

Return Name & Address:



201401290002

Skagit County Auditor

\$73.00

1/29/2014 Page

1 of

2 9:00AM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL_14-0018

Applicant Name: George Theodoratus

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): 43868, 43885, 43869; 350813-1-009-0005, 350813-4-004-0004, 350813-1-010-0002; within a Ptn of the SE ¼ of the NE ¼ in Sec. 13, Twp. 35, Rge 8.

Lot Size: approximately 15 acres

1. CONVEYANCE

☒ **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 Rural Reserve 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.

Authorized Signature:

Date: 1/28/2014

See attached map for Lot of Record boundaries.

These records adjust the Owr taken in rarely agricultural features to one acre

• **THE**

P43866

P 43873

27-0000

7
ESTABLISHED

VAN HORN LANE
P43864
P115530
P43863

0825
PA
VAN HORN
BERRY
7

of Cert
PL 100-7174

Lot Cor +
Ply-0011

Lot 8

LOT - 4

Skagit County Auditor
1/29/2014 Page

2 of 2 9:00AM \$73.00

P43820

