201008160071
Skagit County Auditor
8/16/2010 Page 1 of 5 10:57AM

AUDITOR'S CERTIFICATE

FILED FOR RECORD AT THE REQUEST OF LISSER & ASSOCIATES, PLLC.

J. Vaungquist
SKAGIT COUNTY AUDITOR

Megan Johnston
DEPUTY

NOTES

1. ● INDICATES REBAR SET AND CAPPED WITH YELLOW CAP INSCRIBED LISSER 22960.
O INDICATES EXISTING IRON PIPE OR REBAR FOUND

2. DESCRIPTION FOR THIS SURVEY IS BASED UPON THOSE CERTAIN DOCUMENTS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NUMBERS 200904220096 AND 201008130064.

3. FOR ADDITIONAL SURVEY AND SUBDIVISION INFORMATION SEE PLAT OF BURLINGTON ACREAGE PROPERTY RECORDED IN VOLUME 1 OF PLATS, PAGE 44; PLAT OF FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH, RECORDED IN VOLUME 3 OF PLATS, PAGE 11; PLAT OF UMBARGER TRACTS RECORDED IN VOLUME 9 OF PLATS, PAGE 107; PLAT OF SAHLBOM ANNEX RECORDED UNDER AUDITOR'S FILE NO. 9407180093, SHORT PLAT NO. BURL-1-98, RECORDED UNDER AUDITOR'S FILE NO. 9805060108; AMENDED PLAT OF HOMESTEAD PLACE SUBDIVISION, RECORDED UNDER AUDITOR'S FILE NO. 200505060133; SHORT PLAT NO. BURL-2-94 RECORDED UNDER AUDITOR'S FILE NO. 9409010088, CORRECTED SHORT PLAT NO. BURL-3-99 RECORDED UNDER AUDITOR'S FILE NO. 200508110100 AND SHORT PLAT NO. BU-02-79 RECORDED UNDER AUDITOR'S FILE NO. 7903020003, ALL IN RECORDS OF SKAGIT COUNTY AUDITOR.

4. INSTRUMENTATION: LEICA TCR105A THEODOLITE DISTANCE METER

5. SURVEY PROCEDURE: STANDARD FIELD TRAVERSE

6. MERIDIAN: ASSUMED

7. BASIS OF BEARING: MONUMENTED CENTERLINE OF SKAGIT STREET BEARING = NORTH 00°12'44" WEST

8. THIS SURVEY WAS PERFORMED AT THE REQUEST OF ROGER HELGESON, FOR THE DELINEATION AND STAKING OF A PORTION OF THE DESCRIBED PROPERTY, AS SHOWN.

9. 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 THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

10. ALL DISTANCES SHOWN HEREON ARE IN FEET.

SURVEYOR'S NOTE

THIS SURVEY HONORS THE SURVEY WORK ESTABLISHED FOR THE PLAT OF UMBARGER TRACTS AND SEVERAL SUBSEQUENT SURVEYS IN THE AREA THAT REFERENCE SAID PLAT OF UMBARGER TRACTS. THE SOLUTION DOES NOT MATCH OTHER WORK AND SLIGHT OVERLAPS AND GAPS ARE THE RESULT. THE AREA NORTH OF SHARON STREET, EAST OF REGENTS STREET, WEST OF SKAGIT STREET AND SOUTH OF RIO VISTA WILL NOT BE IMPACTED DUE TO PREVIOUS BOUNDARY LINE ADJUSTMENTS. THE REMAINING PORTION OF THE HELGESON OWNERSHIP TO THE SOUTH WILL BE DEVELOPED PER THE APPROVED CITY OF BURLINGTON PRELIMINARY 32-LOT LONG PLAT NO. 1-07. THE EXISTING PLAT LINES TO THE SOUTH AND WEST OF THE PROPOSED 32-LOT LONG PLAT WILL HONOR THE PLATTED LOT LINES ESTABLISHED PER THE AMENDED PLAT OF HOMESTEAD PLACE SUBDIVISION. THE RESULT WILL ELIMINATE ANY POTENTIAL OVERLAPS OR GAPS BETWEEN THE PROPERTIES.

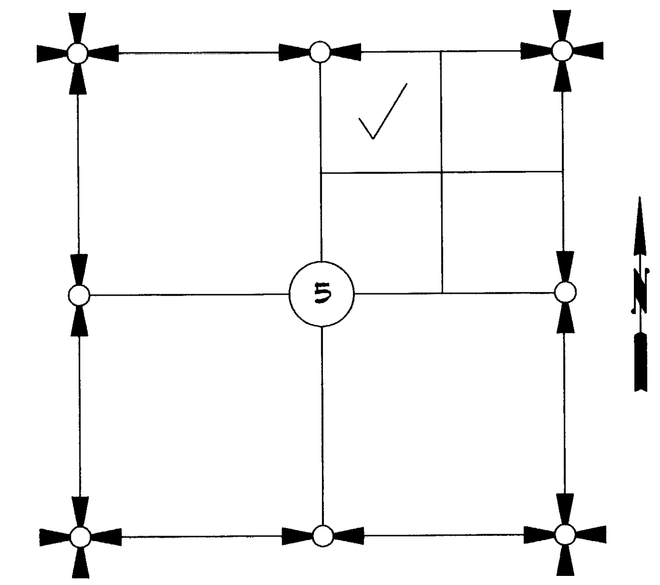
SURVEYOR'S CERTIFICATE

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 ROGER HELGESON, IN AUGUST 2010.

