

When recorded return to:
David McLinn and Yuko McLinn
4855 G Loop Road
Bow, WA 98232



Skagit County Auditor

\$76.00

4/30/2018 Page

1 of

3 4:30PM

COPY

CHICAGO TITLE
620033750

DOCUMENT TITLE(S)

Skagit County Right to Manage Natural Resource Disclosure

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED: _____

Additional reference numbers on page _____ of document

GRANTOR(S)

Daniel J & Koby L Peterson

☐ Additional names on page _____ of document

GRANTEE(S)

David McLinn and Yuko McLinn

☐ Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

Ptn. G.L. 4, 26-36-02, E.W.M.

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P47141 / 360226-0-031-0009

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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ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated February 21, 2018

between David McLinn Buyer Yuko McLinn Buyer ("Buyer")
and Daniel J Peterson Seller Koby L Peterson Seller ("Seller")
concerning 4855 G Loop Rd Address Bow City WA State 98232 Zip (the "Property")

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.

David McLinn 02-21-2018
Buyer Date
Yuko McLinn 02-21-2018
Buyer Date

Authentication
Daniel J Peterson 02/22/2018
Seller 02/22/2018 8:28:37 PM PST Date
Authentication
Koby L Peterson 02/22/2018
Seller 02/22/2018 8:26:46 PM PST Date

EXHIBIT "A" LEGAL DESCRIPTION

Order No.: 620033750

For APN/Parcel ID(s): **P47141 / 360226-0-031-0009**

That portion of Government Lot 4, Section 26, Township 36 North, Range 2 East, W.M., described as follows:

Beginning at a point 695 feet North and 55 feet East of the Southwest corner of said Government Lot 4;
thence East 125 feet;
thence South 125 feet;
thence West 125 feet;
thence North 125 feet to the point of beginning,

EXCEPT any portion thereof lying within the North 5 acres of the West ½ of said Government Lot 4,

AND ALSO EXCEPT that portion thereof described as follows:

Beginning at a point 695 feet North and 60 feet East of the Southwest corner of said Government Lot 4;
thence West 5 feet;
thence South 5 feet;
thence Northeasterly to the point of beginning.

TOGETHER WITH that portion of Lot 1 of Short Plat No. PL05-0132, approved September 29, 2005 and recorded September 30, 2005, under Auditor's File No. 200509300028, more particularly described as follows:

Beginning at the most Northwesterly corner of Lot 1 of said Short Plat No. PL05-0132, said point being also the Northeast corner of Lot 3 of Short Plat No. 18-78 as per plat approved May 11, 1978 and recorded May 11, 1978 in Volume 2 of Short Plats, page 210, under Auditor's File No. 879338;
thence South along the East line of said Lot 3 of Short Plat No. 18-78 and West line of said Lot 1 of Short Plat No. PL05-0132, a distance of 125.00 feet;
thence North 89°44'30" West along the South boundary of said Lot 3 and the North boundary of said Lot 1, a distance of 125.00 feet to the Southwest corner of said Lot 3 and the true point of beginning of this property description;
thence continuing North 89°44'30" West along the North boundary of said Lot 1, a distance of 120.00 feet to the East margin of that 60 foot wide County road commonly referred to as the G Loop Road;
thence South along the East margin of said road, a distance of 25.00 feet;
thence South 89°44'30" East, a distance of 120.00 feet;
thence North a distance of 25.00 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.