



200512150095  
Skagit County Auditor

12/15/2005 Page 1 of 4 2:57PM

Return Name & Address:

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\_\_\_\_\_

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**LOT OF RECORD CERTIFICATION**

File Number: PL\_05-0572

Applicant Name: \_Big lake Sand & Gravel, LLC

Property Owner Name: Greg & Traci Gilbertson

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

P#(s): \_18117, 18148; 330517-2-010-0001, 330518-4-007-0001; See attached Legal Description. Within portions of Section 17 & 18, Twp. 33 North, Rge 5 E.

Lot Size: \_approximately 91 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.
- 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 \_Rural Resource-Natural Resource Land\_ 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 \_\_\_\_\_ zoning districts in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c) and therefore IS eligible to be considered for development permits.
- IS NOT**, the minimum lot size required for the \_\_\_\_\_ zoning district in which the lot is located, does not meet an exemption listed in SCC 14.16.850(4)(c) and therefore IS NOT eligible to be considered for certain development permits.

Authorized Signature: *Arac Roeder* Date: 12/13/2005

See attached map for Lot of Record boundaries.

Schedule "A-1"

Order No.: 117179-S  
Policy No.: G-1578-43769

DESCRIPTION:

PARCEL "A":

That portion of the Southeast  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$ ; the North  $\frac{1}{2}$  of the Southwest  $\frac{1}{4}$  and the Southwest  $\frac{1}{4}$  of the Southwest  $\frac{1}{4}$ , Section 17, Township 33 North, Range 5 East, W.M., lying Easterly of the Northern Pacific Railway Co. right-of-way as relocated as per decree entered June 30, 1913, in Skagit County Superior Court Cause No. 6944, EXCEPT any portion thereof lying within a tract of land as conveyed to School District No. 67, by deed recorded July 20, 1914, in Volume 97 of Deeds, page 272, records of said County, EXCEPT County road and railroads.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the Southeast  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$ , Section 18, Township 33 North, Range 5 East, W.M., lying Easterly of the Northern Pacific Railway Co., right of way as relocated as per decree entered June 13, 1913, in Skagit County Superior Court Cause No. 6944,

EXCEPT that portion conveyed to the State of Washington by instrument recorded September 6, 1938 in Volume 175 of Deeds, page 303.

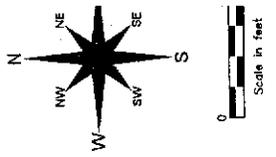
Situate in the County of Skagit, State of Washington.



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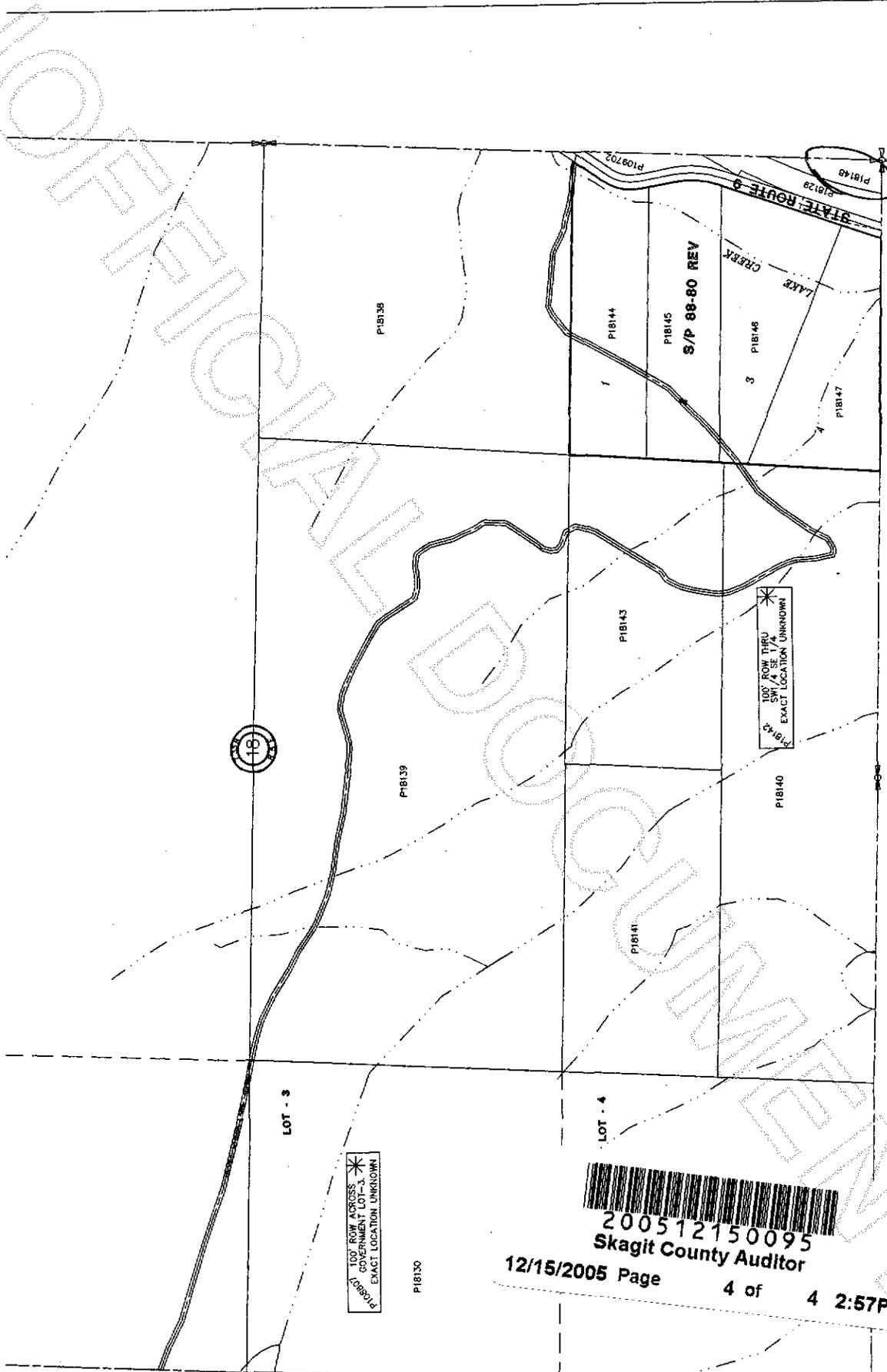
**ATTENTION**  
 \* THIS MAP CONTAINS A PARCEL THAT HAS BEEN PLACED WITH BEST AVAILABLE INFORMATIC EXACT LOCATION OF THIS PARCEL IS UNKNOWN.



These maps were created from a records and existing map sources, surveys, maps and other information. The County does not warrant the accuracy of the information shown on this map. While every effort is made to ensure the accuracy of the information shown on this map, the County is not responsible for any errors or omissions. The relative positioning of features is shown as they appear on the ground. This map is not a substitute for a site visit or other ground truthing.

DATE	DRAWN BY
06/03/05	10/20/05
DATE	REVISED
06/03/05	06/03/05
DATE	MAP PRODUCED BY
06/03/05	COUNTY MAPPING

Section  
 T 33 N R



\* 100' ROW ACROSS GOVERNMENT LOT-3. EXACT LOCATION UNKNOWN.

\* 100' ROW THRU GOVERNMENT LOT-3. EXACT LOCATION UNKNOWN.



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