

When recorded return to:

Karen L. Jacobson
24319 Duvall Drive
Sedro Woolley, WA 98284

201606300073

Skagit County Auditor
6/30/2016 Page 1 of 3 11:35AM

\$75.00

COPY

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620027548

CHICAGO TITLE
620027548

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)

Richard & Crissy Dills

Additional names on page _____ of document

GRANTEE(S)

Karen L. Jacobson

Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

Ptn SW1/4 18-36-5e Tax/Map ID(s):

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P50969 / 360518-0-010-0001

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**

The following is part of the Purchase and Sale Agreement dated May 14, 2016

between Karen L. Jacobson ("Buyer")
and Richard & Crissy Dills ("Seller")
concerning 24319 Duvall Drive (the "Property")
Address Sedro Woolley City WA 98284 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.

Authentisign
Karen L Jacobson 05/14/2016
Buyer 9:28:00 PM PDT Date

Buyer Date

Authentisign
Richard Dills 5/15/2016
Seller 5/15/2016 10:36:32 AM PDT Date

Authentisign
CD 5/15/2016
Seller 5/15/2016 11:00:12 AM PDT Date

LEGAL DESCRIPTION

Order No.: 620027548

For APN/Parcel ID(s): P50969 / 360518-0-010-0001

PARCEL A:

That portion of the North Half of the Southwest Quarter of Section 18, Township 36 North, Range 5 East of the Willamette Meridian, described as follows:

Beginning at a point on the East line of said Southwest Quarter of said Section 18, which point bears North 00°31'27" East a distance of 1,508.51 feet from the Southeast corner of said Southwest Quarter of said Section 18;

Thence South 62°59'21" West a distance of 75.39 feet;

Thence North 87°29'31" West a distance of 191.02 feet;

Thence North 70°43'40" West a distance of 307.83 feet;

Thence North 01°22'50" East a distance of 32.80 feet to a point in the centerline of Thompson's Gulch, and which point is the true point of beginning of this description;

Thence continue North 01°22'50" East along the centerline of Thompson's Gulch a distance of 80.20 feet;

Thence North 20°29'25" West a distance of 58.94 feet;

Thence North 71°56'56" West a distance of 994.96 feet to a point on the curve of the Easterly right-of-way line of the abandoned Northern Pacific Railroad Grade, at which point the tangent to said curve bears South 43°25'04" West;

Thence Southwesterly along said curve to the right having a radius of 1,859.32 feet, an arc distance of 117.15 feet;

Thence South 47°01'40" West along the Easterly right-of-way line of said abandoned railroad a distance of 21.44 feet;

Thence South 71°56'56" East a distance of 1,118.62 feet to the true point of beginning of this description.

Situated in Skagit County, Washington.

PARCEL B:

A non-exclusive easement for ingress, egress and utilities 60 feet wide as described in instrument recorded February 4, 1983, under Auditor's File No. 8302040021, records of Skagit County, Washington.

Situated in Skagit County, Washington.