

When recorded return to:
Daniel L. Cann and Stephanie C. Cann
25248 Old Day Creek Road
Sedro Woolley, WA 98284

 **FILE COPY**

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620034508

DOCUMENT TITLE(S)

Skagit County Right-to-Manage Natural Resource Lands Disclosure



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06/13/2018 03:45 PM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor

CHICAGO TITLE CO.
620034508

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED: n/a

Additional reference numbers on page _____ of document

GRANTOR(S)

Ryan A. Caplinger and Candice M. Caplinger

☐ Additional names on page _____ of document

GRANTEE(S)

Daniel L. Cann and Stephanie C. Cann

☐ Additional names on page _____ of document

TRUSTEE

n/a

ABBREVIATED LEGAL DESCRIPTION

Ptn. SW NW, 5 34N 5E W.M.

Complete legal description is on page **3** of document

TAX PARCEL NUMBER(S)

P105833 / 340505-2-002-0201

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 May 01, 2018
between Daniel L Cann Stephanie C Cann ("Buyer")
Buyer Buyer
and Caplinger ("Seller")
Seller Seller
concerning 25248 Old Day Creek 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
Daniel L Cann 05/01/2018
Buyer 5/1/2018 9:14:21 PM PDT Date

AuthentisIGN
Stephanie C Cann 05/01/2018
Buyer 5/1/2018 9:24:16 PM PDT Date

AuthentisIGN
Ryan A Caplinger 05/07/2018
Seller 5/7/2018 10:27:43 AM PDT Date

AuthentisIGN
Caplinger 05/07/2018
Seller 5/7/2018 10:29:59 AM PDT Date

EXHIBIT "A"
LEGAL DESCRIPTION

Order No.: 620034508

For APN/Parcel ID(s): P105833 / 340505-2-002-0201

That portion of the Southwest Quarter of the Northwest Quarter of Section 5, Township 34 North, Range 5 East of the Willamette Meridian, more particularly described as follows:

Commencing at the Southeast corner of Skagit County Short Plat No. 52-73, records of Skagit County, Washington;
thence North 00°24'49" West parallel with the East line of said Short Plat, for a distance of 579.37 feet to the true point of beginning;
thence along said East line, for a distance of 421.22 feet to the South line of the County road known as Old Day Creek Road;
thence North 48°27'58" East along said South line, for a distance of 113.96 feet to the beginning of a tangent curve of 606.62 foot radius, concave Southeasterly;
thence Northeasterly through a central angle of 32°17'31", for a distance of 341.89 feet;
thence South 00°22'47" East, for a distance of 636.62 feet;
thence South 89°17'37" West, for a distance of 391.32 feet to the East line of said Short Plat and the true point of beginning.

Situated in Skagit County, Washington.