

After recording return document to:

Skagit County  
Planning & Development Services  
1800 Continental Place  
Mount Vernon, WA 98273-5625



201708070123

Skagit County Auditor

\$78.00

8/7/2017 Page

1 of

5 2:14PM

*Document Title:* Release of Protected Critical Area (PCA)

*Grantor/Releasor:* SKAGIT COUNTY, a political subdivision of the State of Washington

*Grantee/Releasee:* Reta Stephenson

*Property Legal Description (abbreviated.):* SE ¼ SW ¼ of Section 1, Township 34 North, Range 4 East, W.M.

*Tax Parcel ID ("XrefID") #:* 4144-023-009-0200

*Parcel Number(s):* P127657

#### RELEASE OF PROTECTED CRITICAL AREA (PCA)

THE GRANTOR/RELEASOR, SKAGIT COUNTY, a political subdivision of the State of Washington ("County"), for no monetary consideration, but for other good and valuable consideration conveys, quit claims, releases, waives, vacates and relinquishes, to GRANTEE/RELEASEE, Reta Stephenson all of the County's right, title and interest in the Protected Critical Area (the "PCA"), dated August 13, 2008, recorded under Skagit County Auditor's File No. 200808130065, a copy of said PCA is attached hereto as Exhibit "A", and is hereby incorporated by reference.

DATED THIS 7<sup>th</sup> day of August, 2017.

DALE PERNULA  
Skagit County, Director of Planning &  
Development Services

*Dale Pernula*

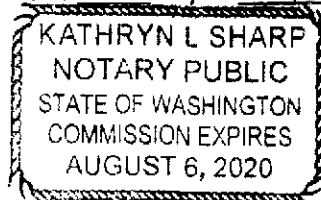
STATE OF WASHINGTON

COUNTY OF SKAGIT

} ss.

I certify that I know or have satisfactory evidence that Dale Pernula is the person who appeared before me, and he acknowledged that he signed this instrument, under oath stated that he was authorized to execute the instrument, to be the free and voluntary act of such party for the uses and purposes herein mentioned.

DATED this 7<sup>th</sup> day of August, 2017.



*Kathryn L. Sharp*  
Notary Public  
print name: Kathryn L Sharp  
Residing at: Island Co.  
My commission expires 8-6-2020

**Exhibit "A"**

**PCA Easement.**

UNOFFICIAL DOCUMENT

Return to:



200808130065

Skagit County Auditor

8/13/2008 Page 1 of 2 11:43AM

**PROTECTED CRITICAL AREA SITE PLAN**

Page 1 of 2

Grantor/Owner: Betty Sipma

Grantee: PUBLIC

Site Address: NHN Pringle Street

Property ID #: P127657 Assessor's Tax Account #: 4144-023-009-0200

Legal Description: Sec. 01 Twp. 34 Rng. 04 Plat Name ---Lot ---

Permit/Activity #: PL08-0288

The PROTECTED CRITICAL AREA (PCA) is to be left undisturbed in its natural state. "With the exception of activities identified as Allowed without Standard review under SCC 14.24.100, any land-use activity that can impair the functions and values of critical areas or their buffers through a development activity or by disturbance of the soil or water, and/or by removal of, or damage to, existing vegetation shall require critical areas review and written authorization pursuant to SCC 14.24." SCC 14.24.060 No clearing, grading, filling, logging or removal of woody material, building, construction or road construction of any kind, planting of non-native vegetation or grazing of livestock is allowed within the PCA areas except as specifically permitted by Skagit County on a case-by-case basis consistent with SCC 14.24.

Representations on this site plan may be approximations only and should not be used for purposes other than for determining general locations of critical areas. Development activities beyond the scope of this plan may require additional studies and approvals.

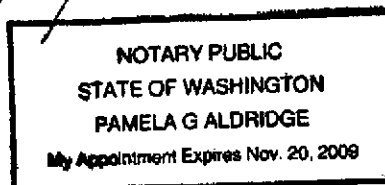
The above references to "Grantor" and "Grantee" shall not be construed as a transfer of property ownership and are used solely for filing with the County Auditor.

