

Return Name & Address:



200804210196

Skagit County Auditor

4/21/2008 Page

1 of

6 12:10PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL96-0691

Applicant Name: Charles Scheid

Property Owner Name: same

The Department hereby finds that Lot 16, Block 3, Subdivision # 3, Lake Cavanaugh, recorded in Volume 6, Pg 25-31, June 9, 1948

Parcel Number: P103555; 3939-003-020-0000; LOT 16 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 Rural Village Residential 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 _____ 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: Harold 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 Seheik
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: _____

Title: Associa



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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



200804210196
Skagit County Auditor

4/21/2008 Page

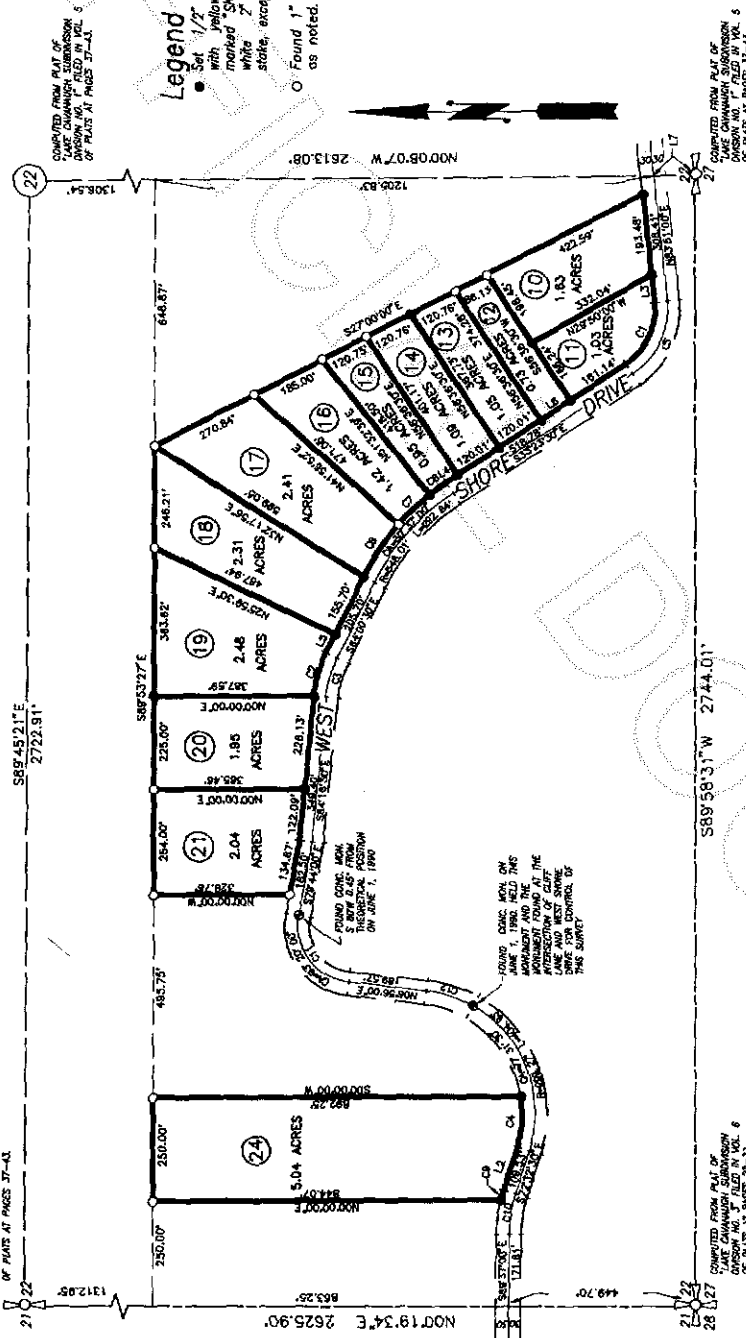
3 of

6 12:10PM

9007160003

Survey in the SW1/4 of the SW1/4 and the SE1/4 of the 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.



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.

CURVE TABLE		LINE TABLE	
#	RADIUS	DELTA	LENGTH
C1	156.22'	62°45'30"	171.11'
C2	309.75'	20°15'35"	108.85'
C3	309.75'	20°15'35"	108.85'
C4	277.27'	20°15'35"	108.85'
C5	166.23'	62°45'30"	200.37'
C6	578.01'	05°13'55"	81.10'
C7	578.01'	107°14'56"	163.34'
C8	578.01'	5°14'56"	154.43'
C9	383.00'	03°51'45"	24.48'
C10	333.00'	8°79'45"	94.24'
C11	145.22'	14°15'35"	112.22'
C12	280.23'	23°00'00"	120.13'
		#	BEARING
		L1	58°51'00"W
		L2	172°32'30"W
		L3	172°32'30"W
		L4	172°32'30"W
		L5	172°32'30"W
		L6	100°50'00"W
		L7	83°58'00"W
		L8	100.71'



Legend
 • Set 1/2" x 18" reinf. rod with yellow plastic cap marked SKA SURT 17631 and white 2" x 2" witness stake, except as noted.
 ○ Found 1" Iron Pipe, except as noted.