BRUCE G. LISSER, P.L.S., CERTIFICATE NO. 22960 — DATE: Aug. 16, 2010

LISSER & ASSOCIATES, PLLC
320 MILWAUKEE ST/PO BOX 1109
MOUNT VERNON WA 98273
PHONE (360) 419-7442
FAX (360) 419-0581
E-MAIL BRUCE@LISSER.COM

BRUCE G. LISSER
STATE OF WASHINGTON
22960
REGISTERED
PROFESSIONAL LAND SURVEYOR



SECTION 32, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.

VICINITY MAP
N.T.S.

SHEET 1 OF 5 — DATE: 8/13/10

SURVEY IN A PORTION OF GOVERNMENT LOT 2 SECTION 5, T. 34 N., R. 4 E., W.M. CITY OF BURLINGTON, WASHINGTON FOR: ROGER HELGESON

FB: N/A PG: N/A	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	SCALE: N/A
MERIDIAN: ASSUMED		DWG: 00-099R05

UNOFFICIAL DOCUMENT

201008160071
Skagit County Auditor
8/16/2010 Page 2 of 5 10:57AM

SURVEY DESCRIPTION

REVISED LOT 6 (PARCEL NO. P-72111)
PER EXHIBIT "B", SKAGIT COUNTY AUDITOR'S FILE NO. 200904220096

THOSE PORTIONS OF LOTS 6 AND 7, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 6, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET, FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6 BEING THE TRUE POINT OF BEGINNING;
THENCE CONTINUE NORTH 0°12'44" WEST ALONG SAID WEST LINE OF LOT 6 FOR A DISTANCE OF 65.50 FEET;
THENCE SOUTH 89°40'47" EAST, PARALLEL WITH THE SOUTH LINE OF SAID LOT 6, ALSO BEING THE NORTHERLY RIGHT-OF-WAY MARGIN OF SHARON STREET, FOR A DISTANCE OF 127.46 FEET, TO A POINT THAT WILL BE ON THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON FOR THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

SOUTH 0°19'13" WEST FOR A DISTANCE OF 46.50 FEET TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 7, SAID BLOCK 125, AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING;

THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOTS 6 AND 7, SAID BLOCK 125 FOR A DISTANCE OF 107.85 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH A NON-EXCLUSIVE MUTUALLY BENEFICIAL EASEMENT FOR INGRESS, EGRESS AND UTILITIES (TO BE FUTURE ROAD RIGHT-OF-WAY TO THE CITY OF BURLINGTON DEDICATED ON THE FUTURE HELGESON 32 LOT LONG PLAT NO. 1-07) OVER, UNDER AND ACROSS PORTIONS OF LOTS 6, 7 AND 8, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, SAID EASEMENT AREA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 6, BLOCK 125;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET, FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR LINE EXTENDED INTO LOT 7, SAID BLOCK 125, FOR A DISTANCE OF 107.85 FEET TO A POINT OF CURVATURE ON THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 AND BEING THE TRUE POINT OF BEGINNING;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00" AN ARC DISTANCE OF 29.84 FEET, TO A POINT OF TANGENCY;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 109.27 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 69.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'53", AN ARC DISTANCE OF 108.40 FEET, TO A POINT OF TANGENCY;
THENCE SOUTH 89°39'53" EAST FOR A DISTANCE OF 51.00 FEET;

THENCE SOUTH 0°20'07" WEST FOR A DISTANCE OF 50.00 FEET TO A POINT THAT WILL BE ON THE SOUTHERLY RIGHT-OF-WAY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED MARGIN AS FOLLOWS:

NORTH 89°39'53" WEST FOR A DISTANCE OF 51.00 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'53", AN ARC DISTANCE OF 29.85 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 0°19'13" WEST FOR A DISTANCE OF 109.27 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 7, SAID BLOCK 125, AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 88.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

- CONTINUED -

SURVEY DESCRIPTION CONTINUED

ALL BEING SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

REVISED LOT 7 (PARCEL NO. P-128583)
PER EXHIBIT "C" SKAGIT COUNTY AUDITOR'S FILE NO. 200904220096

THOSE PORTIONS OF LOTS 7 AND 8, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 6, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR SAID LINE EXTENDED INTO LOTS 7 AND 8 OF SAID BLOCK 125 FOR A DISTANCE OF 246.85 FEET TO THE TRUE POINT OF BEGINNING;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 147.25 FEET TO A POINT THAT WILL BE ON THE SOUTHERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

