

When recorded return to:
Scott Friedl and Elizabeth Friedl
425 Commercial Street
Mount Vernon, WA 98273



Skagit County Auditor
4/6/2018 Page

1 of

\$76.00
3 12:02PM

COPY

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620033237

CHICAGO TITLE
620033237

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)

Elias Natsiopoulos

Additional names on page _____ of document

GRANTEE(S)

Scott Friedl and Elizabeth Friedl

Additional names on page _____ of document

TRUSTEE

n/a

ABBREVIATED LEGAL DESCRIPTION

Ptn. S1/2, 12-35-05E, W.M. aka lot 77 Noretap Survey 8910230031

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P38944 / 350512-4-005-0015

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 December 08, 2017
between Scott Friedl Elizabeth Friedl ("Buyer")
Buyer Buyer
and Elias Natsopoulos ("Seller")
Seller Seller
concerning 0 Bacus Rd 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.

AuthentISIGN
Scott Friedl 12/08/2017
Buyer 8:33:07 AM PST Date

AuthentISIGN
Phil Natsopoulos 12/12/2017
Seller 7:33:15 PM PST Date

AuthentISIGN
Elizabeth Friedl 12/08/2017
Buyer 12:11:16 PM PST Date

Seller Date

EXHIBIT "A"
LEGAL DESCRIPTION

Order No.. 020033237

For APN/Parcel ID(s): P38944 / 350512-4-005-0015

The West 1/2 of the Southwest 1/4 of the Southeast 1/4 of Section 12, Township 35 North, Range 5 East, Willamette Meridian; EXCEPT the East 150 feet of that portion thereof lying Northerly of an unnamed creek.

ALSO that portion of the East 1/2 of the Southwest 1/4 of the Southeast 1/4 of said Section 12 lying Southerly of the unnamed creek.

ALSO that portion of the Southeast 1/4 of the Southwest 1/4 of said Section 12, described as follows:

Beginning at the Southeast corner of said Southeast 1/4 of the Southwest 1/4; thence North 89° 51' 51" West along the South line of said subdivision, a distance of 43.50 feet; thence North 1° 37' 28" East, a distance of 1333.77 feet, more or less, to the Northeast corner of said subdivision; thence along the East line of said subdivision, a distance of 1333.35 feet, more or less, to the point of beginning.

AND TOGETHER WITH non-exclusive easements for ingress, egress and utilities, as created in instrument recorded under Auditor's File Nos. 8902210096 and 8910230016, records of Skagit County, Washington. (Also known as Tract 77)

EXCEPT FROM ALL OF THE ABOVE any portion thereof lying within the boundaries of the Bacus Hill County Road.

Situated in Skagit County, Washington.