

**DECLARATION OF OWNERSHIP**

WE THE UNDERSIGNED DEPOSE AND STATE THAT WE ARE OWNERS OF THE LAND DESCRIBED HEREIN, DO HEREBY DECLARE THAT WE HAVE NO OBJECTION TO THE PROPOSED LAND USE ACTION AND THAT THERE ARE NO OTHER PERSON/PERSONS HAVING AN INTEREST IN THIS PROPERTY.

\_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

**ACKNOWLEDGMENT**

STATE OF WASHINGTON }  
 COUNTY OF SNOHOMISH }SS

I CERTIFY THAT I KNOW OR HAVE SATISFACTORY EVIDENCE THAT \_\_\_\_\_ IS THE PERSON WHO APPEARED BEFORE ME, AND SAID PERSON ACKNOWLEDGED THAT HE SIGNED THIS INSTRUMENT, ON OATH STATED THAT HE WAS AUTHORIZED TO EXECUTE THE INSTRUMENT AND ACKNOWLEDGED IT AS THE \_\_\_\_\_, TO BE THE FREE AND VOLUNTARY ACT OF SUCH PARTY FOR THE USES AND PURPOSES MENTIONED IN THE INSTRUMENT.

DATED \_\_\_\_\_  
 SIGNATURE OF NOTARY PUBLIC \_\_\_\_\_  
 (PRINT NAME) \_\_\_\_\_  
 NOTARY PUBLIC IN AND FOR THE STATE OF WASHINGTON  
 RESIDING AT \_\_\_\_\_  
 MY APPOINTMENT EXPIRES \_\_\_\_\_

**APPROVALS**

THIS RECORD OF SURVEY IS FILED UNDER THE PROVISIONS OF RCW 58.17.040(4) AND CHAPTER 16.14 OF THE MUKILTEO MUNICIPAL CODE FILE NO. \_\_\_\_\_ CONTAINS THE APPROVED AMENDED SITE PLAN FOR THE LAND DEPICTED HEREON AND SHOULD BE REVIEWED PRIOR TO APPLICATION FOR A DEVELOPMENT PERMIT.

EXAMINED AND APPROVED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2019.

\_\_\_\_\_  
 PLANNING DIRECTOR

\_\_\_\_\_  
 PUBLIC WORKS DIRECTOR

**TREASURER'S CERTIFICATE**

I HEREBY CERTIFY THAT ALL STATE AND COUNTY TAXES HERETOFORE LEVIED AGAINST THE PROPERTY DESCRIBED HEREIN, ACCORDING TO THE BOOKS AND RECORDS OF MY OFFICE, HAVE BEEN FULLY PAID AND DISCHARGED, INCLUDING \_\_\_\_\_ TAXES.