NORTH 89°39'53" WEST FOR A DISTANCE OF 51.00 FEET TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 19.00 FEET;
THROUGH A CENTRAL ANGLE OF 90°00'53", AN ARC DISTANCE OF 29.85 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 0°19'13" WEST FOR A DISTANCE OF 109.27 FEET TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 7, SAID BLOCK 125 AT A POINT BEARING NORTH 89°40'47" WEST FROM THE TRUE POINT OF BEGINNING;

THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE FOR A DISTANCE OF 51.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH A NON-EXCLUSIVE MUTUALLY BENEFICIAL EASEMENT FOR INGRESS, EGRESS AND UTILITIES (TO BE FUTURE ROAD RIGHT-OF-WAY TO THE CITY OF BURLINGTON DEDICATED ON THE FUTURE HELGESON 32 LOT LONG PLAT NO. 1-07) OVER, UNDER AND ACROSS PORTIONS OF LOTS 6, 7 AND 8, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, SAID EASEMENT AREA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 6, BLOCK 125;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET, FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR LINE EXTENDED INTO LOT 7, SAID BLOCK 125, FOR A DISTANCE OF 107.85 FEET TO A POINT OF CURVATURE ON THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 AND BEING THE TRUE POINT OF BEGINNING;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00" AN ARC DISTANCE OF 29.84 FEET, TO A POINT OF TANGENCY;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 109.27 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 69.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'53", AN ARC DISTANCE OF 108.40 FEET, TO A POINT OF TANGENCY;
THENCE SOUTH 89°39'53" EAST FOR A DISTANCE OF 51.00 FEET;

THENCE SOUTH 0°20'07" WEST FOR A DISTANCE OF 50.00 FEET TO A POINT THAT WILL BE ON THE SOUTHERLY RIGHT-OF-WAY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED MARGIN AS FOLLOWS:

- CONTINUED -

SURVEY DESCRIPTION CONTINUED

NORTH 89°39'53" WEST FOR A DISTANCE OF 51.00 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'53", AN ARC DISTANCE OF 29.85 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 0°19'13" WEST FOR A DISTANCE OF 109.27 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 7, SAID BLOCK 125; AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 88.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

ALL BEING SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

SITUATE IN THE CITY OF BURLINGTON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

REVISED LOT 8 (PARCEL NO. P-128584)
PER EXHIBIT "E" SKAGIT COUNTY AUDITOR'S FILE NO. 201008130064

THAT PORTION OF LOTS 8 AND 9, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 6, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR SAID LINE EXTENDED INTO LOTS 7 AND 8 OF SAID BLOCK 125 FOR A DISTANCE OF 246.85 FEET TO THE TRUE POINT OF BEGINNING;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 73.63 FEET;
THENCE SOUTH 89°40'47" EAST FOR A DISTANCE OF 111.53 FEET, TO A POINT THAT WILL BE THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

SOUTH 0°19'13" WEST FOR A DISTANCE OF 54.63 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO SAID SOUTH LINE) OF LOT 9 SAID BLOCK 125, AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING:

THENCE NORTH 89°40'47" WEST ALONG THE NORTH LINE OF THE SOUTH 4.00 FEET OF LOTS 8 AND 9, SAID BLOCK 125 FOR A DISTANCE OF 92.53 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

TOGETHER WITH THAT PORTION OF LOTS 8 AND 9, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 6, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;

- CONTINUED ON SHEET 3 OF 5 -

BRUCE G. LISSER
STATE OF WASHINGTON
22960
REGISTERED
PROFESSIONAL LAND SURVEYOR

8-16-10

SHEET 2 OF 5 DATE: 8/13/10

SURVEY IN A PORTION OF
GOVERNMENT LOT 2
SECTION 5, T. 34 N., R. 4 E., W.M.
CITY OF BURLINGTON, WASHINGTON
FOR: ROGER HELGESON

FB: N/A PG: N/A	LISSER & ASSOCIATES, PLLC	SCALE: N/A
MERIDIAN: ASSUMED	SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	DWG: 00-099ROS

UNOFFICIAL DOCUMENT

201008160071
Skagit County Auditor
8/16/2010 Page 3 of 5 10:57AM

SURVEY DESCRIPTION CONTINUED

THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR SAID LINE EXTENDED INTO LOTS 7 AND 8 OF SAID BLOCK 125 FOR A DISTANCE OF 246.85 FEET TO THE TRUE POINT OF BEGINNING;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 73.63 FEET;
THENCE SOUTH 89°40'47" EAST FOR A DISTANCE OF 111.53 FEET, TO A POINT THAT WILL BE THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

SOUTH 0°19'13" WEST FOR A DISTANCE OF 54.63 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO SAID SOUTH LINE) OF LOT 9 SAID BLOCK 125, AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING:

