

When recorded return to:  
Michael Alexander McIver and Amy Johanna  
Boettcher  
P.O. Box 252  
Clearlake, WA 98235



201801080065

Skagit County Auditor  
1/8/2018 Page

\$77.00  
1 of 4 11:35AM

**COPY**

CHICAGO TITLE  
020033119

**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)**

B and R Ranch LLC

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

**GRANTEE(S)**

Michael Alexander McIver and Amy Johanna Boettcher

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

**ABBREVIATED LEGAL DESCRIPTION**

Ptn SW 7-36-5E; Ptn NE 13-36-4E; Ptn NW 18-36-5E

Complete legal description is on page 3 of document

**TAX PARCEL NUMBER(S)**

P50897/360507-0-008-0008, P49250/360413-1-001-0105, P50905/360507-0-011-0003,  
P50955/360518-0-001-0101 and P50988/360518-2-001-0008

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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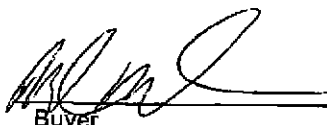

The following is part of the Purchase and Sale Agreement dated November 27, 2017  
between Michael Alexander McIver Amy Johanna Boettcher ("Buyer")  
Buyer Buyer  
and B & R Ranch LLC ("Seller")  
Seller Seller  
concerning 1969 State Route 9 Sedro Woolley WA 98284 (the "Property")  
Address City State Zip


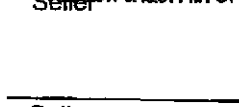
Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

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.

  
Buyer 27 NOV 2017  
Date  
  
Buyer 11/27/17  
Date

  
Seller 11/29/2017 5:43:51 PM PST  
Date  
  
Seller \_\_\_\_\_  
Date \_\_\_\_\_

## EXHIBIT "A" LEGAL DESCRIPTION

Order No.: 620033119

For APN/Parcel ID(s): P50897/360507-0-008-0008, P49250/360413-1-001-0105,  
P50905/360507-0-011-0003, P50955/360518-0-001-0101 and  
P50988/360518-2-001-0008

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### PARCEL A:

That portion of Government Lot 4 lying East of the East right of way line of State Road and that portion of the Southeast Quarter of the Southwest Quarter lying Westerly of the Westerly line of the Burlington Northern Railway right of way, all in Section 7, Township 36 North, Range 5 East of the Willamette Meridian;

EXCEPT that portion lying Northerly and Easterly of the following described line:

Beginning at the intersection of the Westerly line of said railroad right of way and the center line of Mill Creek;  
Thence Northwesternly along the center line of said creek to the Easterly line of the Samish River;  
Thence Northerly along the Easterly line of said river, a distance of 200 feet;  
Thence Northwesternly to a point on the Easterly line of the state road which lies 400 feet Southwesterly of the North line of Government Lot 4 of said Section 7, when measured along the Easterly line of said road, said point being the terminus of this line description.

Situated in Skagit County, Washington

### PARCEL B:

Government Lot 1 and the Northeast Quarter of the Northwest Quarter of Section 18, Township 36 North, Range 5 East of the Willamette Meridian;

EXCEPT that portion lying East of the right of way of the Northern Pacific Railway Company as described in instrument recorded Volume 92 of Deeds, page 242, under Auditor's File No. 97075, records of Skagit County, Washington;

AND EXCEPT that portion thereof lying West of the West line of said Northern Pacific Railway Company right of way and South of the following described line:

Beginning at the Northwest corner of Section 18, Township 36 North, Range 5 East of the Willamette Meridian;  
Thence South 19°20'44" West, a distance of 765.42 feet to a point on the East line of Secondary State Highway 1A and the true point of beginning of this line description;  
Thence South 74°32'46" East, a distance of 1,129.59 feet, more or less, to the West line of said Northern Pacific Railway Company right of way and the terminus of this line description;

AND ALSO EXCEPT road.

Situated in Skagit County, Washington

### PARCEL C:

**EXHIBIT "A" LEGAL DESCRIPTION**  
(continued)

The East Half of the Northeast Quarter of the Northeast Quarter of Section 13, Township 36 North, Range 4 East of the Willamette Meridian;

EXCEPT that portion thereof conveyed to Skagit County for road purposes by deed recorded under Auditor's File No. 177637, records of Skagit County, Washington;

AND EXCEPT the following Tracts 1 and 2:

That portion of the East Half of the Northeast Quarter of the Northeast Quarter of said Section 13, lying West of the East right of way line of Secondary State Highway No. 1-A.

That portion of the East Half of the Northeast Quarter of the Northeast Quarter of said Section 18, lying Easterly of the East right of way line of Secondary State Highway No. 1-A and South of the following described line:

Beginning at the Northwest corner of Section 18, Township 36 North, Range 5 East of the Willamette Meridian;

Thence South  $19^{\circ}20'44''$  West, a distance of 765.42 feet, to a point on the East line of Secondary State Highway 1-A and the true point of beginning of this line description;

Thence South  $74^{\circ}32'46''$  East, a distance of 1,129.59 feet, more or less, to the West line of the Northern Pacific Railroad right of way and the terminus of this line description.

Situated in Skagit County, Washington