

NE 1/4 SEC. 12, TWP 28 N., RNG. 05 E., W.M.
 CITY OF SNOHOMISH, SNOHOMISH COUNTY, WASHINGTON

SURVEY NOTES

- PURPOSE OF THIS SURVEY** TO DETERMINE AND STAKE THE BOUNDARY LINES OF THE SUBJECT PARCEL, AND; 2. TO DETERMINE THE LOCATION OF PHYSICAL FEATURES ON OR NEAR SAID PROPERTY LINES.
- METHODOLOGY** FIELD MEASUREMENTS FOR THIS SURVEY WERE PERFORMED USING A TRIMBLE S7 TOTAL STATION, TRIMBLE R12i GPS RECEIVER. THIS SURVEY COMPLIES WITH THE MINIMUM REQUIRED "ERROR OF CLOSURE" OF 1:10,000 FOR WASHINGTON STATE PLANE COORDINATES AS SET FORTH PER W.A.C. 332-130-090 (AND POSITIONAL TOLERANCE LEVELS OF LESS THAN 0.011 METERS).
- BASIS OF BEARING** WASHINGTON COORDINATE SYSTEM, NORTH ZONE, NAD83-11. VARIOUS PUBLIC RECORDS WERE USED FOR SECTION BREAKDOWNS AND ROAD CENTERLINES. VERIFICATION OF SECTION CORNERS AND OTHER MONUMENTS SHOWN ON SAID PUBLIC RECORDS WAS PERFORMED BY CONVENTIONAL AND OR GPS SURVEY METHODS.
- PROPERTY LINES** SHOWN HEREON ARE BASED ON READILY AVAILABLE PLATS/SURVEYS/RIGHT OF WAY PLANS/SNOHOMISH COUNTY ASSESSOR INFORMATION/GIS DATA. AS NOTED HEREON, SPECIFIC PROPERTY LINES HAVE BEEN VERIFIED TO A HIGHER LEVEL OF ACCURACY TO BE USED FOR DETERMINING EXACT LOCATION OF FEATURES IN THOSE AREAS.
- MONUMENTATION VISITATION** ALL SURVEY MONUMENTS AND OTHER SURVEY MARKERS SHOWN HEREON WERE VISITED DURING AUGUST, 2021 UNLESS OTHERWISE INDICATED.
- EASEMENTS AND RESTRICTIONS** OF RECORD SHOWN HEREON PER DOCUMENTS PROVIDED BY CLIENT. NO FURTHER SEARCH INTO PUBLIC RECORDS WAS REQUESTED OR PERFORMED, ACCORDINGLY, NO GUARANTEE IS MADE THAT ALL ENCUMBRANCES THAT MAY EXIST ON SITE ARE SHOWN.
- SUBSURFACE CONDITIONS** WERE NOT EXAMINED OR CONSIDERED AS PART OF THIS SURVEY.
- 1-800-424-5555** MUST BE CALLED NOT LESS THAN 48 HOURS BEFORE BEGINNING EXCAVATION WHERE ANY UNDERGROUND UTILITIES MAY BE LOCATED. FAILURE TO DO SO COULD MEAN BEARING SUBSTANTIAL REPAIR COSTS. (UP TO THREE TIMES THE COST OF REPAIRS TO THE SERVICE).

LEGAL DESCRIPTION

FROM CHICAGO TITLE NO. 500126253 DATED OCTOBER 12, 2021
 APN 005389-005-001-00 AND 280607-002-071-00

PARCEL A:
 LOTS 6 THROUGH 16, BLOCK 6, PANTING'S ADDITION TO SNOHOMISH, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 10, RECORDS OF SNOHOMISH COUNTY, WASHINGTON TOGETHER WITH A PORTION OF LOT 5 IN SAID BLOCK LYING NORTH OF THAT PARCEL AS CONVEYED BY DEED RECORDED UNDER AUDITOR'S FILE NO. 9005140130 IN THE RECORDS OF SNOHOMISH COUNTY.; TOGETHER WITH VACATED OAK AVENUE ADJOINING AS WOULD ATTACH BY OPERATION OF LAW. EXCEPT THEREFROM ANY PORTION WITHIN THAT PARCEL CONVEYED TO THE STATE OF WASHINGTON FOR HIGHWAY PURPOSES BY DEED UNDER AUDITOR'S FILE NO. 790474.