THENCE NORTH 89°40'47" WEST ALONG THE NORTH LINE OF THE SOUTH 4.00 FEET OF LOTS 8 AND 9, SAID BLOCK 125 FOR A DISTANCE OF 92.53 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

TOGETHER WITH THAT PORTION OF LOTS 8 AND 9, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 6, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR SAID LINE EXTENDED INTO LOTS 7 AND 8 OF SAID BLOCK 125 FOR A DISTANCE OF 246.85 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL CALLED REVISED LOT 8, AND DESCRIBED ON EXHIBIT "D" OF THAT CERTAIN QUIT CLAIM DEED (BOUNDARY LINE ADJUSTMENT) TO ROGER W. HELGESON, RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200904220096;
THENCE NORTH 0°19'13" EAST ALONG THE WEST LINE OF SAID REVISED LOT 8 FOR A DISTANCE OF 73.63 FEET TO THE NORTHWEST CORNER THEREOF AND BEING THE TRUE POINT OF BEGINNING;
THENCE SOUTH 89°40'47" EAST ALONG THE NORTH LINE OF SAID REVISED LOT 8 FOR A DISTANCE OF 111.53 FEET, MORE OR LESS, TO A POINT THAT WILL BE THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 ALSO BEING THE NORTHEAST CORNER OF SAID REVISED LOT 8;
THENCE ALONG SAID PROPOSED ROAD MARGIN NORTH 0°19'13" EAST FOR A DISTANCE OF 30.00 FEET;
THENCE LEAVING SAID PROPOSED ROAD MARGIN NORTH 89°40'47" WEST FOR A DISTANCE OF 111.53 FEET TO A POINT ON THE EAST LINE OF THAT CERTAIN PARCEL CALLED REVISED LOT 7 AND DESCRIBED ON EXHIBIT "C" OF THAT CERTAIN QUIT CLAIM DEED (BOUNDARY LINE ADJUSTMENT) TO ROGER W. HELGESON, RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200904220096 THAT BEARS NORTH 0°19'13" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE SOUTH 0°19'13" WEST ALONG SAID EAST LINE OF REVISED LOT 7 FOR A DISTANCE OF 30.00 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

TOGETHER WITH A NON-EXCLUSIVE MUTUALLY BENEFICIAL EASEMENT FOR INGRESS, EGRESS AND UTILITIES (TO BE FUTURE ROAD RIGHT-OF-WAY TO THE CITY OF BURLINGTON DEDICATED ON THE FUTURE HAZLETON 32 LOT LONG PLAT NO. 1-07) OVER, UNDER AND ACROSS PORTIONS OF LOTS 9 AND 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, SAID EASEMENT AREA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 6, BLOCK 125;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6 ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET, FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE, OR LINE EXTENDED INTO LOT 7, 8 AND 9 SAID BLOCK 125, FOR A DISTANCE OF 339.38 FEET TO A POINT OF CURVATURE ON THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 AND BEING THE TRUE POINT OF BEGINNING;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, TO A POINT OF TANGENCY;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 58.00;

THENCE SOUTH 89°40'47" EAST FOR A DISTANCE OF 50.00 FEET TO A POINT THAT WILL BE ON THE EASTERLY RIGHT-OF-WAY MARGIN TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED MARGIN AS FOLLOWS:

- CONTINUED -

BRUCE G. LISSER
STATE OF WASHINGTON
22960
REGISTERED
PROFESSIONAL LAND SURVEYOR

8-16-10

SURVEY DESCRIPTION CONTINUED

SOUTH 0°19'13" WEST FOR A DISTANCE OF 58.00 FEET TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 9, SAID BLOCK 125 AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 88.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

ALL OF THE ABOVE BEING SUBJECT TO A 10.00 FOOT WIDE EASEMENT FOR THE FUTURE INSTALLATION OF UTILITIES OVER, UNDER AND ACROSS THE SOUTH 10.00FEET AND THE EAST 10.00 FEET, AS MEASURED PERPENDICULAR TO SAID SOUTH AND EAST LINES. THE UTILITY EASEMENT WILL BE ASSOCIATED WITH FUTURE PLAT DEVELOPMENT.

ALL OF THE ABOVE BEING SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

SITUATE IN THE CITY OF BURLINGTON COUNTY OF SKAGIT, STATE OF WASHINGTON.

