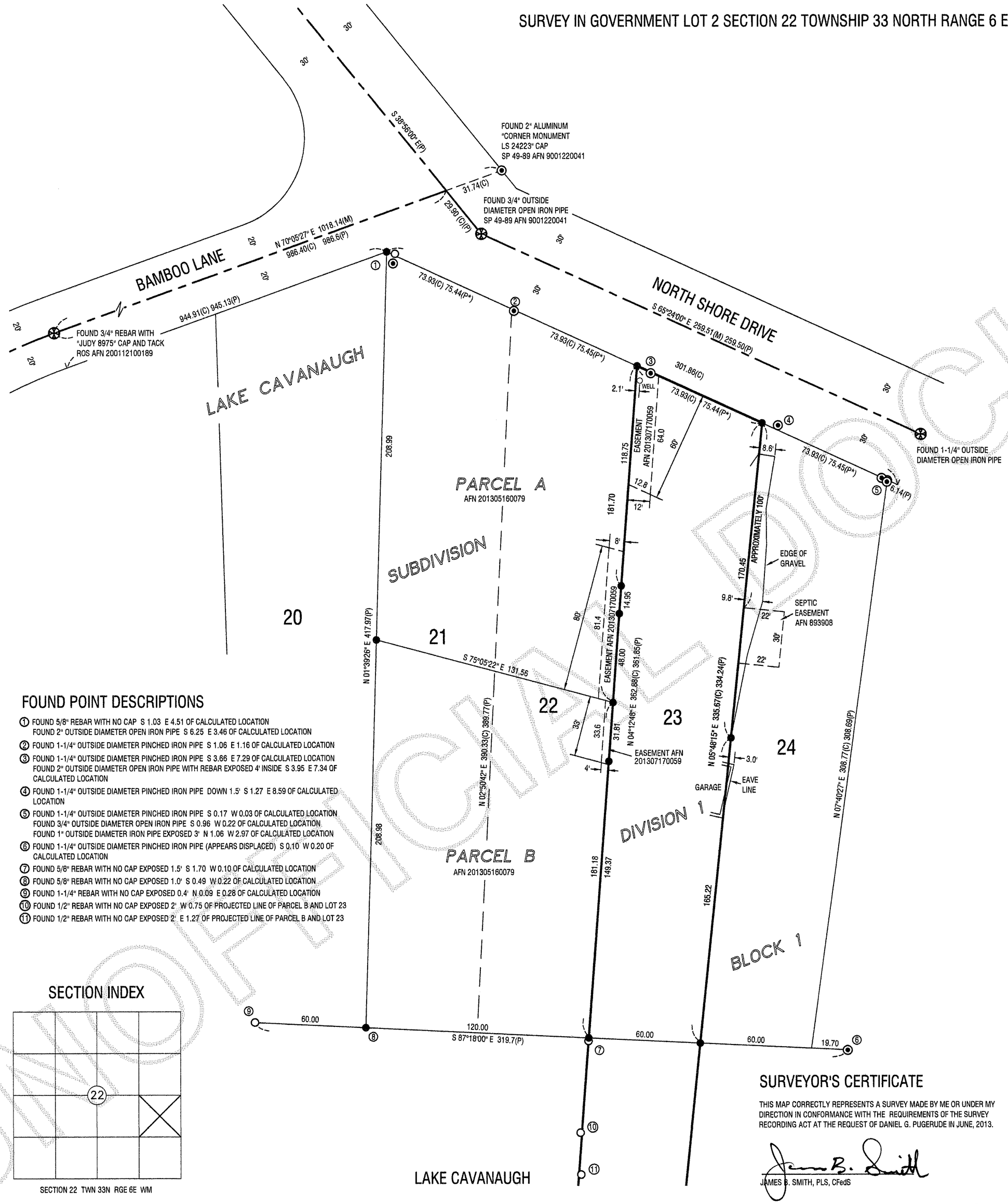
SURVEY IN GOVERNMENT LOT 2 SECTION 22 TOWNSHIP 33 NORTH RANGE 6 EAST WM

AUDITOR'S CERTIFICATE

201310100085
Skagit County Auditor $138.00
10/10/2013 Page 1 of 1 3:10PM

FILED FOR RECORD AT THE REQUEST OF HARMSEN & ASSOCIATES, INC.