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON

PARCEL B:
 LOTS 22 THROUGH 32, BLOCK 6, PANTING'S ADDITION TO SNOHOMISH, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 10, RECORDS OF SNOHOMISH COUNTY, WASHINGTON TOGETHER WITH A PORTION OF LOT 21 IN SAID BLOCK LYING NORTH OF THAT PARCEL AS CONVEYED BY DEED RECORDED UNDER AUDITOR'S FILE NO. 9005140130 IN THE RECORDS OF SNOHOMISH COUNTY.; TOGETHER WITH VACATED OAK AVENUE ADJOINING AS WOULD ATTACH BY OPERATION OF LAW. EXCEPT THEREFROM ANY PORTION WITHIN THAT PARCEL CONVEYED TO THE STATE OF WASHINGTON FOR HIGHWAY PURPOSES BY DEED UNDER AUDITOR'S FILE NO. 790474.

SITUATE IN THE COUNTY OF SNOHOMISH, STATE OF WASHINGTON

REFERENCES

- R1) SNOHOMISH COUNTY RECORD OF SURVEY, RECORDING NO. 9607185001 DATED 07/12/1996
- R2) SNOHOMISH COUNTY RECORD OF SURVEY, RECORDING NO. 9610295004 DATED 10/17/1996
- R3) SNOHOMISH COUNTY RECORD OF SURVEY, RECORDING NO. 200105175002 DATED 05/17/2001
- R4) CITY OF SNOHOMISH BOUNDARY LINE ADJUSTMENT, FILE NO. 08-12-BLA RECORDING NO. 201209205008, DATED 09/18/2012
- R5) PANTING'S ADDITION TO SNOHOMISH WASHINGTON, RECORDED FOR RECORD IN VOLUME

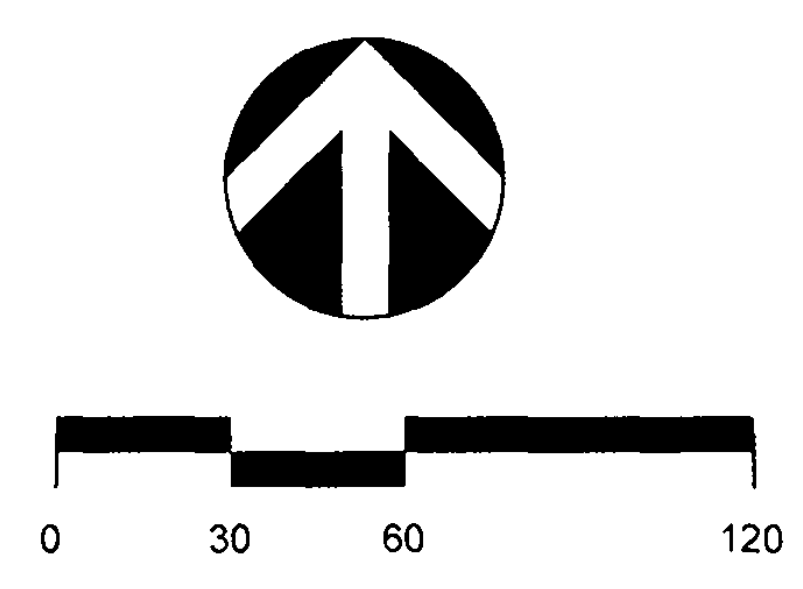
LEGEND

- SECTION CORNER (CALCULATED AS NOTED)
- QUARTER CORNER (FOUND AS NOTED)
- MAG NAIL AND WASHER- SET NOVEMBER 2021 (LS# 42674)
- 1/2" REBAR AND CAP-SET NOVEMBER 2021 (LS# 42674)
- (00538900700100) SNOHOMISH COUNTY PARCEL ID NUMBER
- BOUNDARY LINE
- SECTION LINE
- QUARTER SECTION LINE
- EASEMENT LINE
- PROPERTY LINE
- EXISTING RIGHT-OF-WAY LINE
- EXISTING BUILDING
- EXISTING 6' TALL CHAIN LINK FENCE WITH BARBED WIRE