REVISED LOT 9 (PARCEL NO. P-128585)
PER EXHIBIT "D" SKAGIT COUNTY AUDITOR'S FILE NO. 201008130064

THAT PORTION OF LOTS 6, 7, 8, 9 AND 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 6, BLOCK 125 SAID PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH." AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET, FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR SAID LINE EXTENDED INTO LOT 7 OF SAID BLOCK 125 FOR A DISTANCE OF 107.85 FEET TO A POINT OF CURVATURE ON THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 AND BEING THE TRUE POINT OF BEGINNING;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, TO A POINT OF TANGENCY;
THENCE NORTH 0°19'13' EAST FOR A DISTANCE OF 46.50 FEET;

THENCE NORTH 89°40'47" WEST FOR A DISTANCE OF 127.46 FEET, MORE OR LESS, TO A POINT ON SAID WEST LINE OF LOT 6, BLOCK 125;
THENCE NORTH 0°12'44" WEST ALONG SAID WEST LINE FOR A DISTANCE OF 227.83 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF SAID LOT 6;
THENCE NORTH 89°39'53" EAST ALONG THE NORTH LINE OF LOTS 6, 7, 8, 9, AND 10, BLOCK 125 FOR A DISTANCE OF 535.64 FEET, MORE OR LESS, TO THE NORTHEAST CORNER OF SAID LOT 10;
THENCE SOUTH 0°12'44" EAST ALONG THE EAST LINE OF SAID LOT 10, ALSO BEING THE WESTERLY RIGHT-OF-WAY MARGIN OF SKAGIT STREET, FOR A DISTANCE OF 216.19 FEET, TO A POINT BEARING NORTH 0°12'44" WEST A DISTANCE OF 81.00 FEET FROM THE SOUTHEAST CORNER OF SAID LOT 10;
THENCE NORTH 89°40'47" WEST FOR A DISTANCE OF 126.54 FEET TO A POINT THAT WILL BE ON THE EASTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

SOUTH 0°19'13" WEST FOR A DISTANCE OF 58.00 FEET TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 9, SAID BLOCK 125;
THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 88.00 FEET TO A CUSP OF A CURVE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING AN INITIAL TANGENT BEARING OF SOUTH 89°40'47" EAST, A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 TO A POINT OF TANGENCY;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 54.63 FEET;

THENCE NORTH 89°40'47" WEST FOR A DISTANCE OF 111.53 FEET;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 73.63 FEET TO A POINT THAT WILL BE ON THE SOUTHERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED MARGIN AS FOLLOWS:

- CONTINUED -

SURVEY DESCRIPTION CONTINUED

NORTH 84°34'53" WEST FOR A DISTANCE OF 51.00 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'53", AN ARC DISTANCE OF 29.85 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 0°19'13" WEST FOR A DISTANCE OF 109.27 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 7, SAID BLOCK 125, AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 88.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

EXCEPT THAT PORTION OF LOTS 6,7, 8, 9, AND 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE SOUTH 0°12'44" EAST ALONG THE EAST LINE OF SAID LOT 10, ALSO BEING THE WESTERLY RIGHT-OF-WAY MARGIN OF SKAGIT STREET, FOR A DISTANCE OF 25.39 FEET;
THENCE NORTH 84°34'53" WEST PARALLEL WITH THE NORTH LINE OF SAID LOTS 6, 7, 8, 9 AND 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", FOR A DISTANCE OF 272.33 FEET;
THENCE NORTH 0°12'44" WEST FOR A DISTANCE OF 10.00 FEET;
THENCE NORTH 84°34'53" WEST FOR A DISTANCE OF 159.33 FEET;
THENCE NORTH 0°20'06" EAST FOR A DISTANCE OF 15.39 FEET, MORE OR LESS, TO THE NORTH LINE OF SAID LOT 6, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AT A POINT BEARING NORTH 84°34'53" WEST FROM THE POINT OF BEGINNING;
THENCE SOUTH 84°34'53" EAST ALONG SAID NORTH LINE OF LOTS 6, 7, 8, 9 AND 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", FOR A DISTANCE OF 431.51 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

ALSO EXCEPTING THAT PORTION OF LOTS 8 AND 9, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 6, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR SAID LINE EXTENDED INTO LOTS 7 AND 8 OF SAID BLOCK 125 FOR A DISTANCE OF 246.85 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN PARCEL CALLED REVISED LOT 8, AND DESCRIBED ON EXHIBIT "D" OF THAT CERTAIN QUIT CLAIM DEED (BOUNDARY LINE ADJUSTMENT) TO ROGER W. HELGESON, RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200904220096;
THENCE NORTH 0°19'13" EAST ALONG THE WEST LINE OF SAID REVISED LOT 8 FOR A DISTANCE OF 73.63 FEET TO THE NORTHWEST CORNER THEREOF AND BEING THE TRUE POINT OF BEGINNING;
THENCE SOUTH 89°40'47" EAST ALONG THE NORTH LINE OF SAID REVISED LOT 8 FOR A DISTANCE OF 111.53 FEET, MORE OR LESS, TO A POINT THAT WILL BE THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 ALSO BEING THE NORTHEAST CORNER OF SAID REVISED LOT 8;
THENCE ALONG SAID PROPOSED ROAD MARGIN NORTH 0°19'13" EAST FOR A DISTANCE OF 30.00 FEET;
THENCE LEAVING SAID PROPOSED ROAD MARGIN NORTH 89°40'47" WEST FOR A DISTANCE OF 111.53 FEET TO A POINT ON THE EAST LINE OF THAT CERTAIN PARCEL CALLED REVISED LOT 7 AND DESCRIBED ON EXHIBIT "C" OF THAT CERTAIN QUIT CLAIM DEED (BOUNDARY LINE ADJUSTMENT) TO ROGER W. HELGESON, RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200904220096 THAT BEARS NORTH 0°19'13" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE SOUTH 0°19'13" WEST ALONG SAID EAST LINE OF REVISED LOT 7 FOR A DISTANCE OF 30.00 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

