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Skagit County Auditor

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SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**LOT OF RECORD CERTIFICATION**

Lot Cert PL17-0448 replaces Lot Certs PL99-0669 & PL99-0671

File Number: PL\_17-0448

Applicant Name: Marion Larkin

Property Owner Name: same

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s):

P#(s): 49734, 50177, 50187, 50188; 360421-3-010-0001, 360428-2-001-0007, 360428-2-006-0002, 360428-3-001-0005; within a Ptn of the SE ¼ of the SW ¼ of Sec 21; NE ¼ of the NW ¼; SE ¼ of the NW and NE ¼ of the SW ¼ all in Sec 28; Sec's 21 & 28 located in Twp. 36, Rge 4.

Lot Size: approximately 120 acres

**1. CONVEYANCE**

X **IS**, a Lot of Record as defined in Skagit County Code (SCC) 14.04.020 or owned by an innocent purchaser who has met the requirements described in SCC 14.18.000(9) and RCW 58.17.210 and therefore IS eligible for conveyance.

**IS NOT**, a Lot of Record as defined in SCC 14.04.020 or owned by an innocent purchaser who has met the requirements described in SCC 14.18.000(9) and RCW 58.17.210 and therefore IS NOT eligible for conveyance or development.

**2. DEVELOPMENT**

X **IS**, the minimum lot size required for the Rural Reserve    zoning district in which the lot is located and therefore IS eligible to be considered for development permits.

**IS NOT**, the minimum lot size required for the    zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(i) and therefore IS eligible to be considered for development permits.

Authorized Signature:   

Date: 1/9/2018

See attached map for Lot of Record boundaries.