\_\_\_\_\_  
 TREASURER, SNOHOMISH COUNTY

BY: \_\_\_\_\_  
 DEPUTY COUNTY TREASURER

**RESTRICTIONS**

1. THIS SITE IS SUBJECT TO EXCEPTIONS AND RESERVATIONS CONTAINED IN DEED FROM THE STATE OF WASHINGTON RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 1036445.
2. THIS SITE IS SUBJECT TO PROVISIONS OF "POSSESSION SHORES AGREEMENT" RECORDED UNDER SNOHOMISH COUNTY RECORDING NO'S. 7808310138, 7808310139 AND 7808310140.
3. THE SITE IS THIS SITE IS SUBJECT TO RESERVATIONS CONTAINED IN DEED RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 7811300199 AND AMENDED AND/OR MODIFIED BY DOCUMENT RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9105290198.
4. THIS SITE IS SUBJECT TO THE TERMS AND CONDITIONS OF DOCUMENT EXECUTED BY MUKILTEO WATER DISTRICT, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO'S. 8005220052 AND 8005220053.
5. THIS SITE IS SUBJECT TO CONDITIONS CONTAINED IN DEED TO THE STATE OF WASHINGTON, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 8510240171.
6. THIS SITE IS SUBJECT TO TERMS AND CONDITIONS CONTAINED IN AGREEMENT, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 8804010200.
7. THIS SITE IS SUBJECT TO TERMS AND CONDITIONS CONTAINED IN AGREEMENT, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 88009020115.
8. THIS SITE IS SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND LIABILITY FOR ASSESSMENTS OF HARBOUR POINT OFFICE, BUSINESS AND INDUSTRIAL PARKS, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 8903080274 AND AMENDED AND/OR MODIFIED BY DOCUMENT RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9102280535.
9. THIS SITE IS SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, EASEMENTS AND LIABILITY FOR ASSESSMENTS OF HARBOUR POINT MAINTENANCE ASSOCIATION, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 8903080275 AND AMENDED AND/OR MODIFIED BY DOCUMENT RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9102280534.
10. THIS SITE IS SUBJECT TO THE TERMS AND CONDITIONS OF AGREEMENT BETWEEN THE CITY OF MUKILTEO AND HARBOUR POINTE LIMITED PARTNERSHIP REGARDING CONCOMITANT ANNEXATION, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9204160131 AND MODIFIED BY AMENDMENT RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9306010018.
11. THIS SITE IS SUBJECT TO AN EASEMENT FOR DRAINAGE AS DELINEATED AND/OR DEDICATED BY BINDING SITE PLAN RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9312305007.
12. THIS SITE IS SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, AND EASEMENTS CONTAINED IN BINDING SITE PLAN RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9312305007, AND AFFIDAVIT OF STREET NAME CHANGE RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9902180080.
13. THIS SITE IS SUBJECT TO THE TERMS AND CONDITIONS TO AN EASEMENT TO THE CITY OF MUKILTEO FOR AN OUTDOOR RECREATIONAL TRAIL FOR PUBLIC USE, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 9609120420.
14. THIS SITE IS SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, DEDICATIONS, AGREEMENTS, EASEMENTS, MAINTENANCE PROVISIONS AND NOTES, AS CONTAINED IN CITY OF MUKILTEO BOUNDARY LINE ADJUSTMENT NUMBER BLA 99-10, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 199910060039, SURVEY OF BOUNDARY LINE ADJUSTMENT FOR HARBOUR POINTE LIMITED PARTNERSHIP RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 199910065001, AND AFFIDAVIT OF CORRECTION OF BOUNDARY LINE ADJUSTMENT RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 199911020558.
15. THIS SITE IS SUBJECT TO TERMS AND CONDITIONS OF THAT CERTAIN "DISTRIBUTION EASEMENT" TO PUBLIC UTILITY DISTRICT NO. 1 OF SNOHOMISH COUNTY AND GTE NORTHWEST INCORPORATED FOR ELECTRIC DISTRIBUTION LINE FACILITIES, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 200001250312, AND MODIFIED BY THAT CERTAIN DISTRIBUTION EASEMENT-MODIFIED", RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 200006210350.
16. THIS SITE IS SUBJECT TO THE TERMS AND CONDITIONS OF THAT CERTAIN "EASEMENT" TO MUKILTEO WATER DISTRICT FOR WATER AND RELATED APPURTENANCES, RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 200005260855.
17. THIS SITE IS SUBJECT TO THE TERMS AND CONDITIONS OF THAT CERTAIN "MUKILTEO TOWN SQUARE DEVELOPMENT AGREEMENT", RECORDED UNDER SNOHOMISH COUNTY RECORDING NO. 200212200087.
18. ALL DEVELOPMENT AND USE OF THE LAND DESCRIBED HEREIN SHALL BE IN ACCORDANCE WITH THIS BINDING SITE PLAN, AS IT MAY BE AMENDED WITH THE APPROVAL OF THE CITY OF MUKILTEO, AND IN ACCORDANCE WITH SUCH OTHER GOVERNMENTAL PERMITS, APPROVALS, REGULATIONS, REQUIREMENTS, AND RESTRICTIONS THAT MAY BE IMPOSED UPON SUCH LAND AND THE DEVELOPMENT AND USE THEREOF. THIS BINDING SITE PLAN SHALL BE BINDING UPON ALL NOW OR HEREAFTER HAVING ANY INTEREST IN THE LAND DESCRIBED HEREIN.

