

When recorded return to:

David J. Richardson
Alchemy Group LLC
16212 Bothell Everett Hwy PMB F-310
Mill Creek, WA 98012



201709260055

Skagit County Auditor

\$76.00

9/26/2017 Page

1 of

3 3:53PM

Filed for record at the request of:



CHICAGO TITLE

COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620032334

CHICAGO TITLE
620032334

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)

Hamburg Family Trust

☐ Additional names on page _____ of document

GRANTEE(S)

Alchemy Group, LLC

☐ Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

PTN 17-34-02

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P20374 / 340217-0-005-0004 and P20406 / 340217-0-029-0006

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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ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated August 17, 2017
between Alchemy Group LLC ("Buyer")
Buyer
and Hamburg Family Trust Gerald & Marjorie Hamburg TTE ("Seller")
Seller
concerning 14301 Jura Drive Anacortes WA 98221 (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.

[Signature] 9/19/17 [Signature] 9-20-17
Buyer Date Seller Date
[Signature] 9/19/17 [Signature] 9-20-17
Buyer Date Seller Date

SKAGIT COUNTY RIGHT TO MANAGE NATURAL RESOURCES LANDS DISCLOSURE

Order No.: 620032334

For APN/Parcel ID(s): P20374 / 340217-0-005-0004 and P20406 / 340217-0-029-0006

That portion of Section 17, Township 34 North, Range 2 East, W.M., described as follows:

The South 100 feet of Government Lot 1 and the South 100 feet of the Northeast Quarter of the Northwest Quarter, lying Easterly of Gibraltar County Road as conveyed to the County by deed recorded January 12, 1939, under Auditor's File No. 309109.

Together with that portion of the tidelands of the second class embraced within the boundaries of the following described tract:

Beginning at the meander corner to Sections 8 and 17, in Township 34 North, Range 2 East of the Willamette Meridian;

Thence North 15° East 9.697 chains;

Thence South 75° East 2.727 chains;

Thence North 63°45' East 2.977 chains;

Thence South 2°43' West 22.214 chains;

Thence South 7°19' East 17.942 chains;

Thence South 4°30' West 5.00 chains;

Thence South 17°47' West 32.75 chains;

Thence South 50°30' West 18.00 chains;

Thence North 39°30' West 4.545 chains;

Thence North 50°30' East 18 chains;

Thence North 32°30' East 4.00 chains;

Thence North 6° East 9.00 chains;

Thence North 22°30' East 17.00 chains;

Thence North 4°30' East 5.00 chains;

Thence North 15° West 17.00 chains;

Thence North 6° West 13.60 chains to the point of beginning, and lying between the Northerly and Southerly lines of said South 100 feet of Lot 1 extended East.

Situated in Skagit County, Washington