- CONTINUED ON SHEET 4 OF 5 -

SHEET 3 OF 5 DATE: 8/13/10

SURVEY IN A PORTION OF
GOVERNMENT LOT 2
SECTION 5, T. 34 N., R. 4 E., W.M.
CITY OF BURLINGTON, WASHINGTON
FOR: ROGER HELGESON

FB: N/A PG: N/A	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	SCALE: N/A
MERIDIAN: ASSUMED		DWG: 00-099ROS

UNOFFICIAL DOCUMENT

201008160071
Skagit County Auditor
8/16/2010 Page 4 of 5 10:57AM

SURVEY DESCRIPTION CONTINUED

TOGETHER WITH THE FOLLOWING TWO NON-EXCLUSIVE MUTUALLY BENEFICIAL EASEMENTS FOR INGRESS, EGRESS AND UTILITIES (TO BE FUTURE ROAD RIGHTS-OF-WAY TO THE CITY OF BURLINGTON DEDICATED ON THE FUTURE HELGESON 32 LOT LONG PLAT NO. 1-07) OVER, UNDER AND ACROSS PORTIONS OF LOTS 6, 7, 8, 9, AND 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON; SAID EASEMENTS BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

EASEMENT NO. 1

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 6, BLOCK 125;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET, FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR LINE EXTENDED INTO LOT 7, SAID BLOCK 125, FOR A DISTANCE OF 107.85 FEET TO A POINT OF CURVATURE ON THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 AND BEING THE TRUE POINT OF BEGINNING;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00" AN ARC DISTANCE OF 29.84 FEET, TO A POINT OF TANGENCY;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 109.27 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE RIGHT, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 69.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'53", AN ARC DISTANCE OF 108.40 FEET, TO A POINT OF TANGENCY;
THENCE SOUTH 89°39'53" EAST FOR A DISTANCE OF 51.00 FEET;

THENCE SOUTH 0°20'07" WEST FOR A DISTANCE OF 50.00 FEET TO A POINT THAT WILL BE ON THE SOUTHERLY RIGHT-OF-WAY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED MARGIN AS FOLLOWS:

NORTH 89°39'53" WEST FOR A DISTANCE OF 51.00 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE SOUTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'53", AN ARC DISTANCE OF 29.85 FEET TO A POINT OF TANGENCY;
THENCE SOUTH 0°19'13" WEST FOR A DISTANCE OF 109.27 FEET, TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 7, SAID BLOCK 125; AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 88.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

EASEMENT NO. 2

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 6, BLOCK 125;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6 ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET, FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE, OR LINE EXTENDED INTO LOT 7, 8 AND 9 SAID BLOCK 125, FOR A DISTANCE OF 339.38 FEET TO A POINT OF CURVATURE ON THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 AND BEING THE TRUE POINT OF BEGINNING;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00" AN ARC DISTANCE OF 29.84 FEET, TO A POINT OF TANGENCY;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 58.00;

THENCE SOUTH 89°40'47" EAST FOR A DISTANCE OF 50.00 FEET TO A POINT THAT WILL BE ON THE EASTERLY RIGHT-OF-WAY MARGIN TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED MARGIN AS FOLLOWS:

SOUTH 0°19'13" WEST FOR A DISTANCE OF 58.00 FEET TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 9, SAID BLOCK 125 AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 88.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

- CONTINUED -

SURVEY DESCRIPTION CONTINUED

SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

SITUATE IN THE CITY OF BURLINGTON COUNTY OF SKAGIT, STATE OF WASHINGTON.

REVISED LOT 10 (PARCEL NO. P-128586)
PER EXHIBIT "E" SKAGIT COUNTY AUDITOR'S FILE NO. 200904220096

THAT PORTION OF LOTS 9 AND 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF LOT 6, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6, ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 6, OR SAID LINE EXTENDED INTO LOTS 7, 8 AND 9 OF SAID BLOCK 125 FOR A DISTANCE OF 427.38 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE FOR A DISTANCE OF 83.02 FEET TO A POINT OF CURVATURE:
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 25.00 FEET, THROUGH A CENTRAL ANGLE OF 90°31'57" AN ARC DISTANCE OF 39.50 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE EAST LINE OF SAID LOT 10, ALSO BEING THE WESTERLY RIGHT-OF-WAY MARGIN OF SKAGIT STREET;
THENCE NORTH 0°12'44" WEST ALONG SAID EAST LINE FOR A DISTANCE OF 51.77 FEET;
THENCE NORTH 89°40'47" WEST FOR A DISTANCE OF 126.54 FEET, TO A POINT THAT WILL BE THE EASTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED MARGIN AS FOLLOWS:

SOUTH 0°19'13" WEST FOR A DISTANCE OF 58.00 FEET TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON SAID NORTH LINE OF THE SOUTH 4.00 FEET OF LOT 9, BLOCK 125 AND BEING THE TRUE POINT OF BEGINNING.

