

COPY

When recorded return to:  
Erik P Beauvais and Heather J Beauvais  
13062 Avon Allen RD  
Mount Vernon, WA 98273



201702280214

Skagit County Auditor \$75.00  
2/28/2017 Page 1 of 3 3:57PM

Filed for record at the request of:



CHICAGO TITLE  
COMPANY OF WASHINGTON

425 Commercial St  
Mount Vernon, WA 98273

Escrow No.: 620029959

**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)**

Marion N. Seelye

Additional names on page \_\_\_\_\_ of document

**GRANTEE(S)**

Erik P Beauvais and Heather J Beauvais,

Additional names on page \_\_\_\_\_ of document

**ABBREVIATED LEGAL DESCRIPTION**

PTN NE NE, 11-34-03

Complete legal description is on page 3 of document

**TAX PARCEL NUMBER(S)**

P21440 / 340311-0-054-0009

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 January 18, 2017  
between Erik P Beauvais <sup>EB</sup> Heather J Beauvais ("Buyer")  
Buyer Buyer  
and Marion N Seelye & or assigns <sup>HJD</sup> MA ("Seller")  
Seller Seller  
concerning 13062 Avon Allen Mt Vernon WA 98273 (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.

EB 1/18/17  
Buyer Date

MA Marion Seelye 1/22/17  
Seller Date

H Beauvais 1-18-17  
Buyer Date

\_\_\_\_\_  
Seller Date

**EXHIBIT "A"**

**Order No.:** 620029959

**For APN/Parcel ID(s):** P21440 / 340311-0-054-0009

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That portion of the Northeast Quarter of the Northeast Quarter of Section 11, Township 34 North, Range 3 East of the Willamette Meridian, described as follows:

Beginning at a point on the West line of the county road a distance of 224 feet Southerly from its intersection with the South line of Railroad Street in the PLAT OF MAP OF NORTH AVON, according to the plat thereof recorded in Volume 2 of Plats, page 91, records of Skagit County, Washington;  
Thence at right angles to said county road 60°50' West a distance of 248.4 feet;  
Thence South 29°10' East to the South line of Cedar Street;  
Thence North 60°50' East to the county road;  
Thence Northerly along the West side of the county road to the point of beginning;

EXCEPT that portion lying South of the following described line:

Beginning at the intersection of the South line of Cedar Street with the West line of the Avon Allen county road, as shown on the MAP OF NORTH AVON, according to the plat thereof recorded in Volume 2 of Plats, page 91, records of Skagit County, Washington;  
Thence North 28°20'45" West along the West line of said county road a distance of 414.50 feet to the true point of beginning of said line;  
Thence South 61°39'15" West a distance of 248.40 feet to the terminal point of said line.

AND EXCEPT that portion conveyed to the State of Washington Department of Transportation by Warranty Deed recorded under Auditor's File No. 200601120137, records of Skagit County, Washington.

Situated in Skagit County, Washington.