

Return Name & Address:



200710010210

Skagit County Auditor

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4 4:11PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL07-0772

Applicant Name: Richard Stearns

Property Owner Name: same

The Department hereby finds that Ptn of Blk 3 of A. Siegfred's First Plat of Bay View, recorded in Volume 1, Pg 3, April 7, 1884; as per attached Legal Description.

Parcel Number: The approximate S 1/2 of P35074; 350331-0-011-0006; within a Ptn of the NE 1/4 of the NW 1/4 and a Ptn of the NW 1/4 of the NE 1/4 of Sec. 31, Twp 35, Rge 3. Approximately one (1) acre.

1. CONVEYANCE

- X IS a Lot of Record as defined in Skagit County Code (SCC) 14.04.020 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

- X IS the minimum lot size required for the Rural Village Residential zoning district in which the lot is located and therefore IS eligible to be considered for development permits.
[] IS/ARE NOT, the minimum lot size required for the zoning district in which the lot(s) is/are located, but does meet an exemption listed in SCC 14.16.850(4)(c) and therefore IS/ARE 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 development permits.

Authorized Signature: [Handwritten Signature]

Date: 10/01/2007

See Attached Map

Skagit
Surveyors & Engineers

805 Metcalf St., Sedro-Woolley, WA 98284 Phone: (360) 855-2121 FAX: (360) 855-1658

PARCEL B

LOT CERTIFICATION

LEGAL DESCRIPTION

FOR

RICHARD & LINDA STEARNS

OF

A PORTION OF A. SIEGFRED'S FIRST PLAT OF BAYVIEW
PADILLA BAY

August 29, 2007

Lots 15, 16, 24 and 25, Block 3;

TOGETHER WITH that portion of the alley, that was vacated by operation of law, lying adjacent to Lots 15, 16, 24 and 25 in said Block 3;

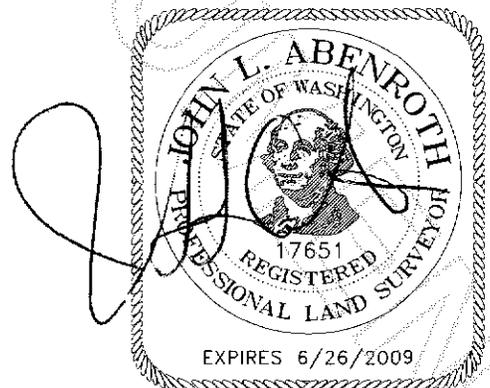
AND TOGETHER WITH that portion of the northwesterly half of B Street, that was vacated under Commissioners File #2663, records of the Skagit County Commissioners office, lying between the northeasterly line of Second Street and northeasterly line of Third Street;

AND TOGETHER WITH all of Third Street, that was vacated by operation of law, lying between the northeasterly extension of the southerly line of said Lot 23, Block 3 and the northeasterly extension of the centerline of B Street;

All in said plat of A. SIEGFRED'S FIRST PLAT OF BAYVIEW PADILLA BAY. filed in Volume 1 of Plats, page 3, records of Skagit County, Washington;

Situate in Skagit County, Washington.

Containing 1.03 acres.



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LOT CERTIFICATION EXHIBIT MAP

for

Richard & Linda Stearns

Section 31, Township 35 North, Range 3 East, W.M.



806 Metcalf Street Sedro-Woolley, WA 98284
(360) 855-2

SCALE: 1" = 100'



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