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Skagit County Auditor

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SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL08-0154

Applicant Name: Max Baker

Property Owner Name: Marilyn Young

The Department hereby finds that Lot 20, Block G, Cape Horn in the Skagit Division # 1;
recorded in Volume 8, Pg 92-97, June 14, 1965; AF 668870

Parcel Number: P63127; 3868-007-020-0006; within a Ptn of the NE $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Sec. 12,
Twp 35, Rge 7. Approximately 16,000 sq. ft.

1. CONVEYANCE

- ☒ **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

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 Intermediate zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(i) 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, 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: How Roeder
See Attached Map

Date: 3/25/2008

