

Return Name & Address:



200605050116  
Skagit County Auditor

5/5/2006 Page

1 of

2 2:39PM

## SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

### LOT OF RECORD CERTIFICATION

File Number: PL 06 - 0423

Applicant Name: Mario Brown

Property Owner Name: Brown & Sons, Inc

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

P#(s): P 74758 4137-000-019-0007

Lot Size: 3.16 ac Description: Westview to Montborne Lot 19 together with portion of railroad right of way

#### 1. CONVEYANCE

NE 1/4 of Sec 1, Twn 33N Rge 4 E

- ☒ **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.

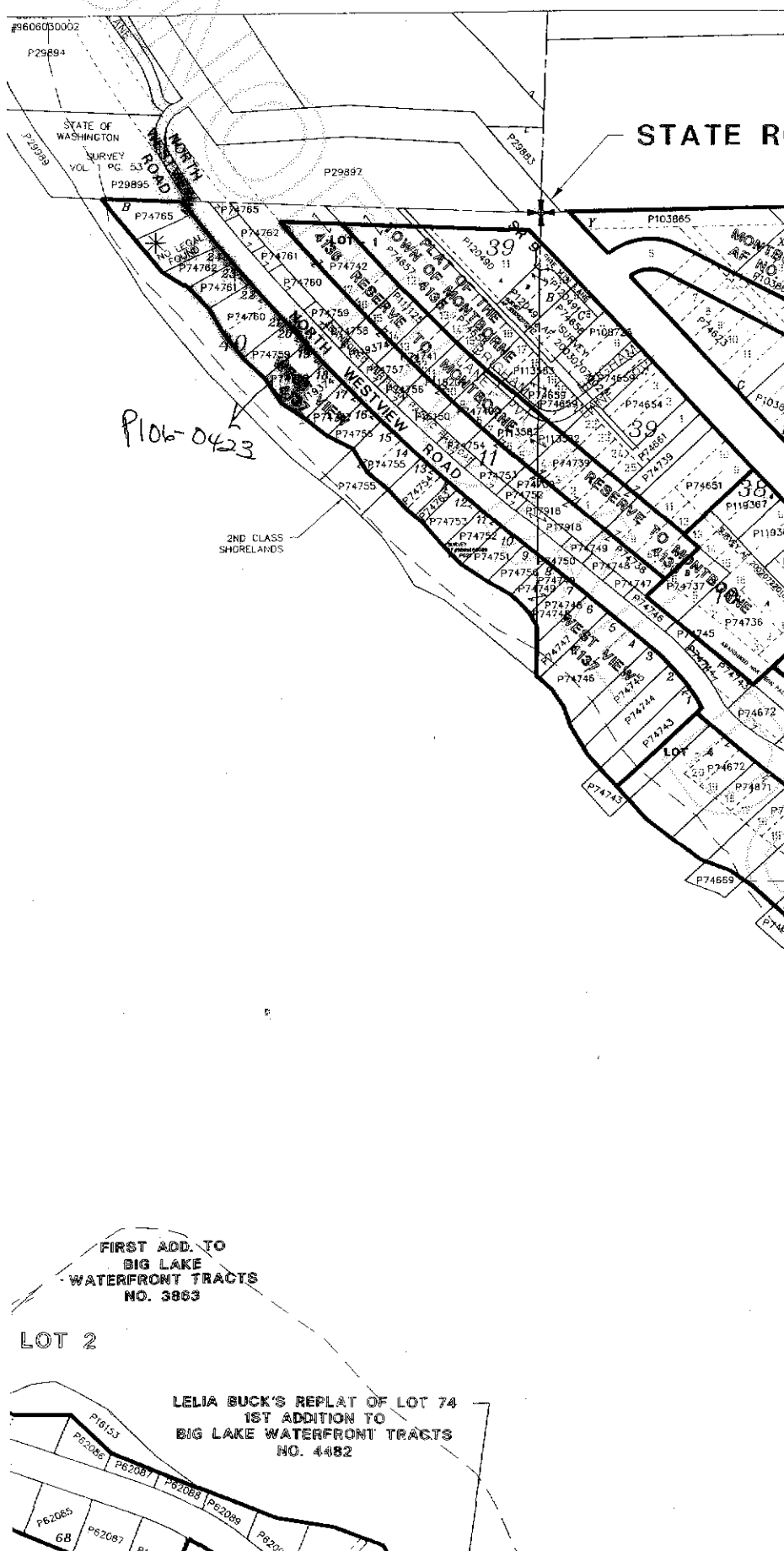
#### 2. DEVELOPMENT

- ☐ **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 Res zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c) VILLA 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: [Signature]

Date: 5-1-06

See attached map for Lot of Record boundaries.



# SKAGIT COUNTY

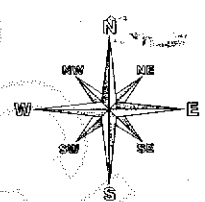
|    |    |    |    |    |    |
|----|----|----|----|----|----|
| 6  | 5  | 4  | 3  | 2  | 1  |
| 7  | 8  | 9  | 10 | 11 | 12 |
| 18 | 17 | 16 | 15 | 14 | 13 |
| 19 | 20 | 21 | 22 | 23 | 24 |
| 30 | 29 | 28 | 27 | 26 | 25 |
| 31 | 32 | 33 | 34 | 35 | 36 |

T 33 N R 04 E

|    |    |
|----|----|
| NW | NE |
| SW | SE |

Section 1

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



These maps were created from available public records and existing map sources, not from field surveys. Map features from all sources have been adjusted to achieve a "best fit" registration to the Geographic Information System. While great care was taken in this process, maps from different sources rarely agree as to the precise location of geographic features. The relative positioning of map features is one another results from combining different map sources without field "ground" truthing.

\* THIS MAP IS NOT A SUBSTITUTE FOR FIELD SURVEY \*

|                                                | DATE     | INIT. |
|------------------------------------------------|----------|-------|
| DRAWN BY:                                      | 12/02/96 | KAS   |
| REVISED                                        | 08/16/04 | RS    |
| PLOTTED                                        | 01/11/05 | RS    |
| MAP PRODUCED BY SKAGIT COUNTY MAPPING SERVICES |          |       |

NE 1/4

Section 1

T 33 N R 04 E

FIRST ADD. TO  
BIG LAKE  
WATERFRONT TRACTS  
NO. 3863

LOT 2

LELIA BUCK'S REPLAT OF LOT 74  
1ST ADDITION TO  
BIG LAKE WATERFRONT TRACTS  
NO. 4482



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