

When recorded return to:
Shane W. Hathcock
21892 Ratchford Road
Sedro Woolley, WA 98284

COPY



201805170075

05/17/2018 02:04 PM Pages: 1 of 3 Fees: \$76.00
Skagit County Auditor

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620033666

CHICAGO TITLE
620033666

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)

Washington Federal, National Association

☐ Additional names on page _____ of document

GRANTEE(S)

Shane W. Hathcock

☐ Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

PTN NW SW, 14-35-04

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P36535 / 350414-0-003-0105

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

Form 22P
 Skagit Right-to-Manage Disclosure
 Rev. 10/14
 Page 1 of 1

**SKAGIT COUNTY
 RIGHT-TO-MANAGE
 NATURAL RESOURCE LANDS DISCLOSURE**

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 Northwest Multiple Listing Service
 ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated January 20, 2018
 between Shane W Hathcock ("Buyer")
Buyer Buyer
 and Washington Federal ("Seller")
Seller Seller
 concerning 21892 Ratchford Road 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
Shane W Hathcock 01/20/2018
Buyer 5:50:52 PM PST Date

AuthentisIGN
Washington Federal 01/30/2018
Seller 11:40:2018 2:05:08 PM PST Date

 Buyer Date

 Seller Date

LEGAL DESCRIPTION

Order No.: 620033666

For APN/Parcel ID(s): P36535 / 350414-0-003-0105

That portion of the Northwest Quarter of the Southwest Quarter of Section 14, Township 35 North Range 4 East, W. M., described as follows:

Beginning at the Southwest corner of said subdivision;
Thence North along the West line of said subdivision, 7 chains, 38 links (487.08 feet);
Thence East 54 rods, 10 feet (901 feet);
Thence South to the South line of said subdivision;
Thence West to the point of beginning,

EXCEPT roads,

AND EXCEPT that portion, if any, lying within the boundaries of that certain parcel conveyed to R.S. McIntosh by deed dated December 4, 1891, under Auditor's File No. 5982 in Volume 21 of Deeds, page 762 and described therein as follows:

Beginning at a point on the West line of said Section 14, 37 links South from the quarter Section corner on West of said Section 14;
Thence South along the West line of said Section 14, 12 chains and 50 links;
Thence East 16 chains and 12 links to the right of way of the Fairhaven and Southern Railway;
Thence North 52 ¼ degree West along said right of way to the point of beginning.

Situated in Skagit County, Washington.