TOGETHER WITH A NON-EXCLUSIVE MUTUALLY BENEFICIAL EASEMENT FOR INGRESS, EGRESS AND UTILITIES (TO BE FUTURE ROAD RIGHT-OF-WAY TO THE CITY OF BURLINGTON DEDICATED ON THE FUTURE HELGESON 32 LOT LONG PLAT NO. 1-07) OVER, UNDER AND ACROSS PORTIONS OF LOTS 8, 9 AND 10, BLOCK 125, PLAT OF "FIRST ADDITION TO BURLINGTON, SKAGIT CO, WASH.", AS PER PLAT RECORDED IN VOLUME 3 OF PLATS, PAGE 11, RECORDS OF SKAGIT COUNTY, WASHINGTON, SAID EASEMENT AREA BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 6, BLOCK 125;
THENCE NORTH 0°12'44" WEST ALONG THE WEST LINE OF SAID LOT 6 ALSO BEING THE EASTERLY RIGHT-OF-WAY MARGIN OF REGENT STREET, FOR A DISTANCE OF 4.00 FEET, MORE OR LESS, TO THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF SAID LOT 6;
THENCE SOUTH 89°40'47" EAST ALONG SAID NORTH LINE, OR LINE EXTENDED INTO LOT 7, 8 AND 9 SAID BLOCK 125, FOR A DISTANCE OF 339.38 FEET TO A POINT OF CURVATURE ON THE WESTERLY MARGIN OF A FUTURE ROAD TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07 AND BEING THE TRUE POINT OF BEGINNING;
THENCE ALONG SAID PROPOSED ROAD MARGIN AS FOLLOWS:

THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHWEST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00" AN ARC DISTANCE OF 29.84 FEET, TO A POINT OF TANGENCY;
THENCE NORTH 0°19'13" EAST FOR A DISTANCE OF 58.00;

THENCE SOUTH 89°40'47" EAST FOR A DISTANCE OF 50.00 FEET TO A POINT THAT WILL BE ON THE EASTERLY RIGHT-OF-WAY MARGIN TO THE CITY OF BURLINGTON PER THE HELGESON 32 LOT LONG PLAT NO. 1-07;
THENCE ALONG SAID PROPOSED MARGIN AS FOLLOWS:

SOUTH 0°19'13" WEST FOR A DISTANCE OF 58.00 FEET TO A POINT OF CURVATURE;
THENCE ALONG THE ARC OF SAID CURVE TO THE LEFT, CONCAVE TO THE NORTHEAST, HAVING A RADIUS OF 19.00 FEET, THROUGH A CENTRAL ANGLE OF 90°00'00", AN ARC DISTANCE OF 29.84 FEET, MORE OR LESS, TO A POINT OF TANGENCY ON THE NORTH LINE OF THE SOUTH 4.00 FEET (AS MEASURED PERPENDICULAR TO THE SOUTH LINE) OF LOT 9, SAID BLOCK 125 AT A POINT BEARING SOUTH 89°40'47" EAST FROM THE TRUE POINT OF BEGINNING;
THENCE NORTH 89°40'47" WEST ALONG SAID NORTH LINE FOR A DISTANCE OF 88.00 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING.

ALL BEING SUBJECT TO AND TOGETHER WITH EASEMENTS, RESERVATIONS, RESTRICTIONS, COVENANTS, LIENS, LEASES, COURT CAUSES AND OTHER INSTRUMENTS OF RECORD.