**LEGAL DESCRIPTION**

PER EXHIBIT A, CHICAGO TITLE COMPANY OF WASHINGTON COMMITMENT NO. 500078930, PRINTED 12-20-2018 @ 12:58 PM.

PARCEL 4A OF RECORD OF SURVEY AND AMENDED BINDING SITE PLAN RECORDED UNDER AUDITOR'S FILE NO. 200508295173, RECORDS OF SNOHOMISH COUNTY, WASHINGTON, BEING A PORTION OF LOT 4, HARBOUR POINTE BUSINESS CENTER BIG GULCH CAMPUS BINDING SITE PLAN/RECORD OF SURVEY RECORDED UNDER AUDITOR'S FILE NO. 9312305007, BEING A PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 16, AND THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 21, ALL IN THE TOWNSHIP 28 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN.

**STORMWATER PROVISIONS**

SUBJECT TO DECLARATION & GRANT OF EASEMENT RECORDED UNDER RECORDING NUMBER \_\_\_\_\_, RECORDS OF SNOHOMISH COUNTY, WASHINGTON.

**ACCESS PROVISIONS**

ACCESS TO THE EASEMENT SHARED WITH LOT 4B TO BE RESTRICTED BY A METHOD APPROVED BY THE FIRE MARSHAL. APPURTENANCES TO ACCESS RESTRICTIONS TO BE MAINTAINED BY LOT 4A OWNERS IN ACCORDANCE WITH FIRE MARSHAL REQUIREMENTS.

**PRIVATE ROAD PROVISIONS**

SUBJECT TO PRIVATE ROADWAY SHARED USE & MAINTENANCE AGREEMENT RECORDED UNDER RECORDING NUMBER \_\_\_\_\_, RECORDS OF SNOHOMISH COUNTY, WASHINGTON.



**Received by Email**

07-22-2021

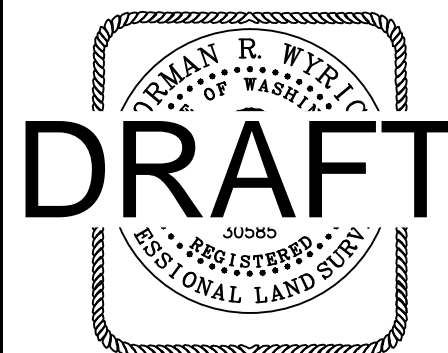
SE1/4, SE1/4, SECTION 16 & NE1/4,  
 NE1/4 SECTION 21, T28N, R4E, W.M.  
 CITY OF MUKILTEO  
 SNOHOMISH COUNTY, WASHINGTON

**RECORDING CERTIFICATE**

FILED FOR RECORD BY GROUP FOUR, INC.  
 THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_ A.D., AT \_\_\_\_\_  
 MINUTES PAST \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M; AND RECORDED IN  
 VOLUME \_\_\_\_\_ OF SURVEYS ON PAGE \_\_\_\_\_  
 RECORDS OF \_\_\_\_\_ COUNTY, WASHINGTON

\_\_\_\_\_  
 AUDITOR

\_\_\_\_\_  
 DEPUTY AUDITOR



**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 \_\_\_\_\_  
 THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_\_\_

\_\_\_\_\_  
 REGISTERED LAND SURVEYOR

\_\_\_\_\_  
 L.S. NO. \_\_\_\_\_

**SHEET: 1 of 2**

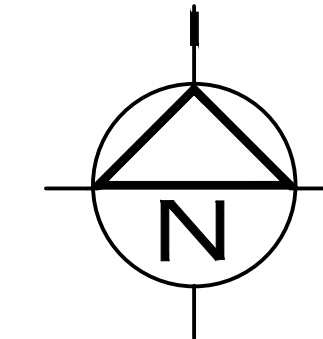
**DATE: 7/12/21**

**18-4523**



**RECORD OF SURVEY/  
 BINDING SITE PLAN-ALTERATION  
 HARBOUR POINTE TOWNHOUSES**  
 CITY OF MUKILTEO, SNOHOMISH COUNTY, WASHINGTON

INDUSTRIAL PARK CONDOMINIUMS  
AFN 200105045001



SCALE: 1"=50'



**BASIS OF BEARINGS**

PER RECORD OF SURVEY AND AMENDED BINDING SITE PLAN RECORDED UNDER AFN. 200508295173.