SKAGIT COUNTY AUDITOR BY DEPUTY



LEGEND

●	SET 1/2" REBAR WITH "H&AI 27327" CAP
◉	FOUND IRON PIPE AS NOTED
○	FOUND REBAR AS NOTED
⊗	FOUND PLAT MONUMENT AS NOTED
(P)	RECORD PLAT DISTANCE
(P*)	ERRONEOUS PLAT DISTANCE SEE NOTE 8
(M)	MEASURED DISTANCE
(C)	CALCULATED DISTANCE
AFN	REFERENCE TO SKAGIT COUNTY AUDITOR'S FILE NUMBER
ROS	REFERENCE TO SKAGIT COUNTY RECORD OF SURVEY
SP	REFERENCE TO SKAGIT COUNTY SHORT PLAT

NOTES

1. BASIS OF BEARINGS: S 65° 24' 00" E ALONG THE CENTERLINE OF NORTH SHORE DRIVE, AS MONUMENTED AND SHOWN HEREON, AND BY THE PLAT OF LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 1, AS RECORDED IN VOLUME 5 OF PLATS, PAGES 37 TO 43, RECORDS OF SKAGIT COUNTY, WASHINGTON.

2. THIS SURVEY WAS ACCOMPLISHED BY FIELD TRAVERSE WITH A 3-SECOND ELECTRONIC DIGITAL TOTAL STATION.

3. THIS SURVEY MEETS OR EXCEEDS THE ACCURACY STANDARDS SPECIFIED BY WAC 332-130-090.

4. THE LEGAL DESCRIPTION RECITED HEREON IS FROM THAT QUITCLAIM DEED RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 9608160092.

5. THIS SURVEY DOES NOT PURPORT TO SHOW ALL EASEMENTS OR ENCUMBRANCES, RECORDED OR UNRECORDED, THAT MAY AFFECT THE DEPICTED PROPERTIES.

6. ENCROACHMENTS ARE DEPICTED HEREON IN ACCORDANCE WITH THE REQUIREMENTS OF WAC 332-130-050. THIS SURVEY DOES NOT RESOLVE ISSUES OF ENCROACHMENT OR OCCUPATION.

7. A SURVEY OF PARCELS A AND B IS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 201307260110.

8. THE DISTANCES ALONG THE NORTH LINES OF LOTS 21 THROUGH 24, BLOCK 1, LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 1, ARE ERRONEOUSLY REPORTED ON SHEET 3 OF THE PLAT. THIS WAS THE RESULT OF DISTRIBUTING THE TOTAL DISTANCE FROM THE INTERSECTION OF THE SOUTHERLY MARGINS OF BAMBOO LANE AND NORTH SHORE DRIVE, AT THE CORNER OF LOTS 20 AND 21, TO THE POINT OF CURVATURE IN THE SOUTH MARGIN OF NORTH SHORE DRIVE ON THE NORTHERLY LINE OF LOT 25, BEFORE SUBTRACTING THE DISTANCE OF 6.14 FEET, WHICH IS PART OF LOT 25 ROAD FRONTAGE. CORRECTED DISTRIBUTION OF DISTANCES ALONG THE NORTH LINE OF THESE LOTS AS DEPICTED HEREON PRODUCES A MATHEMATICAL CLOSURE OF 0.10 FEET FOR THE EXTERIOR BOUNDARY OF LOTS 21 THROUGH 24.

