

When recorded return to:
Zachary Bell and Ashley Bell
2262 Butler Creek Road
Sedro Woolley, WA 98284



Skagit County Auditor
9/2/2016 Page 1 of 3 3:54PM \$75.00

COPY

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

CHICAGO TITLE
620028461

DOCUMENT TITLE(S)

Skagit County Right to Manage Natural Resources Lands Disclosure

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

Additional reference numbers on page _____ of document

GRANTOR(S)

Kevin Klang

Additional names on page _____ of document

GRANTEE(S)

Zachary Bell and Ashley Bell

Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

TPN SW NE, 17-36-04 AND PTN TRACT 3, SKAGIT COUNTY SHORT PLAT NO. 126-79

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P49290 / 360417-1-008-0507 and P96053 / 360417-1-008-0302

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 07/14/2016

between Zachary Bell Ashley Bell ("Buyer")

and Kevin Klang ("Seller")

concerning 2262 Butler Creek Rd Sedro Woolley WA 98284 (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.

Zachary Bell 7/14/2016
Buyer Date

Kevin Klang 07/07/2016
Seller Date

Ashley Bell 7/14/2016
Buyer Date

Seller Date

EXHIBIT A

Order No.: 620028461

For APN/Parcel ID(s): **P49290 / 360417-1-008-0507 and P96053 / 360417-1-008-0302**

PARCEL A:

That portion of the Southwest Quarter of the Northeast Quarter of Section 17, Township 36 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of CCC Road 60 feet South of its intersection with the North Line of the said subdivision;
thence West parallel with and 60 feet South of the North line of said subdivision a distance of 210 feet;
thence parallel with the East line of the subdivision South a distance of 210 feet;
thence East parallel with the North line of said subdivision to the West line of the CCC Road;
thence Northerly along said West line to the point of beginning;

EXCEPT the South 60 feet thereof.

PARCEL B:

That portion of Tract 3, SKAGIT COUNTY SHORT PLAT #126-79, approved August 16, 1983 and recorded August 18, 1983, in Volume 6 of Short Plats, page 78, under Auditor's File No. 8308180003, records of Skagit County, Washington; being a portion of the Southwest Quarter of the Northeast Quarter of Section 17, Township 36 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at the Northeast corner of said Tract 3;
thence Southerly along the West line of Butler Creek Road an arc distance of 62.84 feet;
thence North 88°01'53" West a distance of 303.47 feet;
thence North a distance of 60.00 feet to the North line of said Tract 3;
thence South 88°01'53" to the point of beginning.

ALL Situated in Skagit County, Washington.