● FOUND STANDARD SNOHOMISH COUNTY MONUMENT IN CASE

**SURVEY NOTES**

- EQUIPMENT USED: GEOMAX CR2 TOTAL STATION (2" DIRECT READING THEODOLITE WITH E.D.M.)
- PRECISION OF CONTROL TRAVERSE IS AT A HIGHER LEVEL THAN MINIMUM STANDARDS REQUIRED BY WAC, 332-130-090.
- MONUMENTS VISITED JANUARY 2019.

**EASEMENT PROVISIONS**

A 28 FOOT WIDE SHARED ACCESS EASEMENT, AS SHOWN HEREON, IS HEREBY RESERVED FOR AND GRANTED TO THE OWNERS OF LOTS 4A AND 4B FOR THE PURPOSE OF INGRESS, EGRESS AND UTILITIES.

**MAINTENANCE PROVISIONS**

MAINTENANCE, REPAIR, AND/OR RECONSTRUCTION OF ANY DRIVEWAY IMPROVEMENTS, LANDSCAPING, AND /OR UTILITY SYSTEMS LOCATED UNDER AND UPON THE 28 FOOT SHARED ACCESS EASEMENT, AS SHOWN HEREON, EXCEPT FOR SUCH UTILITY SYSTEMS THAT ARE MAINTAINED BY THOSE PUBLIC PURVEYORS PROVIDING SERVICE TO LOTS 4A AND 4B, SHALL BE THE EQUAL RESPONSIBILITY OF AND THE COSTS OF SAID MAINTENANCE, REPAIR, AND/OR RECONSTRUCTION SHALL BE BORNE EQUALLY BY THE OWNERS, THEIR HEIRS, SUCCESSORS, AND ASSIGNS OF SAID LOTS.

