

When recorded return to:
Brendan McGoffin
168 Burrows Lane
Sedro Woolley, WA 98284



201703020107

Skagit County Auditor

\$75.00

3/2/2017 Page

1 of

3 1:47PM

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Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620029589

CHICAGO TITLE

620029589

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)

Grandview North LLC a Washington limited liability company

☐ Additional names on page _____ of document

GRANTEE(S)

Brendan McGoffin

☐ Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

Lot(s): C CITY OF SEDRO WOOLLEY SHORT PLAT NO SW-2579

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P128042 / 350423-1-004-0400

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

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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated November 21, 2016
between Brendan McGaffin ("Buyer")
Grandview North LLC ("Seller")
concerning 277 Kilgus St 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.

Authenticated
Brendan McGaffin 11/22/2016
Buyer Date

[Signature] 11/22/2016
Seller Date

Buyer Date

Seller Date

EXHIBIT "A"

Order No.: 620029589

For APN/Parcel ID(s): P128042 / 350423-1-004-0400

Lot C, CITY OF SEDRO-WOLLEY SHORT PLAT NO. SW-2579 as approved October 22, 2008 and recorded October 28, 2008, under Auditor's File No. 200810280082, records of Skagit County, Washington; being a portion of the Northwest Quarter of the Northeast Quarter of Section 23, Township 35 North, Range 4 East of the Willamette Meridian.

Situated in Skagit County, Washington