

Return Name & Address:



200507280057
Skagit County Auditor

7/28/2005 Page

1 of

2 9:51AM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL_04-0305

Applicant Name: Robert & Toni Hulbert

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): 15482, 330314-0-001-0001, 15875, 330314-4-004-0000, 15856, 330314-1-003-0007

All as one parcel. Title cleared by AF 200507120167 & 200507120168.

Lot Size: approximately 1.9 acres

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# 574290, 12/12/1958*).
- ☐ **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 Agricultural-Natural Resource Land zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(viii), AF 574290, 12/12/1958, with an existing residence and therefore IS eligible to be considered for development permits.

Authorized Signature: David Roeder

Date: 7/27/2005

See attached map for Lot of Record boundaries.



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P15846

1

P15844

BLA
PL05-0509

L/C
PL04-0305

P15857

P15849

P15855

P15842

P15858

P15856
P15875

NO LEGAL FOUND

P15874

P15852

DRY SLOUGH
P15873

S/P PL03-0661

P121094

2

P15873

P15876



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