

When recorded return to:

JH&JK LLC
20654 Prairie Rd
Sedro Woolley, WA 98284



Skagit County Auditor
4/5/2016 Page 1 of 3 12:00PM \$75.00

COPY

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620026712

CHICAGO TITLE
620026712

DOCUMENT TITLE(S)

Skagit County Right to Manage Natural Resource Lands Disclosure

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED: _____

Additional reference numbers on page _____ of document

GRANTOR(S)

Clarence H. Rogers and Julia Rogers, husband and wife

GRANTEE(S)

JH&JK LLC, a Washington limited liability company

☐ Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

PTN GOV. LOT 1, 06-34-04

Complete legal description is on page **3** of document

TAX PARCEL NUMBER(S)

P23776 / 340406-0-146-0005

Additional Tax Accounts are on page _____ of document

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

"I am signing below and paying an additional \$50 recording fee (as provided in RCW 36.18.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."

Signature of Requesting Party

Note to submitter: Do not sign above nor pay additional \$50 fee if the document meets margin/formatting requirements

**SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE**

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ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated March 2, 2016
between J.H. and J.K. LLC. ("Buyer")
and Rogers ("Seller")
concerning 735 S Burlington Blvd Burlington WA 98233 (the "Property")
Address City State Zip

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural - land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals, or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

[Signature] 3/2/16
Buyer Date
[Signature] 3/2/16
Buyer Date

[Signature] 3-4-16
Seller Date
[Signature] 3-4-16
Seller Date

EXHIBIT "A"

Order No.: 620026712

For APN/Parcel ID(s): P23776 / 340406-0-146-0005

That portion of Government Lot 1, Section 6, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point 80 feet South of and 30 feet West of the Northeast corner of the South Half of the North Half of said lot;
Thence West parallel with the North line of said lot, 150 feet;
Thence South 70 feet;
Thence East parallel with the North line of said lot, 150 feet to a point 30 feet West of the East line of said lot;
Thence North 70 feet to the point of beginning;

EXCEPT that portion thereof lying Easterly of a line 40 feet West of and parallel with the East line of the Northeast Quarter of said Section 6.

Situated in Skagit County, Washington.