



200109270122

, Skagit County Auditor

9/27/2001 Page 1 of 5 2:47:05PM

**NOTICE OF REMOVAL OF CURRENT USE CLASSIFICATION
AND ADDITIONAL TAX CALCULATIONS****Chapter 84.34 RCW****SKAGIT****COUNTY**Grantor(s): Skagit County Assessor's OfficeGrantee(s): Susan J. ZitkaLegal Description: Ptn SE1/4 in Sec. 18, Twp. 35, Rge. 5 as described on page 2O/S#57 AF#8302090011 1984Assessor's Property Tax Parcel or Account Number: P39399 & P39400Reference Numbers of Documents Assigned or Released: C/U Vio#57-2001

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 Chapter 84.34 RCW
☐ Change to a use resulting in disqualification
☐ Exempt Owner
☒ Notice of Continuance not signed
☐ Other

(state specific reason)

EXHIBIT 'A'**PARCEL A:**

That portion of Northeast Quarter of the Northwest Quarter of the Southeast Quarter of Section 18, Township 35 North, Range 5 described as follows:

Beginning at the Southwest corner of Lot 16, Wedmore Addition, as recorded in (Volume 9 of Plats, page 115, records of Skagit County, Washington);
Thence Northerly along the West line of Lot 16 to Calkin Place;
Thence Westerly along Calkin Place to the Northeast corner of Lot 17, Wedmore Addition;
Thence Southerly along the East line of Lot 17 to the Southeast corner of Lot 17;
Thence Easterly to the true point of beginning.

PARCEL B:

The North Half of the Southeast Quarter of the Northwest Quarter of the Southeast Quarter in Section 18, Township 35 North, Range 5 East of the Willamette Meridian;

EXCEPT the South 112 feet thereof;

AND EXCEPT the East 20 feet thereof for road;

PARCEL C:

The South 112 feet of the North Half of the Southeast Quarter of the Northwest Quarter of the Southeast Quarter of Section 18, Township 35 North, Range 5 East of the Willamette Meridian;

EXCEPT the East 220 feet thereof;

AND EXCEPT that portion, if any, lying within the South 20 rods of the East 40 rods of the Northwest Quarter of the Southeast Quarter of said Section 18.

Situated in Skagit County, Washington.

-END OF EXHIBIT 'A'-



200109270122
Skagit County Auditor
9/27/2001 Page 2 of 5 2:47:05PM

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.
 - 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) 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.
 - 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.
 - e) Transfer of land to a church when such land would qualify for exemption pursuant to RCW 84.36.020.
 - f) Acquisition of property interests 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).
 - h) Removal of land from classification after enactment of a statutory exemption that qualifies the land for exemption and receipt of notice from the owner to remove the land from classification.
 - i) The creation, sale, or transfer of forestry riparian easements under RCW 76.13.120.
 - j) The creation, sale, or transfer of a fee interest or a conservation easement for the riparian open space program under RCW 76.09.040.

Ronda S. White
County Assessor or Deputy

9/27/01
Date

REMOVAL OF CURRENT USE ASSESSMENT
AND COMPENSATING TAX CALCULATIONS

To: ZITKA SUSAN J
8617 CALKIN PL
SEDRO WOOLLEY, WA 98284

Account Number: 350518-4-017-0007 (P39399)
Levy Code: 1335
Legal Description: N1/2 SE1/4 NW1/4 SE1/4 LESS 20FT RD & S 112FT O/S#57 AF#83
02090011 1984
Violation Number: 57-2001
Date of Removal: 09/27/01 Date Notice sent to Owner: 09/28/01
Date Notice sent to Treasurer: 09/27/01
Auditor's File #: 8302090011
You are hereby notified that the above described property has been
removed from
The reason for the removal is: NOTICE OF CONTINUANCE NOT SIGNED.

Open Space Violation Calculation

Violation Date 09/2001							
Tx Yr	Levy Rate	Market Value	Current Value Use A/V	Value Difference	Tax Difference	Int	Totals
01	13.4481	6,100	1,200	4,900	\$65.90	5%	\$69.20
00	13.6712	6,100	1,300	4,800	\$65.62	17%	\$76.78
99	14.4755	12,800	1,200	11,600	\$167.92	29%	\$216.62
98	14.5532	12,800	1,200	11,600	\$168.82	41%	\$238.04
97	14.3644	12,800	1,200	11,600	\$166.63	53%	\$254.94
96	13.3956	9,900	1,200	8,700	\$116.54	65%	\$192.29
95	12.9474	9,900	1,100	8,800	\$113.94	77%	\$201.67
Subtotal							\$1,249.54
20% Penalty on							\$1,180.34 \$236.07
Total Tax Due							\$1,485.61

These taxes are due and payable on or before 10/29/01.
This is also a lien date.

09/27/01

Skagit County Treasurer
P.O. Box 518
Mount Vernon, WA 98273
336-9350



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, Skagit County Auditor

REMOVAL OF CURRENT USE ASSESSMENT
AND COMPENSATING TAX CALCULATIONS

To: ZITKA SUSAN J
8617 CALKIN PL
SEDRO WOOLLEY, WA 98284

Account Number: 350518-4-018-0006 (P39400)
Levy Code: 1335
Legal Description: S 112FT OF N1/2 SE1/4 NW1/4 SE1/4 LESS RT#4-018-01 O/S#57
AF#8302090011 1984
Violation Number: 57-2001
Date of Removal: 09/27/01 Date Notice sent to Owner: 09/28/01
Date Notice sent to Treasurer: 09/27/01
Auditor's File #: 8302090011
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Open Space Violation Calculation

Violation Date 09/2001							
Tx Yr	Levy Rate	Market Value	Current Value	Use A/V	Tax Difference	Int	Totals
01	13.4481	3,000	500	2,500	\$33.62	5%	\$35.30
00	13.6712	3,000	500	2,500	\$34.18	17%	\$39.99
99	14.4755	6,200	500	5,700	\$82.51	29%	\$106.44
98	14.5532	6,200	500	5,700	\$82.95	41%	\$116.96
97	14.3644	6,200	500	5,700	\$81.88	53%	\$125.28
96	13.3956	4,800	500	4,300	\$57.60	65%	\$95.04
95	12.9474	4,800	500	4,300	\$55.67	77%	\$98.54
						Subtotal	\$617.55
						20% Penalty on	\$582.25
							\$116.45
						Total Tax Due	\$734.00

These taxes are due and payable on or before 10/29/01.
This is also a lien date.

09/27/01

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9/27/2001 Page 5 of 5 2:47:05PM