SE1/4, SE1/4, SECTION 16 & NE1/4,  
NE1/4 SECTION 21, T28N, R4E, W.M.  
CITY OF MUKILTEO  
SNOHOMISH COUNTY, WASHINGTON

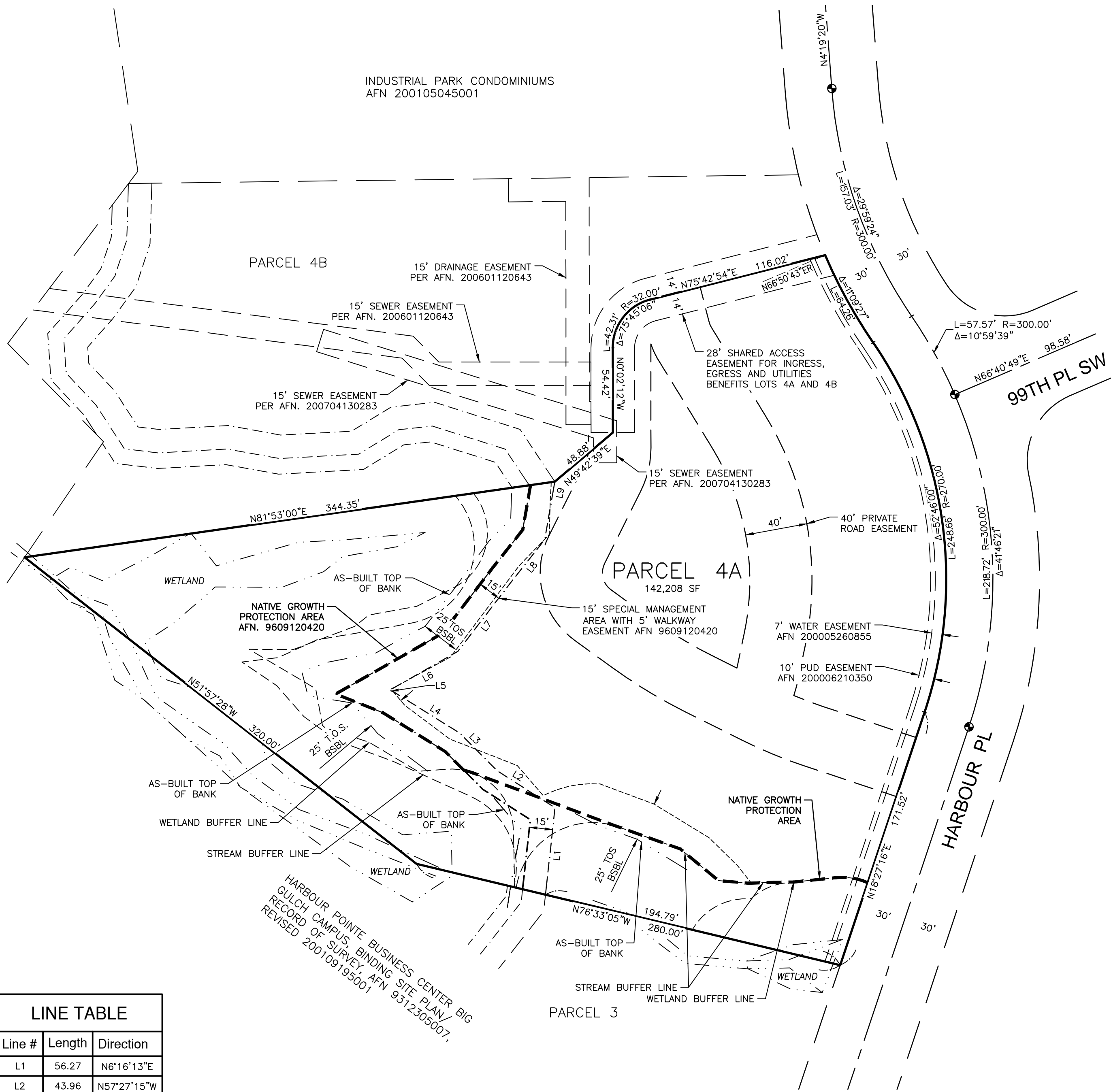
| LINE TABLE |        |             |
|------------|--------|-------------|
| Line #     | Length | Direction   |
| L1         | 56.27  | N6°16'13"E  |
| L2         | 43.96  | N57°27'15"W |
| L3         | 34.21  | N44°51'27"W |
| L4         | 50.23  | N57°59'12"W |
| L5         | 2.83   | N68°25'26"W |
| L6         | 50.51  | N60°23'27"E |
| L7         | 56.10  | N37°32'43"E |
| L8         | 34.94  | N38°21'02"E |
| L9         | 37.86  | N9°52'25"E  |



**DRAFT**

HARBOUR POINTE BUSINESS CENTER BIG GULCH CAMPUS, BINDING SITE PLAN, RECORD OF SURVEY, AFN 9312305007, REVISED 200109195001

CITY OF MUKILTEO BIG GULCH PARK



SHEET: 2 of 2

DATE: 7/12/21

18-4523

**GROUP FOUR Inc.**  
Land Surveying | Civil Engineering  
Land Use Planning | Project Management  
P.O. BOX 1059 / 1901 VERNON ROAD SUITE "A", LAKE STEVENS, WA 98258  
(425)408-1152 \* FAX(425)877-1341 \* www.GRP4.com

**RECORD OF SURVEY/  
BINDING SITE PLAN-ALTERATION  
HARBOUR POINTE TOWNHOUSES**  
CITY OF MUKILTEO, SNOHOMISH COUNTY, WASHINGTON