Owner: Betty Sipma

Date: 8-13-08

On this day personally appeared before me Betty Sipma known to be the individual described herein and acknowledged to me that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

Pamela G. Aldridge, Notary Public in and for the State of Washington, residing at Sedro Woolley Date: 8-13-08



# Site Plan (Preliminary)

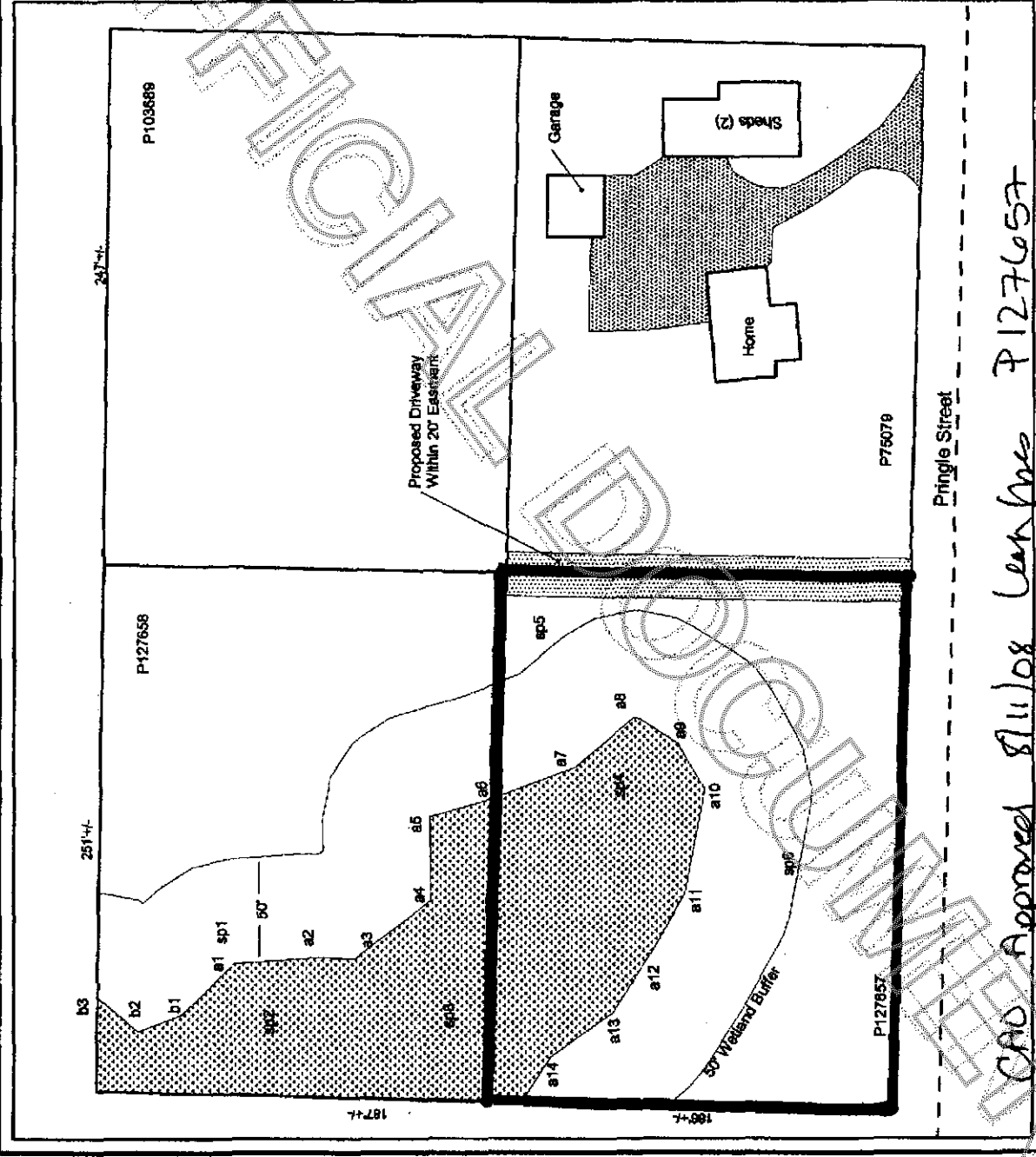
For: Betty Sipma  
23357 Pringle St.  
Clear Lake, WA  
P127657  
P127658  
P103889  
Sec. 01, T34N, R04E



10 0 10 20 30 40 Feet

- Proposed Driveway
- Existing Gravel Area
- SP1 Wetland Flag
- SP1 50' Wetland Buffer
- Data Point
- Property Line/Building
- Road
- Wetland
- Cat III

Skagit Wetlands & Critical Areas  
2008  
"This is not a survey"  
For reference use only.



CAD Approved 8/11/08 Clear Lake P127657



200808130065  
Skagit County Auditor