FOUND POINT DESCRIPTIONS

① FOUND 5/8" REBAR WITH NO CAP S 1.03 E 4.51 OF CALCULATED LOCATION
FOUND 2" OUTSIDE DIAMETER OPEN IRON PIPE S 6.25 E 3.46 OF CALCULATED LOCATION
② FOUND 1-1/4" OUTSIDE DIAMETER PINCHED IRON PIPE S 1.06 E 1.16 OF CALCULATED LOCATION
③ FOUND 1-1/4" OUTSIDE DIAMETER PINCHED IRON PIPE S 3.66 E 7.29 OF CALCULATED LOCATION
FOUND 2" OUTSIDE DIAMETER OPEN IRON PIPE WITH REBAR EXPOSED 4' INSIDE S 3.95 E 7.34 OF CALCULATED LOCATION
④ FOUND 1-1/4" OUTSIDE DIAMETER PINCHED IRON PIPE DOWN 1.5' S 1.27 E 8.59 OF CALCULATED LOCATION
⑤ FOUND 1-1/4" OUTSIDE DIAMETER PINCHED IRON PIPE S 0.17 W 0.03 OF CALCULATED LOCATION
FOUND 3/4" OUTSIDE DIAMETER OPEN IRON PIPE S 0.96 W 0.22 OF CALCULATED LOCATION
FOUND 1" OUTSIDE DIAMETER IRON PIPE EXPOSED 3' N 1.06 W 2.97 OF CALCULATED LOCATION
⑥ FOUND 1-1/4" OUTSIDE DIAMETER PINCHED IRON PIPE (APPEARS DISPLACED) S 0.10 W 0.20 OF CALCULATED LOCATION
⑦ FOUND 5/8" REBAR WITH NO CAP EXPOSED 1.5' S 1.70 W 0.10 OF CALCULATED LOCATION
⑧ FOUND 5/8" REBAR WITH NO CAP EXPOSED 1.0' S 0.49 W 0.22 OF CALCULATED LOCATION
⑨ FOUND 1-1/4" REBAR WITH NO CAP EXPOSED 0.4' N 0.09 E 0.28 OF CALCULATED LOCATION
⑩ FOUND 1/2" REBAR WITH NO CAP EXPOSED 2' W 0.75 OF PROJECTED LINE OF PARCEL B AND LOT 23
⑪ FOUND 1/2" REBAR WITH NO CAP EXPOSED 2' E 1.27 OF PROJECTED LINE OF PARCEL B AND LOT 23

SECTION INDEX

SECTION 22 TWN 33N RGE 6E WM

LEGAL DESCRIPTION

LOT 23, BLOCK 1, LAKE CAVANAUGH SUBDIVISION, DIVISION NO. 1, ACCORDING TO THE PLAT RECORDED IN VOLUME 5 OF PLATS, PAGE 37 TO 43 INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH EASEMENT AGREEMENT NO. 893908, FILED IN SKAGIT COUNTY ON DECEMBER 29, 1978.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

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 DANIEL G. PUGERUDE IN JUNE, 2013.

JAMES B. SMITH, PLS, CFedS

JAMES B. SMITH STATE OF WASHINGTON 27327 REGISTERED PROFESSIONAL LAND SURVEYOR

10/10/13

MOMMSEN LIVING TRUST

RECORD OF SURVEY

SCALE: 1" = 40' DRAWN BY: JBS SEPT. 26, 2013	HARMSEN & ASSOCIATES INC 603 SOUTH FIRST STREET MOUNT VERNON, WA 98273 TEL: (360) 336-9199	SHEET 1 OF 1 DWG: MOMMSEN
REVISED: F/B: MV89 PG 14 JOB#: 13-107		S.T.R. INDEX S22-T33N-R6E GOVT LOT 2

\\JUMBO\HARMSEN\WORK\PROJECTS\2013\13-107 PUGERUDE\LS\DWG\MOMMSEN 13-107 ROS AC2009.DWG

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