



201804040074

Skagit County Auditor

\$76.00

4/4/2018 Page

1 of

3 2:15PM

Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

Re-record AF 201801040048 to correct property owner & Parcel Numbers

File Number: PL 17-0648

Applicant Name: Matt Simons

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): 134005, 134006; 350205-0-002-3804, 350205-0-002-3705; within a Ptn of the NW ¼ of Sec 8, and a Ptn SW ¼ of Sec. 5, all in Twp. 35, Rge 2. As a single unit of property. AKA Lot 9, Carmelo Estates, 5-acre Parcel Map # 115-76, AF 864778. As reflected by Boundary Line Adjustment PL17-0617, AF 201712110133.

Lot Size: approximately 5 acres

1. CONVEYANCE

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

IS, the minimum lot size required for the Rural Intermediate 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: Fred Roeder

Date: 4/4/2018

See attached map for Lot of Record boundaries.

SURVEY
AF #836155
SQUARE HARBOR 20 ACR

LANE
009

P 32834

P 32813

P 32834

P 32813

ALPINE MEADOWS

S/P 71-76

SURVEY

AF 201507130103

P 32827

P 32833

3-B
S - 35-2

S/P 71-76

(REVISED 2-27-81)

P 32828

3-A

10

V

9

P 134005

P 134006

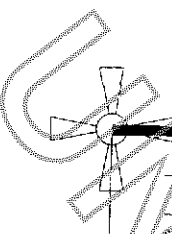
P 32824

CARMELO ESTATES

6

S/P 115-76

P 32822



NOTE: SEE 083502 FOR