AUDITOR'S CERTIFICATE
 This map correctly represents a survey made by me or under my direction in accordance with the Survey Recording Act in June 1980 at the request of John L. Albrecht, Surveyor, Skagit County, Washington.
 Filed for record this 16 day of July 1990 at 2:27 minutes past 2 o'clock P.M., and recorded in Volume 5 of Plats at Pages 37-41.
 Skagit County Auditor of Washington
 F.S. # 9007160003

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

Survey for
Georgia-Pacific Corporation

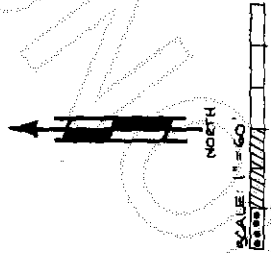
Vol. 10 Survey Pg. 54

200804210196
Skagit County Auditor

9405270094

SKAGIT COUNTY AUDITOR
34 MAY 27 01 56
RECEIVED

RECEIVED
MAY 27 2004



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 332-130-090

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

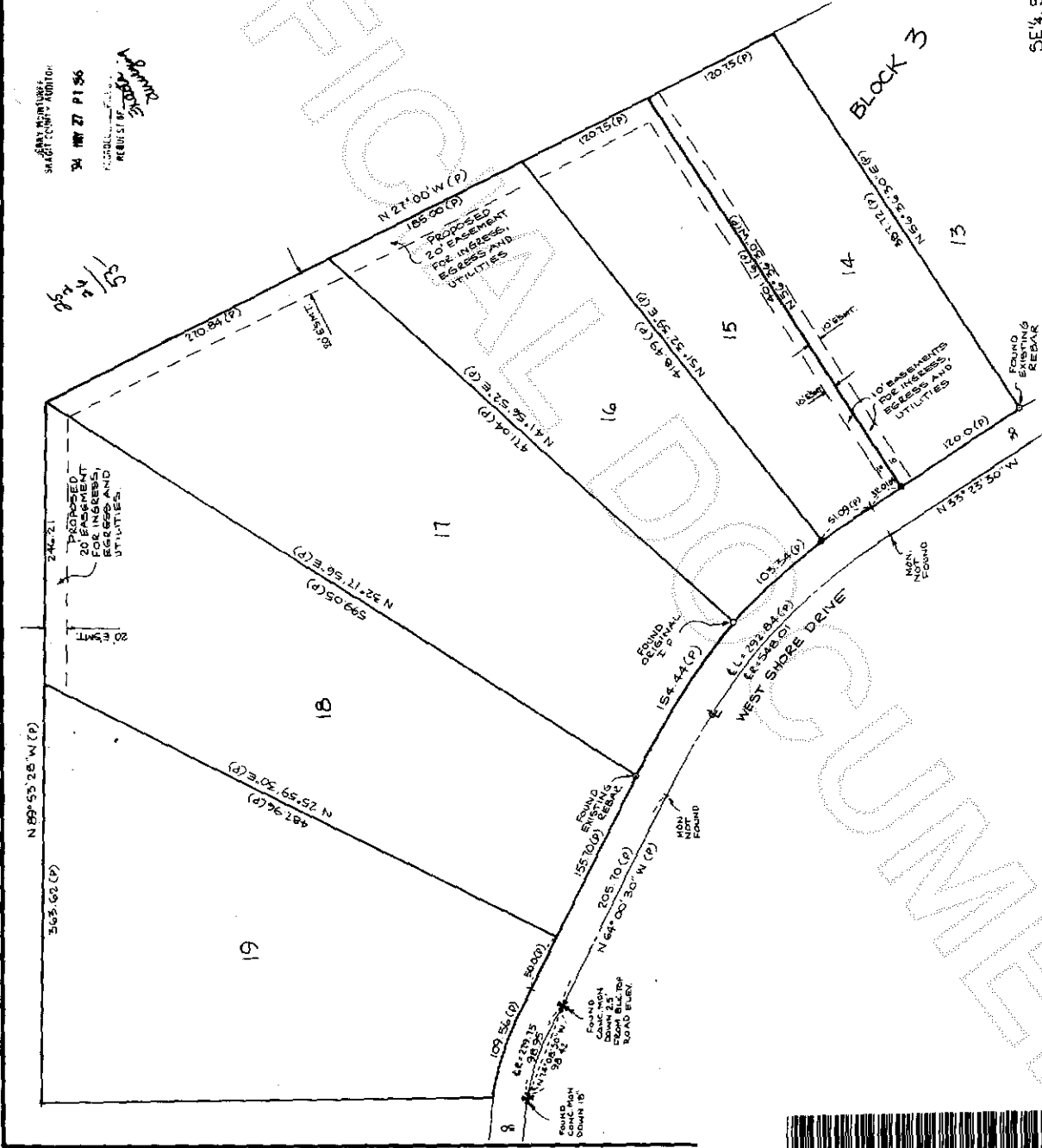
EXACTA SURVEYING SERVICE	
LAURENCE E. DIXON, P.E.	
12304 - 31st AVE. N.E.	
SEATTLE, WA 98125 365-0070	
DATE	MARCH 1994
BY	L.M.S.
SCALE	1" = 60'
SHEET	1 OF 1

SURVEY FOR:
TIMBER PACIFIC PROPERTIES, INC.,
SUITE 1120 ONE S.W. COLUMBIA
PORTLAND, OR 97258



SURVEYOR'S CERTIFICATE
This map correctly represents a survey made by me or under my direction in conformity with the requirements of the Surveying Act as amended in MARCH 1994
LAURENCE E. DIXON, P.E.
Certificate No. 13374

RECORDER'S CERTIFICATE
9405270094
For record this 27 day of May, 1994, at 1:58 P.M.
M. 15 in County of King, WA, at the request of
LAURENCE E. DIXON, Surveyor



200804210196
Skagit County Auditor

J.15 Survey Pg 183