

When recorded return to:

Elaine Berlin

4441 Wildwood Lane

Anacortes, WA 98221

3204 F Avenue



201604270065

Skagit County Auditor

\$75.00

4/27/2016 Page

1 of

3 1:52PM

**POOR
COPY**

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St

Mount Vernon, WA 98273

Escrow No.: 620026923

CHICAGO TITLE
620026923

DOCUMENT TITLE(S)

Skagit County Right to Manage Natural Lands Disclosure

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

Additional reference numbers on page _____ of document

GRANTOR(S)

Michael K. S. Hatada

☐ Additional names on page _____ of document

☐ Additional names on page _____ of document

GRANTEE(S)

Elaine Berlin

☐ Additional names on page _____ of document

☐ Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

Lot(s): Ptn Lots 1&2 Henry W. McFadden Estate

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P67387/3952-000-002-0000

Additional Tax Accounts are on page _____ of document

SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE

©Copyright 2014
Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated April 04, 2016
between Elaene Berlin ("Buyer")
and Michael K S Hatada ("Seller")
concerning 4441 Wildwood Lane Anacortes WA 98221 (the "Property")

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.

Elaene Berlin
Buyer Date

Authenticated
Michael K S Hatada 4/5/2016
Seller Date

Buyer Date

Seller Date

EXHIBIT A

Order No.: 620026923

For APN/Parcel ID(s): P67387/3952-000-002-0000

Lots 1 and 2, "Assessor's Plat of Henry W. McFadden Estate," as per plat recorded in Volume 8 of plats, page 87, records of Skagit County, Washington,

Except that portion described as follows:

Commencing at the Northwest corner of Government Lot 8, Section 2, Township 34 North, Range 1 East W.M.; thence south 89 degrees 01' 26" East along the north line of said lot, 40.003 feet to the east line of the west 40.000 feet of said government lot 8; thence south 0 degrees 13' 45" west along the east line of said west 40.000 feet, 250.674 feet to the true point of beginning; thence continuing south 0 degrees 13' 45" west 82.089 feet, to the centerline of "Wildwood Lane" according to the plat of "Wildwood Lane" recorded in volume 10 of plats, pages 46 and 47, records of Skagit County, Washington; thence south 86 degrees 42' 00" west along said centerline, 40.076 feet to the west line of said government lot 8; thence north 0 degrees 13' 45" east along said west line, 20.038 feet to the north line of said Wildwood Lane; thence south 86 degrees 42' 00" west along said north line, 167.129 feet to the beginning of a curve to the left; thence northeasterly 89.335 feet along the arc of said curve having a radius of 250.00 feet and a central angle of 20 degrees 28' 27" to the point of tangency; thence north 66 degrees 13' 33" east, 131.911 feet to the true point of beginning.

Situate in County of Skagit, State of Washington.