

When Recorded Return to:
SKAGIT COUNTY ASSESSOR'S OFFICE



199908040020

Kathy Hill, Skagit County Auditor
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**NOTICE OF REMOVAL OF CURRENT USE CLASSIFICATION
AND ADDITIONAL TAX CALCULATIONS
CHAPTER 84.34 RCW
SKAGIT COUNTY**

Grantor(s) Skagit County Assessor's Office

Grantee(s) John L. Barthold & Carol A. Fleming

Legal Description Ptn SE1/4 Sec. 5, Twp. 36, Rge. 3 as described on pg 2

O/S#8 AF#9111260034 1992

Assessor's Property Tax Parcel or Account Number 360305-4-001-0100 P96130

Reference numbers of Documents Assigned or Released O/S Vio#36-99

You are hereby notified that the current use classification for the above described property which has been classified as:

- ☐ Open Space Land
☒ Timber Land
☐ Farm and Agricultural Land

is being removed for the following reason:

- ☐ Owner's request
☒ Property no longer qualifies under CH. 84.34 RCW
☐ Change to a use resulting in disqualification
☐ Exempt Owner
☐ Notice of Continuance not signed
☐ Other 1 acre homesite only

(state specific reason)

PARCEL "A":

All that portion of the Southeast 1/4 of Section 5, Township 36 North, Range 3 East, W.M., being more particularly described as follows:

Beginning at the Southeast corner of said Southeast 1/4 of Section 5; thence North 2 degrees 15' 57" East along the East line of said Southeast 1/4, 1,664.46 feet, thence leaving said East line North 89 degrees 03' 49" West, 1,132.12 feet; thence South 2 degrees 15' 57" West, 616.58 feet; thence South 45 degrees 00' 00" West, 671.47 feet; thence North 0 degrees 20' 00" East a distance of 140.7 feet to a point hereinafter referred to as point "A" and the TRUE POINT OF BEGINNING of this description; thence North 45 degrees 00' 00" East a distance of 170 feet; thence North 45 degrees 00' 00" West a distance of 150 feet; thence South 45 degrees 00' 00" West a distance of 245 feet; thence South 45 degrees 00' 00" East a distance of 150 feet; thence North 45 degrees 00' 00" East a distance of 75 feet to the TRUE POINT OF BEGINNING.

PARCEL "B":

Beginning at Point "A" and the TRUE POINT OF BEGINNING described above; thence continuing North 18 degrees 00' 00" East a distance of 468.0 feet to a point hereinafter referred to as POINT "B"; thence South 75 degrees 00' 00" East a distance of 48.0 feet; thence North 15 degrees 00' 00" East a distance of 100.0 feet; thence North 75 degrees 00' 00" West a distance of 68.0 feet; thence South 15 degrees 00' 00" West a distance of 100.0 feet; thence South 75 degrees 00' 00" East a distance of 20.0 feet to POINT "B".

All being a portion of the Southeast 1/4 of Section 5, Township 36 North, Range 3 East, W.M. and all being situated in the County of Skagit, State of Washington.



PENALTY AND APPEAL

The property owner may appeal the assessor's removal of classification to the County Board of Equalization. Said Board may be reconvened to consider the appeal. The appeal must be filed within 30 calendar days following the date this notice is mailed.

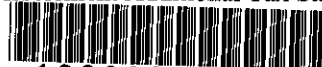
Upon removal of classification from this property, an additional tax shall be imposed equal to the sum of the following:

- 1) The difference between the property tax that was levied upon the current use value and the tax that would have been levied upon the fair market value for the seven tax years preceding removal in addition to the portion of the tax year when the removal takes place; plus
- 2) Interest at the statutory rate charged on delinquent property taxes specified in RCW 84.56.020 from April 30 of the year the tax would have been paid without penalty to the date of removal; plus
- 3) A penalty of 20% added to the total amount computed in 1 and 2 above, except when the property owner complies with the withdrawal procedure specified in RCW 84.34.070, or where the additional tax is not applied as provided in 4 (below).
- 4) The additional tax specified in 1 and 2 (above) shall not be imposed if removal of classification resulted solely from:
 - a) Transfer to a government entity in exchange for other land located within the State of Washington; or
 - 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; or
 - c) A natural disaster such as flood, windstorm, earthquake, or other such calamity rather than by virtue of the act of the landowner changing the use of such property; or
 - d) Official action by an agency of the State of Washington or by the county or city where the land is located disallowing the present use of such land; or
 - e) Transfer of land to a church when such land would qualify for exemption pursuant to RCW 84.36.020.
 - f) Acquisition of property interest by State agencies or organizations qualified under RCW 84.34.210 and 64.04.130 (see RCW 84.34.108(5)(f)).
 - g) Removal of land classified as farm and agricultural land under RCW 84.34.020(2)(d) (farm homesite value).

Rinda S. White
County Assessor or Deputy

August 4, 1999

Date



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REMOVAL OF CURRENT USE ASSESSMENT AND COMPENSATING TAX CALCULATIONS

To: John L. Barthold & Carol A. Fleming
888 Chuckanut Ridge Drive
Bow, WA. 98232

ACCOUNT NUMBER:	P96130 (use May interest)
LEGAL DESCRIPTION:	see attached
VIOLATION NUMBER:	36-99
DATE OF REMOVAL:	8-4-99
DATE SENT TO TREASURER:	8-5-99
DATE SENT TO OWNER:	8-5-99
YOU ARE HEARBY NOTIFIED THE ABOVE DESCRIBED PROPERTY HAS BEEN REMOVED FROM:	Timber
THE REASON FOR REMOVAL IS:	No Longer Qualifies.

OPEN SPACE VIOLATION CALCULATION

Levy Code	1117	Violation Date	May-99						
No. of Years	Tax Year	Levy Rate	Market Value	Market A/V Tax	Current Use A/V	Current Use Tax	Tax Difference	Interest	Totals
1	1999	12.90060	163,400	\$2,107.96	100	\$1.29	\$2,106.67	1%	\$2,127.74
2	1998	12.66640	163,400	\$2,069.69	100	\$1.27	\$2,068.42	13%	\$2,337.31
3	1997	13.52980	100,000	\$1,352.98	100	\$1.35	\$1,351.63	25%	\$1,689.54
4	1996	12.77020	100,000	\$1,277.02	100	\$1.28	\$1,275.74	37%	\$1,747.76
5	1995	13.30650	100,000	\$1,330.65	100	\$1.33	\$1,329.32	49%	\$1,980.69
6	1994	12.04150	100,000	\$1,204.15	100	\$1.20	\$1,202.95	61%	\$1,936.75
7	1993	11.87980	100,000	\$1,187.98	100	\$1.19	\$1,186.79	73%	\$2,053.15
								Subtotal	\$13,872.94
								20% Penalty	\$2,349.04
								Total	
								Tax Due	\$16,221.98

THESE TAXES ARE DUE AND PAYABLE ON: September 8, 1999

DATE: 8/4/99

SKAGIT COUNTY TREASURER
P.O. BOX 518
MOUNT VERNON, WA 98273
(360) 336-9350



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