AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 4, RECORDS OF SKAGIT COUNTY, WASHINGTON, AND ALSO THAT PORTION OF THAT CERTAIN STRIP OF LAND EXTENDING THROUGH SAID BLOCK 76 MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON, AND SHOWN AND DESIGNATED UPON SAID PLAT AS RESERVED A RIGHT OF WAY FOR THE SEATTLE AND NORTHERN RAILWAY COMPANY, NORTHERLY OF THE EXTENDED SOUTH LINE OF SAID LOT 3 AND LINGE EASTERLY OF THE EXTENDED WEST LINE OF SAID LOT 3, ALL OF SAID PORTION OF LOT 3 AND PORTION OF THE EXTENDED RIGHT OF WAY ARE MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 3, BLOCK 76, THENCE NORTH 89°59'08" WEST ALONG THE NORTH LINE OF SAID LOT 3 A DISTANCE OF 14.99 FEET; THENCE SOUTH 00°01'53" EAST 99.94 FEET TO A POINT THAT IS 14.99 FEET WEST OF THE SOUTHEAST CORNER OF SAID LOT 3 AS MEASURED ALONG THE SOUTH LINE OF SAID LOT 3 AND THE WESTERLY EXTENSION OF SAID SOUTH LINE; THENCE NORTH 89°59'28" EAST ALONG SAID EXTENDED LINE AND SAID SOUTH LINE OF LOT 3 A DISTANCE OF 14.99 FEET TO SAID SOUTHEAST CORNER OF LOT 3; THENCE NORTH 00°01'59" WEST ALONG THE EAST LINE OF SAID LOT 3 A DISTANCE OF 99.93 FEET TO THE POINT OF BEGINNING.

EXCEPT ALLEY EXTENDED THROUGH SAID BLOCK 76.

SUBJECT TO EASEMENTS, RESTRICTIONS, RESERVATIONS, GENERAL AND SPECIAL EXCEPTIONS AND OTHER INSTRUMENTS OF RECORD

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON



SHEET 1 OF 1

SURVEY OF A PORTION OF LOT 3, BLOCK 76,
MAP OF CITY OF ANACORTES, SKAGIT COUNTY, WA
SE 1/4, SE 1/4, SECTION 13 T. 35 N., R. 1 E., W.M.
ANACORTES, WASHINGTON
FOR: LARRY LARUE

FB. 235 PG. 44-46 SEMRAU ENGINEERING & SURVEYING SCALE: 1" = 40'
SURVEYING - ENGINEERING - PLANNING
MOUNT VERNON, WA 98273 360-424-9566 JOB NO. 4520
MERIDIAN: ASSUMED

SURVEYOR'S 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 LARRY LARUE

JOHN B. SEMRAU, P.E., P.L.S., CERTIFICATE NO. 28626
SEMRAU ENGINEERING & SURVEYING, P.L.L.C.
2118 RIVERSIDE DRIVE, SUITE 208
MOUNT VERNON, WA 98273
PHONE: 360-424-9566

DATE: 8.8.05

