

Return Name & Address:



200804210195
Skagit County Auditor

4/21/2008 Page

1 of

6 12:10PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL96-0690

Applicant Name: Charles Scheid

Property Owner Name: same

The Department hereby finds that Lot 15, Block 3, Subdivision # 3, Lake Cavanaugh, recorded in Volume 6, Pg 25-31, June 9, 1948

Parcel Number: P103555; 3939-003-020-0000; LOT 15 ONLY within a Ptn of the S ½ of the SW ¼ of Sec. 22, Twp 33, Rge 6. Approximately 1.0 acres

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 _____ zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(iv) and (viii)(A) 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: Gaea Roeder

Date: 4/14/2008

See Attached Map

SKAGIT COUNTY PERMIT CENTER

DATE STAMP

LOT CERTIFICATION APPLICATION

700 SOUTH 2ND STREET • ROOM 204 • MOUNT VERNON, WA • (360)336-9410 • FAX 336-9416

Applicant/Contact Name: Charles & Jennifer Scheib
Address: 7917 N.E. 203rd St. Phone: 246-483-8385
PLEASE MAIL TO: Bothell, WA 98011

Property Owner's Name: as above
Assessor (Tax) Account #'s: 3939-003-016-0000
Property ID No. P#('s):
Lot Size/Dimensions 103' orhood x 440' x 185' (1.45 AC)
Original 1946 plot

COUNTY USE ONLY - BELOW THIS LINE

Having reviewed the information provided by the applicant, I hereby find that the parcel(s) bearing Assessor's Account Number(s):

also

Lot 15 - 35,530 sq. ft. 120' orhood P# 103555
Lot 14 46,800 sq. ft. (1+AC 120' orhood) P# 103555
Lot 13 45,600 (1+AC 120' orhood) P# 103555

P#

- ☒ IS, a legal lot of record for building purposes under the Skagit County Zoning Ordinance and Subdivision codes and in compliance with RCW 58.17.210.
- ☐ IS NOT, a legal lot of record for building purposes under the Skagit County Zoning Ordinance and Subdivision codes and in compliance with RCW 58.17.210.

Date: 11/14/96

Authorized Signature: [Signature]

Title: Associate



200804210195
Skagit County Auditor

LOT CERTIFICATIONS FOR CHARLES SCHEID:

PL96-0687	Lot 4, Blk 3, Sub. 3	P67001
PL96-0688	Lot 13, Blk 3, Sub. 3	P103555
PL96-0689	Lot 14, Blk 3, Sub 3	P103555
PL96-0690	Lot 15, Blk 3, Sub 3	P103555
PL96-0691	Lot 16, Blk 3, Sub 3	P103555
PL96-0692	Lot 17, Blk 3, Sub 3	P103555
PL96-0693	Lot 18, Blk 3, Sub 3	P103555
PL96-0694	Lot 19, Blk 3, Sub 3	P103555
PL95-0358	Lot 20, Blk 3, Sub 3	P103555
PL96-0695	Lot 59, Blk 3, Sub 2	P103555
PL96-0696	Lots 110 & 111, Blk 3, Sub 2, As one unit	P#'s 66760 & 66761
PL98-0575	No. 180 ft. of Lot 26 Blk 3, sub. 3	P67012
PL08-0226	Lot 2, Blk 2, Sub 1 This parcel will require processing of a Reasonable Use Exemption, prior to development.	P66342
PL08-0227	Lot 3, Blk 3, Sub 3	P67000



200804210195
Skagit County Auditor

9007160003

Survey in the SW1/4 of the SW1/4 and the SE1/4 of the SW1/4 of Section 22, Twp. 33 N., Rng. 6 E., W.M.

COMPUTED FROM PLAT OF
LAKE CAVANAUGH SUBDIVISION
DIVISION NO. 3 FILED IN VOL. 5
OF PLATS AT PAGES 37-41.

