

APPLICATION FOR CLASSIFICATION AS FARM AND AGRICULTURAL LAND  
FOR CURRENT USE ASSESSMENT UNDER CHAPTER 84.34 REVISED CODE OF WASHINGTON

8001280007

FILE WITH THE COUNTY ASSESSOR

Name of applicant Richard Dennis Beau Loughlin  
Address 1936 Swan Road Mount Vernon  
Property location 1936 Swan Road

Phone 424-6590

1. Interest in property: ☒ Fee Owner ☐ Contract Purchaser ☐ Other (Describe)

2. Assessor's parcel or account number: 103404-2-010-0206

Legal description of land to be classified: Attached

3. Acreage

Total in application 5 acres

Cultivated .1 acre

Grazed 3.5 Acres

Farm woodlot .5 acre

Is grazing land cultivated? ☐ Yes ☒ No

4. List property rented to others which is not affiliated with agricultural use and show the location on the map.

5. Is this land subject to a lease or agreement which permits any other use than its present use? ☐ Yes ☒ No. (If yes, attach a copy of the lease or agreement)

6. Describe the present current use of each parcel of land that is the subject of this application.

(A) Vegetable and fruit tree gardening (B) Grazing for horses and cattle

(C) Wooded area (D) House, yard, equipment building, and driveway

\*\* (areas on map)

7. Describe the present improvements on this property (building, etc.)

25' x 40' two bedroom house, 30' x 30' equipment and storage building

8. Attach a map of the property to show an outline of the current use of each area of the property such as: livestock (type), row crops, hay land, pasture, wasteland, woodlots, etc.

Include on the map, if available, the soil qualities and capabilities. Also indicate the location of buildings.

9. To qualify for agricultural classification, an application on land of less than 20 acres must meet certain minimum income standards (see definition of agricultural land (b) and (c)). Please supply the following or any other pertinent data to show that the land will qualify for classification.

Year	1974	1975	1976	1977	1978	Ave.
List the yield per acre for the last five (5) years (bushels, pounds, tons, etc.)	2.2 ton	2.2 ton	2.2 ton	2.1 ton	2.2 ton	2.18 ton
List the annual gross income per acre for the last five (5) years	\$123.50	\$123.50	\$123.50	\$75.50	\$123.50	\$113.50
If rented or leased, list the annual gross rental fee for the last five (5) years	-	-	-	-	-	-

Official Record

VOL 393 PAGE 41

NOTICE: The assessor may require the owners to submit pertinent data regarding the use of the classified land, productivity of typical crops, income, etc.

8001280007

SKAGIT COUNTY  
ASSESSOR'S OFFICE

**FARM AND AGRICULTURAL LAND MEANS EITHER:**

- (a) Land in any contiguous ownership of twenty or more acres devoted primarily to the production of livestock or agricultural commodities for commercial purposes; or
  - (b) Any parcel of land five acres or more but less than twenty acres devoted primarily to agricultural uses, which has produced a gross income from agricultural uses equivalent to one hundred dollars or more per acre per year for three of the five calendar years preceding the date of application for classification under this chapter; or
  - (c) Any parcel of land of less than five acres devoted primarily to agricultural uses which has produced a gross income of one thousand dollars or more per year for three of the five calendar years preceding the date of application for classification under this chapter.
- Agricultural lands shall also include any parcel of land of one to five acres, which is not contiguous, but which otherwise constitutes an integral part of farming operations being conducted on land qualifying under this section as "farm and agricultural lands."
- Agricultural lands shall also include farm woodlots of less than twenty and more than five acres and the land on which appurtenances necessary to the production, preparation or sale of the agricultural products exist in conjunction with the lands producing such products.

