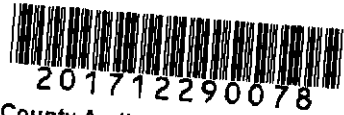


When recorded return to:
Tyson M Boston
8826 Blackburn Place
Secro Woolley, WA 98284



Skagit County Auditor
12/29/2017 Page 1 of 4 2:40PM \$77.00

COPY

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620032567

CHICAGO TITLE
620032567

DOCUMENT TITLE(S)

Skagit County Right-To-Manage Natural Resource Lands Disclosure

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED: N/A

Additional reference numbers on page _____ of document

GRANTOR(S)

David L. Richter and Cinde L. Richter

Additional names on page _____ of document

GRANTEE(S)

Tyson M Boston

Additional names on page _____ of document

TRUSTEE

N/A

ABBREVIATED LEGAL DESCRIPTION

Ptn. SW, 13-35-04E, W.M.

Complete legal description is on page **3** of document

TAX PARCEL NUMBER(S)

P36469 / 350413-3-004-0000

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 October 26, 2017
between Tyson M Basten ("Buyer")
Buyer Buyer
and David L Richter ("Seller")
Seller Clide L Richter ("Seller")
Seller
concerning 8826 Blackburn Place Sedro Woolley WA 98284 (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.

TMB 10/26/17
Buyer Date

Buyer Date

David L Richter 11-17
Seller Date

Clide L Richter 11-1-17
Seller Date

EXHIBIT "A"
LEGAL DESCRIPTION

Order No.: 620032567

For APN/Parcel ID(s): P36469 / 350413-3-004-0000

PARCEL "A":

That portion of the East ½ of the Southwest ¼ of Section 13, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the Southwest corner of said subdivision;
thence North 88°57'17" East along the South line thereof, 569.00 feet;
thence North 1°14' West parallel to the West line of said subdivision, a distance of 668.00 feet to the Northeast corner of that certain tract of land deeded to Frank Holmes by instrument recorded under Auditor's File No. 676094, records of Skagit County, Washington;
thence South 88°57'17" West along the North line of said Holmes Tract, a distance of 174 feet to the East line of that certain tract of land deeded to Patrick Wedin by deed recorded under Auditor's File No. 475916, records of Skagit County, Washington;
thence North 1°14' West parallel to the West line of said subdivision, a distance of 405 feet to the true point of beginning;
thence continue North 1°14' West 427.25 feet;
thence North 66°15'04" East, a distance of 251.79 feet, more or less, to the West line of the Burlington Northern Railroad right of way (formerly Northern Pacific);
thence Southerly along the West line of said railroad right of way to a point which bears North 88°57'17" East from the true point of beginning;
thence South 88°57'17" West to the true point of beginning.

Situate in the County of Skagit, State of Washington.

PARCEL "B":

That portion of the Northeast ¼ of the Southwest ¼ of Section 13, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the Southwest corner of the Southeast ¼ of the Southwest ¼ of said Section 13; thence North 1°14' West along the West line of the Southeast ¼ of the Southwest ¼ and Northeast ¼ of the Southwest ¼ of said Section 13, a distance of 1,568.00 feet to the Northwest corner of that certain tract of land deeded to Patrick Wedin by deed recorded under Auditor's File No. 475916, records of Skagit County, Washington, being the true point of beginning;
thence North 88°57'17" East parallel to the South line of said Section 13, a distance of 395 feet;
thence South 1°14' East, a distance of 67.75 feet;
thence North 66°15'04" East, a distance of 251.79 feet, more or less, to the West line of the Burlington Northern Railroad right of way (formerly Northern Pacific);
thence Northerly and Westerly along the West line of said railroad right of way to the West line of the Northeast ¼ of the Southwest ¼ of said Section 13;
thence South 1°14' East, a distance of 622.32 feet to the true point of beginning.

EXHIBIT "A"
LEGAL DESCRIPTION
(continued)

TOGETHER WITH a non-exclusive easement for ingress, egress and utilities over and across a 60.00 foot strip of land adjacent to the West boundary of the Burlington Northern Railroad right of way and extending from the South line of above described Parcel "A" to the South line of said Section 13, EXCEPT that portion, if any, lying within County road rights of way.

Situate in the County of Skagit, State of Washington.