SKAGIT COUNTY AUDITOR
9/11/16 4:27
RECEIVED
19
20
85

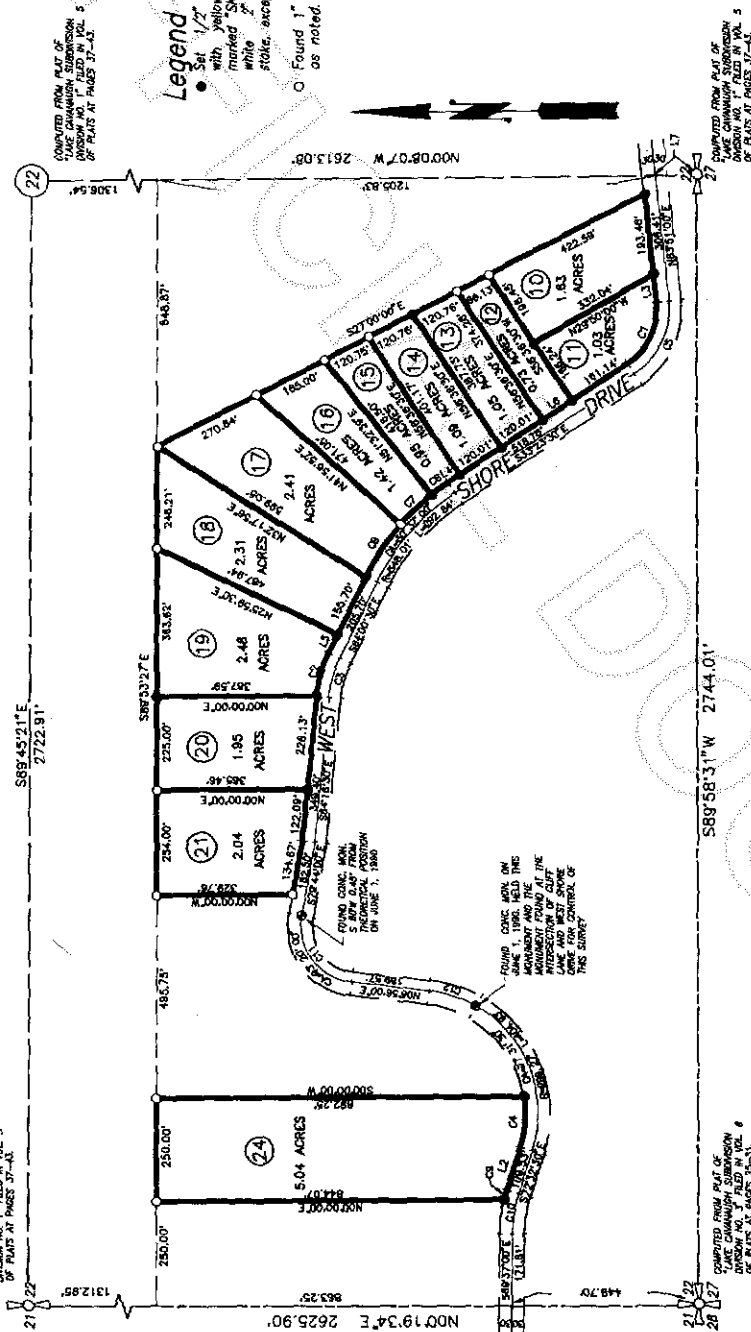
AUDITOR'S CERTIFICATE
Filed for record this 16 day of July
1990 at 11:17 minutes past
the hour of 12 noon
County Auditor of Skagit County, Wa.
J. L. 900716 0003

Legend
• Set 1/2" x 18" enfil. rod
with yellow plastic cap
marked "S.A. SURV. 17651" and
white 2" x 2" witness
stake, except as noted.
○ Found 1" iron pipe, except
as noted.



