



202004150025

04/15/2020 09:17 AM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: BP20-0256

Applicant Name: Steven and Julie Jacobson

Property Owner Name: Steven and Julie Jacobson

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

P#(s): P20393; 340217-0-018-0009; SW 1/4 of Sec. 17, Twp. 34, Rge. 2, WM. As reflected by

Boundary Line Adjustment PL04-0685, AF 200409100036.

Lot Size: 1.16

1. CONVEYANCE

- ☒ **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. (*per AF#*)
- ☐ **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.
- ☒ **IS NOT**, the minimum lot size required for the Rural Intermediate (RI) zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c) (vii)(A) and therefore IS eligible to be considered for development permits.

Authorized Signature: _____

Date: 04/14/2020

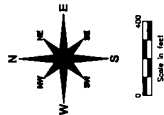
See attached map for Lot of Record boundaries.

SKAGIT
COUNTY

6	5	4	3	2	1
7	8	9	10	11	12
13	14	15	16	17	18
19	20	21	22	23	24
25	26	27	28	29	30
31	32	33	34	35	36

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* ATTENTION
THIS MAP WAS PREPARED BY THE
COUNTY ENGINEER'S OFFICE AND
DOES NOT REPRESENT THE
EXACT LOCATION OF THE PARCEL.
© 2020



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DATE	INIT.
DRAWN BY 1/1/20	LUS
REVISED 1/1/20	SP
PLOTTED 1/1/20	SP
CHECKED 1/1/20	SP
APPROVED 1/1/20	SP

Section 17
T 34 N R 02 E

