

Return Name & Address:



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Skagit County Auditor

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2 1:02PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**PLAT LOT OF RECORD CERTIFICATION**

File Number: PL 16-0525

Applicant Name: Amanda Martin

Property Owner Name: same

The Department hereby finds that Lot 163, Cascade River Park # 1, recorded in Volume 8, of Plats, Pgs. 55-59, August 21, 1963, AF 639857

Parcel Number: P63713; 3871-000-163-0003; within a Ptn of the NE 1/4 of the NW 1/4, Section 14, Township 35, Rge 11. Approximately 10,000 sq. ft.

**1. CONVEYANCE**

- ☒ **IS a** Lot of Record as defined in Skagit County Code (SCC) 14.04.020 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 \_\_\_\_\_ 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 Rural Reserve zoning district in which the lot(s) is/are located, but does meet an exemption listed in SCC 14.16.850(4)(c)(vi)(C) and therefore **IS** eligible to be considered for development permits.

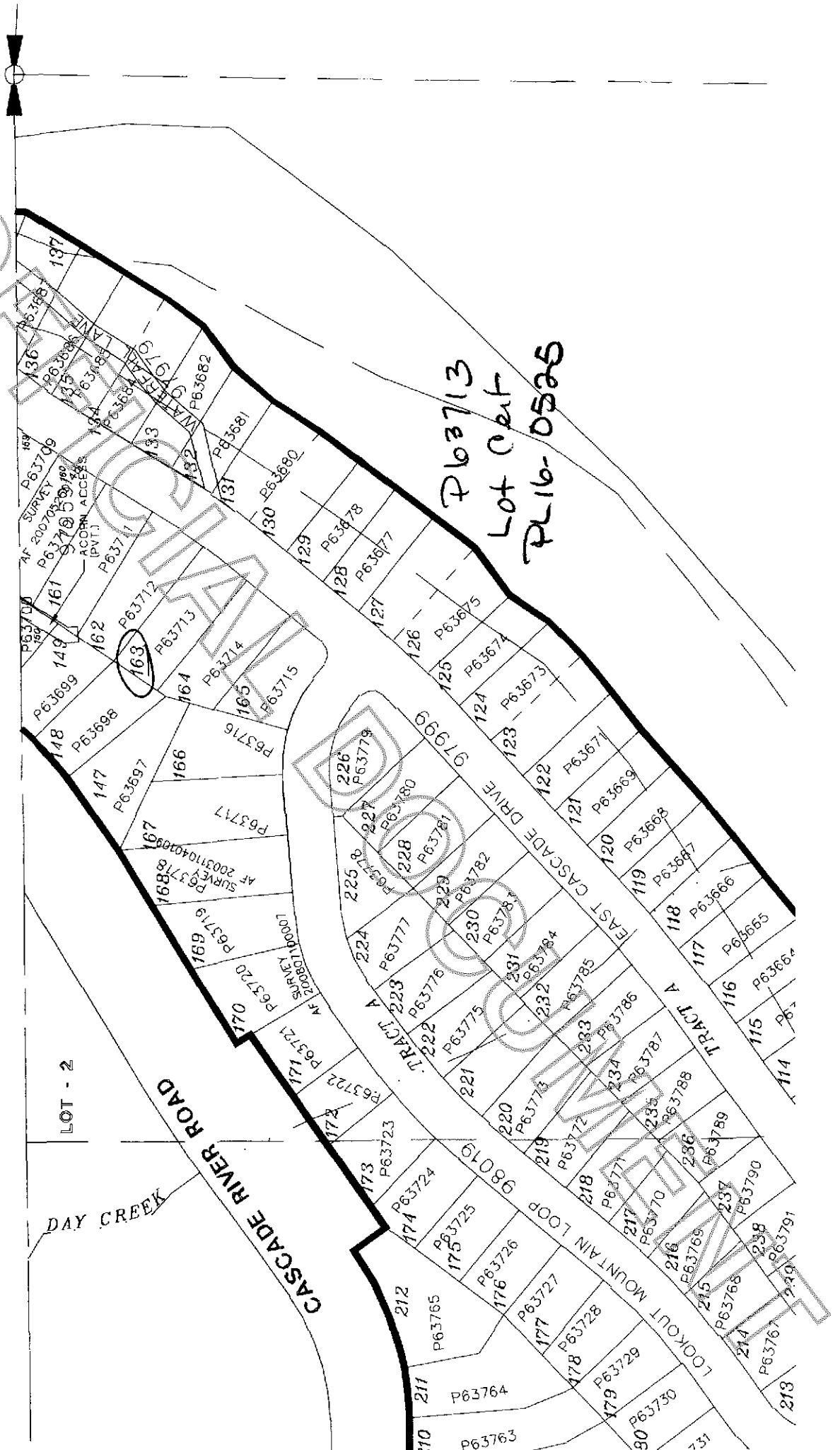
**IS NOT** the minimum lot size required for the \_\_\_\_\_ zoning district in which the lot is located, does not meet an exemption listed in SCC 14.16.850(4)(c) and therefore **IS NOT** eligible to be considered for development permits.

Authorized Signature: Grace Rood

Date: 12/2/2016

See Attached Map

UNN



P63713  
Lot Out  
PL16-0525

LOT - 2

DAY CREEK

CASCADE RIVER ROAD

EAST CASCADE DRIVE

LOOKOUT MOUNTAIN LOOP

TRACT A

TRACT B