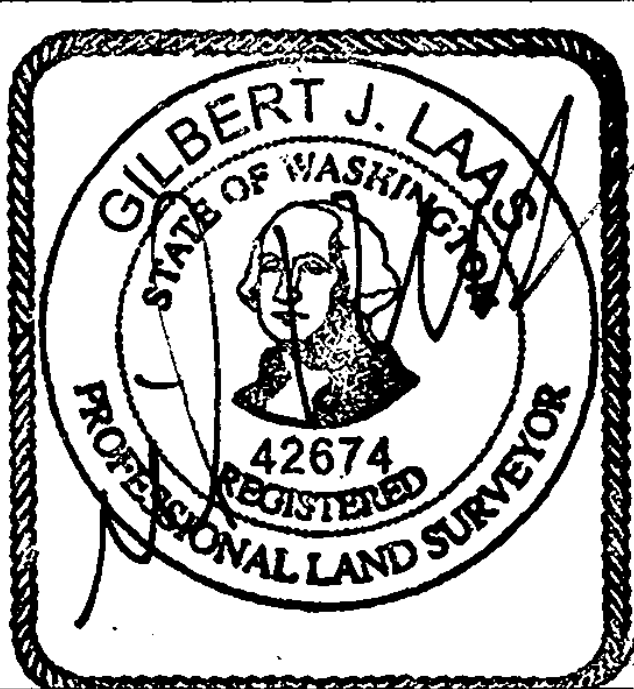
202201255002
 SURVEY Rec: \$287.50
 1/25/2022 11:14 AM 1 PG
 SNOHOMISH COUNTY, WA

SURVEYOR'S NOTE:

THERE WAS NO DEED OR SURVEY EVIDENCE DISCOVERED THAT DETERMINED THE 70 FOOT WIDE ELM STREET OR THE 16 FOOT WIDE ALLEY IN BLOCK 6 OF PANTING'S ADDITION TO SNOHOMISH WAS EVER VACATED. BUILDING STRUCTURES AND FENCE LINES ESTABLISHED CROSS OVER INTO THESE RIGHT OF WAYS. THE LEGAL DESCRIPTION MENTIONS THE VACATED OAK AVENUE ADJOINING AS WOULD ATTACH BY OPERATION OF LAW. HOWEVER NO VACATION ORDINANCE WAS FOUND. FURTHERMORE IT APPEARS OAK STREET IS A CURRENTLY MAINTAINED ROADWAY ACCESSING SEVERAL PROPERTIES.



SURVEYOR'S CERTIFICATE
 THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE SURVEY RECORDING ACT AT THE REQUEST OF
 WASHINGTON STATE MILITARY DEPARTMENT
 ON MAY 26, 2021
 SIGNATURE *W.L. Wana*
 CERTIFICATE NO. 42674



RECORDING CERTIFICATE
 FILED FOR RECORD THIS 25 DAY OF Jan 2022 AT 11:14 A.M. IN BOOK OF SURVEYS AT PAGE AT THE REQUEST OF DAVID EVANS AND ASSOCIATES, INC.
 Garth Fell
 MANAGER/AUDITOR
 Diana Mix
 SUPT. OF RECORDS/DEPUTY AUDITOR
 202201255002
 RECORDING NO.

RECORD OF SURVEY FOR WASHINGTON STATE MILITARY DEPARTMENT
 CITY OF SNOHOMISH, COUNTY OF SNOHOMISH, STATE OF WASHINGTON
 NE 1/4 SEC. 12, TWP 28 N., RNG. 05 E., W.M.

DAVID EVANS AND ASSOCIATES INC.
 1620 W. Marine View Drive, Suite 200
 Everett Washington 98201
 Phone: 425.259.4099

SHEET 1 OF 1
 SCALE 1"=60'
 SURVEYED WPC
 FIELD BOOK WDES0020
 DRAWN ERU
 CHECKED GLJA
 FILE Sv-BS-x-wdes0020.dwg