SURVEYOR'S CERTIFICATE
This map correctly represents a survey
made by me or under my direction in
conformance with the Survey Recording
Act in June 1990 at the request of
George H. Smith, Corp.
John L. Albrecht
CERT. # 17651
Date 7/16/90

SKAGIT SURVEYORS INC. 330 Melville St., Sedro-Woolley, WA 98284 (206) 855-2121



Legal Description

Lots 10 through 21 and Lot 24 of LAKE CAVANAUGH
SUBDIVISION DIVISION NO. 3 filed in Vol. 6 of Plats at
pages 25-31.

Basis-of-bearings - Plat of LAKE CAVANAUGH SUBDIVISION,
DIVISION NO. 3 filed in Vol. 6 of plats at pages 25-31.

NOTE: Lots 10 and 11 as shown hereon are per the
revised sheet Vol. 6 page 31A which apparently
supercedes the sheet Vol. 6 page 31.

This survey was accomplished by field traverse using:
2 second digital electronic Total Station.



LINE	TABLE	LENGTH	BEARING	DISTANCE
C1	100.00'	82°15'30"	100.00'	49.57'
C2	100.00'	82°15'30"	100.00'	100.55'
C3	270.70'	201°18'00"	88.86'	86.20'
C4	246.27'	26°15'00"	133.37'	80.00'
C5	186.22'	82°48'30"	203.87'	85.98'
C6	578.01'	101°14'30"	103.34'	100.71'
C7	578.01'	15°16'30"	84.45'	
C8	323.00'	178°12'30"	68.29'	
C9	141.52'	83°20'00"	230.53'	
C10	289.27'	23°00'00"	120.13'	

Survey for
Georgia-Pacific Corporation

Vol. 10 Survey Pg. 54

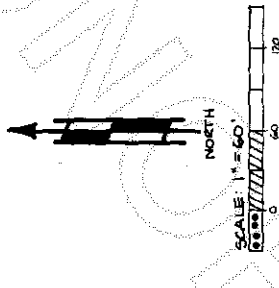


200804210195
Skagit County Auditor

9405370094

SKAGIT COUNTY AUDITOR
94 MAR 27 PM 5:56

RECEIVED
94 MAR 27 PM 5:56



LEGEND

MERIDIAN ~ PLAT
• ~ LOT CORNER SET (REBAR WITH CAP)

DESCRIPTION

LOTS 14, 15, 16, 17, 18 AND 19, BLOCK 3, LAKE Cavanaugh SUBDIVISION, DIVISION NO. 3, RECORDED IN VOLUME 6 OF PLATS, PAGE 31, RECORDS OF SKAGIT COUNTY, WASHINGTON.

MONUMENTS VISITED 5/14/91.

THIS FIELD TRAVERSE SURVEY WAS PERFORMED WITH A 6-SECOND THEODOLITE AND ELECTRONIC MEASURING UNIT. ACCURACY STANDARD IS WAC 331-136-090

5E 1/4 SW 1/4 SEC 22, TWP 33 N, RGE 6 E, W.M.

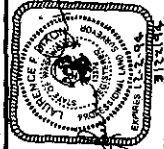
EXACTA SURVEYING SERVICE

LAURENCE E. DIXON, P.L.S.
12304 31st AVE N.E.
SEATTLE, WA 98125 345-0420

DRAWN BY L.M.S. DATE MARCH 1994

CHECKED BY L.E.D. SCALE 1" = 60' SHEET 1 OF 1

SURVEY FOR:
TIMBER PACIFIC PROPERTIES, INC.
SUITE 1120 ONE SW COLUMBIA
PORTLAND, OR 97256



SURVEYOR'S CERTIFICATE

This map correctly represents a survey made by me or under my direction in accordance with the requirements of the Surveying Act as amended in 1933, at the request of TIMBER PACIFIC PROPERTIES, INC. in MARCH 1994.