**STATEMENT OF ADDITIONAL TAX, INTEREST AND PENALTY DUE UPON REMOVAL FROM CLASSIFICATION UNDER RCW 84.34**

1. Upon removal an additional tax shall be imposed which shall be due and payable to the county treasurer on or before April 30 of the following year. The amount of such additional tax shall be equal to:
  - (a) The difference between the property tax paid as "Farm and Agricultural Land" and the amount of property tax otherwise due and payable for the seven years last past had the land not been so classified; plus
  - (b) Interest upon the amounts of the difference (a), paid at the same statutory rate charged on the delinquent property taxes.
  - (c) A penalty of 20% shall be applied to the additional tax if the classified land is applied to some other use, except through compliance with the property owner's request for removal process, or except as a result of those conditions listed in (2) below.
2. The additional tax, interest and penalty specified in (1) above, shall not be imposed if the removal resulted solely from:
  - (a) Transfer to a government entity in exchange for other land located within the State of Washington.
  - (b) A taking through the exercise of the power of eminent domain, or sale or transfer to an entity having the power of eminent domain in anticipation of the exercise of such power.
  - (c) Sale or transfer of land within two years after the death of the owner of at least a fifty percent interest in such land.
  - (d) A natural disaster such as a flood, windstorm, earthquake, or other such calamity rather than by virtue of the act of the landowner changing the use of such property.
  - (e) Official action by an agency of the State of Washington or by the county or city within which the land is located which disallows the present use of such land.
  - (f) Transfer to a church and such land would qualify for property tax exemption pursuant to RCW 84.36.020.

**AFFIRMATION**

As owner(s) of the land described in this application, I hereby indicate by my signature that I am aware of the potential tax liability involved when the land ceases to be classified under the provisions of RCW 84.34.

I also declare under the penalties for false swearing that this application and any accompanying documents have been examined by me and to the best of my knowledge it is a true, correct and complete statement.

Subscribed and sworn to before me this 17th day of December, 1979.

[Signature]  
Notary Public in and for the State of  
Washington  
Residing at Monroe, Kansas

OWNER(S) OR CONTRACT PURCHASER(S)

Richard D. B. Loughlin  
Linda B. Loughlin

(See WAC 458-30-125)

**FOR ASSESSORS USE ONLY**

Date application received December 17, 1979

Amount of fee collected \$ 30.00

Application was: ☒ Approved ☐ Approved in part

Owner notified on \_\_\_\_\_

Auditors File Number # \_\_\_\_\_

By Thomas Hall

☐ Denied

Fee returned? ☐ Yes ☐ No

Date \_\_\_\_\_

Date January 25, 1980

Official Records

**8001280007**

FORM REV 64 0024 (12-77)

VOL **393** PAGE **42**



# Pioneer National Title Insurance Company

WASHINGTON STATE DIVISION

## SUPPLEMENTAL TITLE REPORT

To: Shoreline Savings Association  
301 Kincaid  
Mount Vernon, Washington 98273

Your Loan No. \_\_\_\_\_  
Our Order No. H-55178  
(Mortgagor)  
(Purchaser) Richard D.B. Loughlin

There has been no change in the title to the property covered by our preliminary report since

March 28, 19 74, at 8 A.M.

Except as set forth below: The legal description is hereby amended to read as follows:

That portion of the east 165 feet of the west 537 feet of the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of section 10, township 34 north, range 4 east, W.M., lying southerly of the county road.

- TOGETHER WITH a (non-exclusive easement for ingress and egress over and across the now existing driveway situated within the following described tracts of land:
1. That portion of the SE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of section 10, township 34 north, range 4 east, W.M., lying southerly of the county road, EXCEPT the west 537 feet thereof.
  2. ALSO that portion of the NE $\frac{1}{4}$  of the NW $\frac{1}{4}$  of section 10, township 34 north, range 4 east, W.M., described as follows:  
Beginning at a point on the south line of said subdivision 474 feet west of the southeast corner thereof; thence north 150 feet; thence west 225 feet; more or less, to the southeasterly line of the county road; thence southwesterly along said county road 197 feet, more or less, to the point where said road intersects the south line of said NE $\frac{1}{4}$  of the NW $\frac{1}{4}$ ; thence east on said south line 350 feet, more or less, to the point of beginning, EXCEPTING therefrom the following described tract: Beginning at a point on the south line of said subdivision 474 feet west of the southeast corner thereof; thence 50 feet north to the true point of beginning; thence 100 feet north; thence 225 feet west, more or less, to the southeasterly line of the county road; thence southwesterly 40 feet, more or less, along said county road to a point where the easterly line of said county road intersects the easterly line of an existing private driveway; thence southerly along the easterly line of said existing private driveway to a point 50 feet north of the south line of said subdivision; thence east to the point of beginning; ALSO EXCEPT that portion thereof as conveyed to Skagit County for road by instrument recorded December 9, 1914, under auditor's file No. 105400.)

Dated as of the 3rd day of April, 19 74, 8 A.M.

Pioneer National Title Insurance Company  
WASHINGTON STATE DIVISION

By Richard D. Loughlin

8001280007

VOL 393 PAGE 43