

Return Name & Address:



200911230129

Skagit County Auditor

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SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

Re-record AF 20091120110 to reflect change in Lot status.

File Number: PL_09-0374 REVISED

Applicant Name: Knutzen Brothers Farm

Property Owner Name: same

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

P#(s): 116919; 350422-1-004-0100; within a Ptn of the South 1/2 of the NW 1/4 of the NE 1/4 of Sec. 22, Twp 35, Rge 4.

Lot Size: approximately 16 acres

1. CONVEYANCE

X 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.

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) and therefore IS eligible to be considered for development permits.

X IS NOT, the minimum lot size required for the Agricultural-Natural Resource Land 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: [Handwritten Signature]

Date: 11/16/2009

See attached map for Lot of Record boundaries.

Section 15
P 36760 Ar

P37067

B

BATCHFORD ROAD

P37055

P37054

Arb 22

Arb 18

LIC
PLOG-0375

P37064

A

S/P 33-78

SURVEY
AF 9901220103
V21 PG11B

P37063

P37065

P37073

Arb 19A

P37056

P37075

P116919

Arb 19

LIC PLOG-0374

P37071

P37048

Arb
11A

COLLIER ROAD

P37085

P37058

P37057

Arb 20

Arb 21

P37061

Arb 24

P37086

P37087

P37082

22

COOK ROAD

A
P37096

P37044

S/P
15-77

B

P37091

S/P 15-77
REVISED



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P37095 P37092

C

DECLARATION OF INNOCENT PURCHASER

I, Knutzen Brothers Farm, declare that pursuant to RCW 58.17.210 and Skagit County Code 14.18.000(9), I am an innocent purchaser of real property for value and I have never received notice that the lot was not legally created as provided by Skagit County Code. In addition, I have not previously been granted innocent purchaser status by Skagit County. I understand that contiguous lots created in violation of Skagit County Code which were under the same ownership at the time of application for innocent purchaser status shall be recognized only as a single lot and combined through a boundary line adjustment.

I certify under penalty of perjury under the laws of the State of Washington that the foregoing is true and correct.

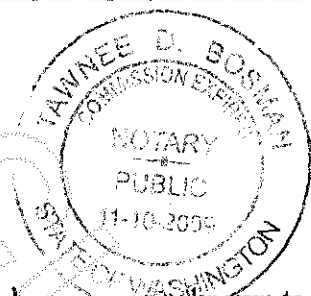
EXECUTED at Mount Vernon, Washington this 10th day of NOVEMBER, 2009.

Knutzen Brother Farm by Kent Knutzen MGR.
Declarant

Declarant

ACKNOWLEDGMENT

STATE OF WASHINGTON)
SS)
COUNTY OF SKAGIT)



On this day personally appeared before me KENT KNUTZEN known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purpose therein mentioned.

GIVEN under my hand and official seal the 10th day of NOVEMBER, 2009.

Tawnee D. Bosman Notary Public in and for the
State of Washington residing at: Mount Vernon
My Commission Expires: 11-10-2009



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