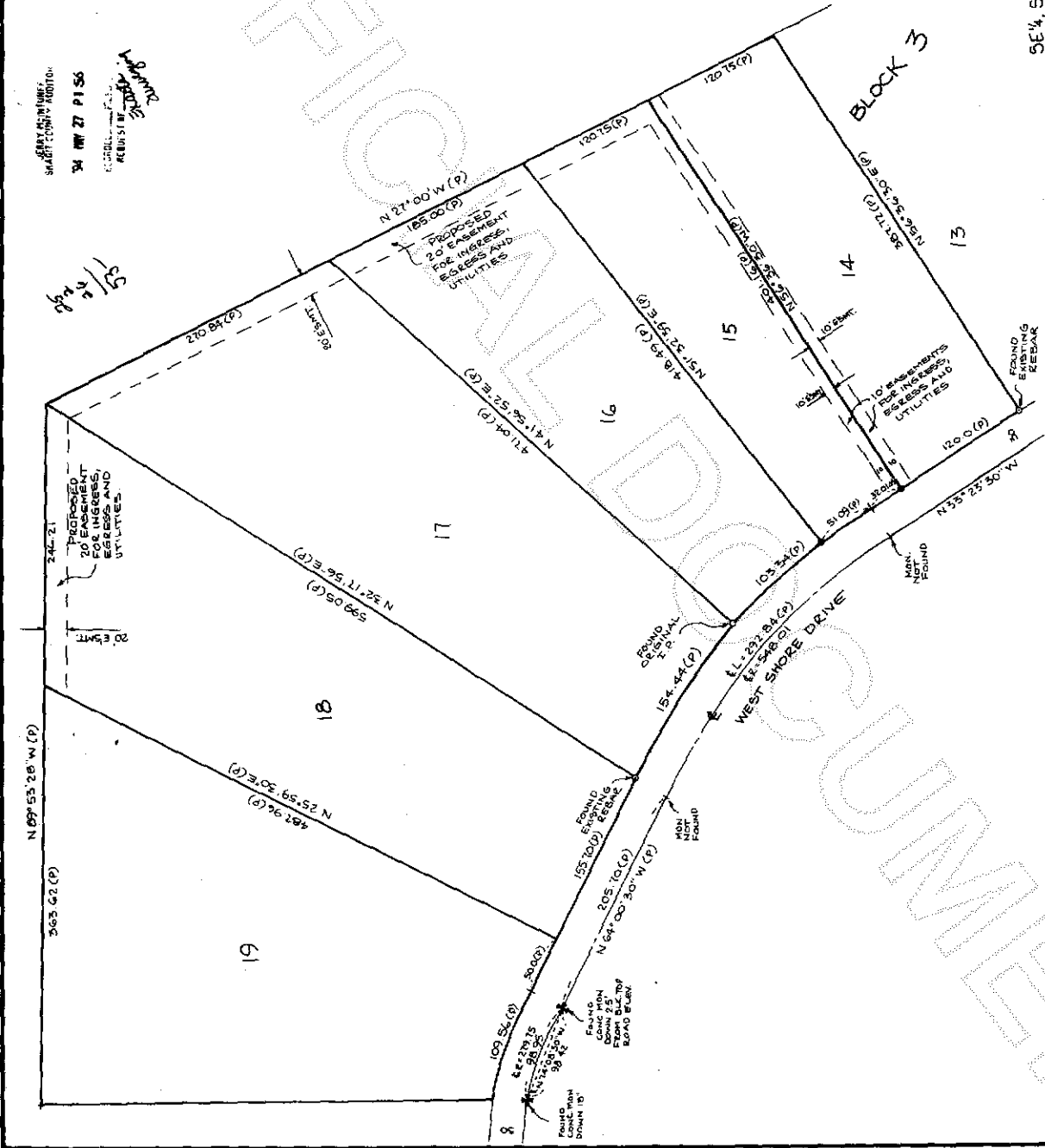
Signature: [Signature]
Certificate No. 13314

RECORDER'S CERTIFICATE

Filed for record this 27 day of March, 1994 at 1:50 PM in Book 15, of Survey Page 183, at the request of LAURENCE E. DIXON, Surveyor.

Signature: [Signature]

J.15 Survey Pt 183



200804210195
Skagit County Auditor