

Return Name & Address:

Skagit County  
Planning & Development Services  
1800 Continental Place  
Mount Vernon, WA 98273-5625  
360 336-9410



200507070043  
Skagit County Auditor

7/7/2005 Page 1 of 4 9:31AM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**LOT OF RECORD CERTIFICATION**

File Number: PL98\_ - \_0403

Applicant Name: Rick Mason

Property Owner Name: same

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s):

P#(s): 74718

Lot Size: Platted Description: Lots 2 & 3, Block 3, Reserve to Montborne

**1. CONVEYANCE**

- IS**, a Lot of Record as defined in Skagit County Code (SCC) 14.04.020 or owned by an innocent purchaser who has met the requirements described in SCC 14.18.000(9) and RCW 58.17.210 and therefore IS eligible for conveyance. (*per AF#* \_\_\_\_\_)
- IS NOT**, a Lot of Record as defined in SCC 14.04.020 or owned by an innocent purchaser who has met the requirements described in SCC 14.18.000(9) and RCW 58.17.210 and therefore IS NOT eligible for conveyance or development.

**2. DEVELOPMENT**

- IS**, the minimum lot size required for the \_\_\_\_\_ zoning district in which the lot is located and therefore IS eligible to be considered for development permits.
- IS NOT**, the minimum lot size required for the Rural Village Residential zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(iv) (Previously issued Lot Certification, 11/12/1998). \_\_\_\_\_ and therefore IS eligible to be considered for development permits.

Authorized Signature: \_\_\_\_\_

*Grace Roeder*

Date: \_\_\_\_\_

*6/22/2005*

See attached map for Lot of Record boundaries.

P17943

*LC 98-0403*

P17940

P17943

P122800

P113310

2057  
PRIVATE  
FOUR

33

P74646

P103676

LOT 6  
P74718

ON CH

P112850

P74719

P103600  
P112848

P74717

P103585

P105931

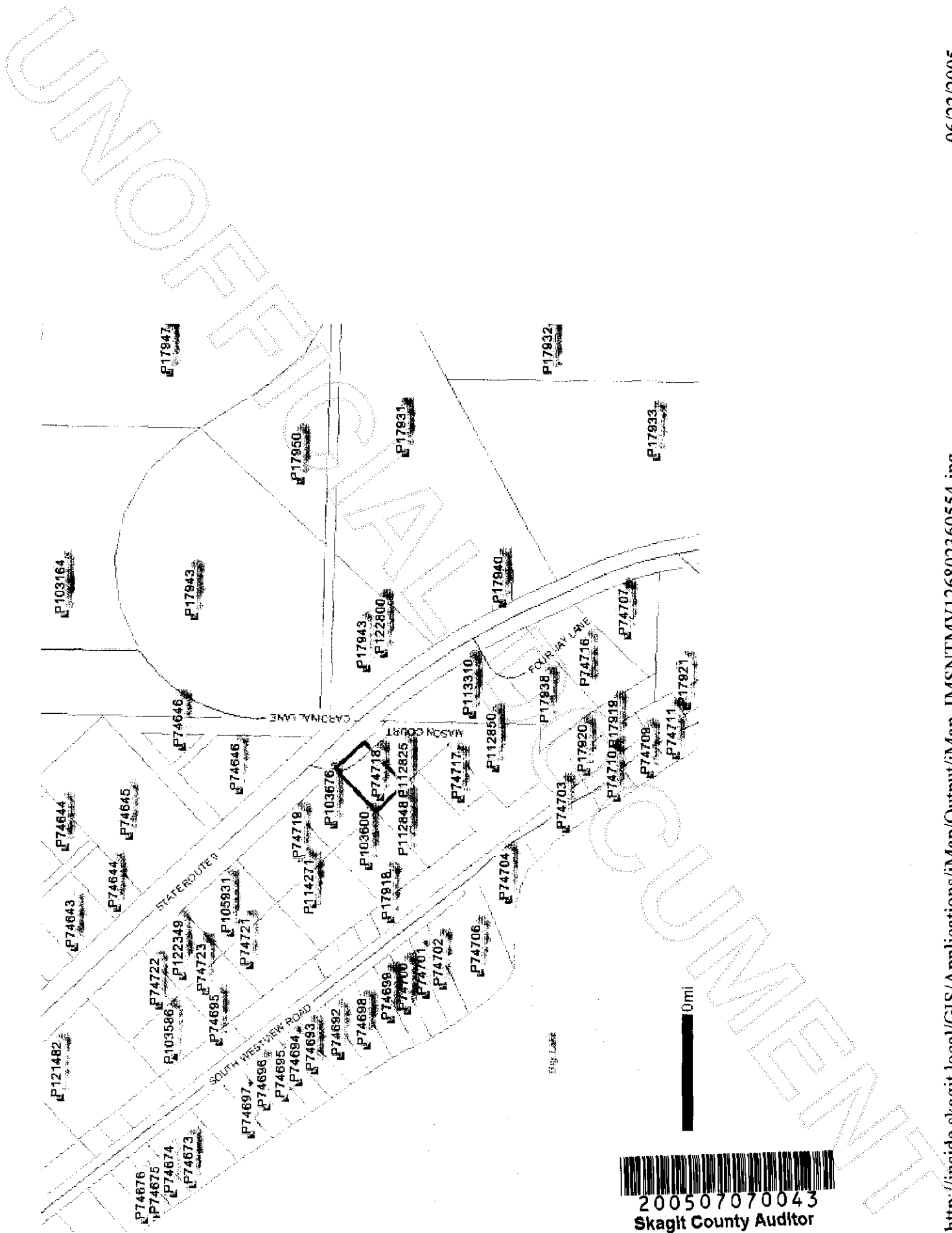
P114271

P17918

P74704



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

DL-98-0403

RECEIVED  
Skagit County

# PLANNING & PERMIT CENTER

NOV 3 1998  
DATE STAMP  
Planning/Permit Ctr.

## LOT CERTIFICATION APPLICATION

700 SOUTH 2<sup>ND</sup> STREET - ROOM 204 - MOUNT VERNON, WA 98273 - (360) 336-8110

Applicant/Contact Name: Rick Mason Phone: \_\_\_\_\_

Grantee/Property Owner's Name: Same

Assessor Tax Account #(s): 4136-003-003-0000 (Pln)

Property (Parcel #) Identification - P#(s): P 74718- (Pln)

Lot Size/Dimensions: Lot 2+3 (75x119.6 8,977' sq. ft.)

### For County Use Only Below This Line:

Having reviewed the information provided by the applicant, I hereby find that the parcel(s) bearing Assessor's Account Number(s):

<u>4136-003-003-0000 (Pln)</u>	P# <u>74718 (Pln)</u>
<u>lot 2+3 only</u>	P# _____
_____	P# _____
_____	P# _____

IS a legal lot of record for building purposes under the Skagit County Zoning Ordinance and Subdivision codes and in compliance with RCW 58.17.210.

IS NOT a legal lot of record for building purposes under the Skagit County Zoning Ordinance and Subdivision codes and is not in compliance with RCW 58.17.210.

Date: 11/12/98

\_\_\_\_\_  
Grantor/Skagit County Planning & Permit Center  
Authorized Signature: [Signature]  
Title: Associate Planner

