



201902110041

02/11/2019 12:58 PM Pages: 1 of 2 Fees: \$100.00
Skagit County Auditor

Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL 19-0054

Applicant Name: Jordan Kok/Blackburn Concepts, LLC

Property Owner Name: Blackburn Concepts, LLC

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s):

P#(s): 33956; 350309-0-012-0003; within a Ptn of the SW ¼ of the NW ¼ of Sec 9, Twp. 35, Rge 3. As reflected by Boundary Line Adjustment PL01-0304, AF 200111150100.

Lot Size: approximately 0.3 acres

1. CONVEYANCE

X **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

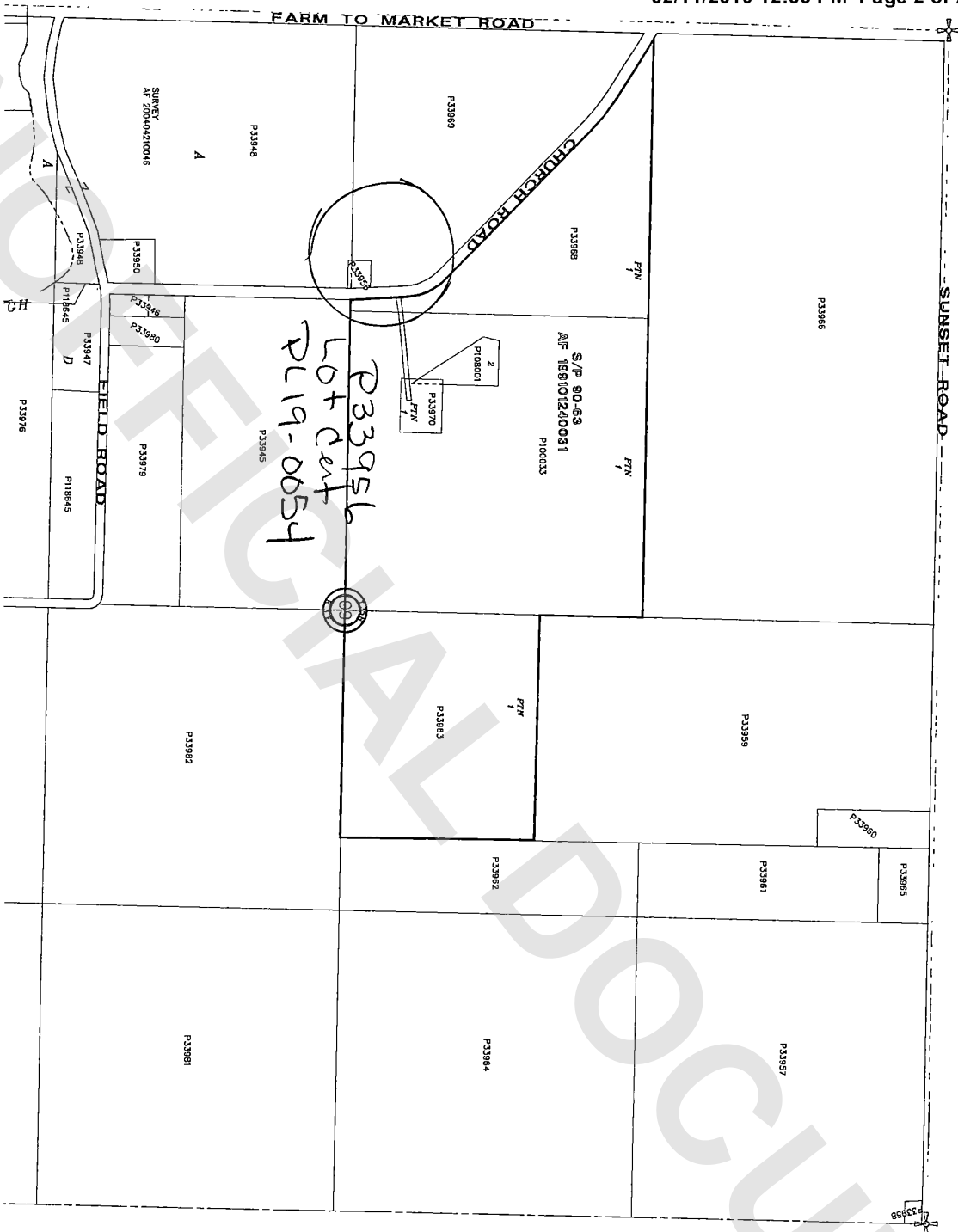
IS, the minimum lot size required for the zoning district in which the lot is located and therefore IS eligible to be considered for development permits.

X **IS NOT**, the minimum lot size required for the Agricultural-Natural Resource Land zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(vii) and therefore IS eligible to be considered for development permits.

Authorized Signature:

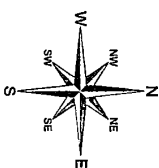
Date: 2/8/2019

See attached map for Lot of Record boundaries.



6	5	4	3	2	
7	8	9	10	11	
18	17	16	15	14	
19	20	21	22	23	
30	29	28	27	26	
31	32	33	34	35	

T 35 N R 03 E



0 400
Scale in feet

These maps were created from available public records and existing map sources, not from the surveys. Map features from all sources have been combined to create the most complete map. The Ordnance Survey map, while great care is taken in this process, maps from different sources vary in the precision of geographic location and accuracy of map features. The relative positioning of map features to one another results from combining different sources without tied "ground truthing".