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

BRUCE G. LISSER
STATE OF WASHINGTON
12980
REGISTERED
PROFESSIONAL LAND SURVEYOR

8-16-10

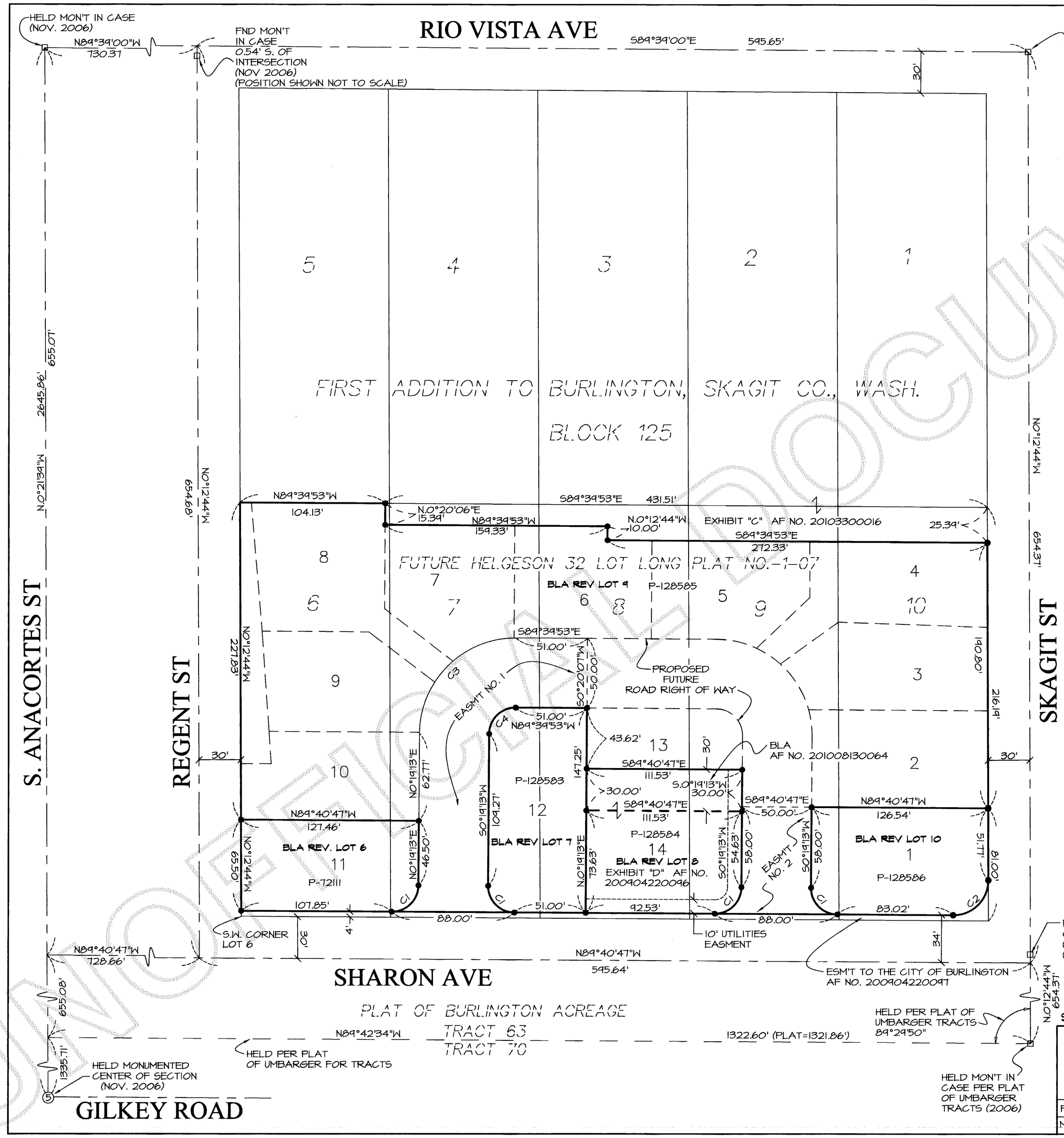
SHEET 4 OF 5 DATE: 8/13/10

SURVEY IN A PORTION OF
GOVERNMENT LOT 2
SECTION 5, T. 34 N., R. 4 E., W.M.
CITY OF BURLINGTON, WASHINGTON
FOR: ROGER HELGESON

FB: N/A PG: N/A	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	SCALE: N/A
MERIDIAN: ASSUMED		DWG: 00-099ROS

UNOFFICIAL DOCUMENT

201008160071
Skagit County Auditor
8/16/2010 Page 5 of 5 10:57AM



PARCEL AREAS

REVISED LOT 6	P-72111	= 8,251 SQ. FT.
REVISED LOT 7	P-128583	= 10,153 SQ. FT.
REVISED LOT 8	P-128584	= 11,480 SQ. FT.
REVISED LOT 9	P-128585	= 108,132 SQ. FT.
REVISED LOT 10	P-128586	= 9,557 SQ. FT.

CURVE TABLE

NUM	DELTA	ARC	RADIUS
C1	90°00'00"	29.85'	19.00'
C2	90°31'57"	39.50'	25.00'
C3	90°00'53"	108.40'	69.00'
C4	90°00'53"	29.85'	19.00'

BRUCE G. LISSER
STATE OF WASHINGTON
22960
REGISTERED
PROFESSIONAL LAND SURVEYOR
8-16-10

SHEET 5 OF 5

DATE: 8/13/10

SURVEY IN A PORTION OF
GOVERNMENT LOT 2
SECTION 5, T. 34 N., R. 4 E., W.M.
CITY OF BURLINGTON, WASHINGTON
FOR: ROGER HELGESON

FB: 306 PG: 56	LISSER & ASSOCIATES, PLLC SURVEYING & LAND-USE CONSULTATION MOUNT VERNON, WA 98273 360-419-7442	SCALE: 1"=50'
MERIDIAN: ASSUMED		DWG: 00-099ROS

UNOFFICIAL DOCUMENT