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04/16/2021 02:14 PM Pages: 1 of 4 Fees: \$108.50
Skagit County Auditor

Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL 21-0147

Applicant Name: Terry Wood

Property Owner Name: Terry & Cynthia Wood

The Department hereby finds that Lot 2, together with a Ptn of Lot 4 as shown on Plat of Summers Ridge recorded under AF 8106100001

Parcel Number: P82410; 4437-000-002-0003; within a Ptn of the NE ¼ of Sec. 9, and a Ptn of the NW ¼ of Sec. 10, all in Twp 33, Rge 3.

Approximately 5 acres

1. CONVEYANCE

- IS a** Lot of Record as defined in Skagit County Code (SCC) 14.04.020 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.

- IS NOT**, the minimum lot size required for the Rural Reserve zoning district in which the lot(s) is/are located, but does meet an exemption listed in SCC 14.16.850(4)(c)(i) and therefore **IS** eligible to be considered for development permits.

Authorized Signature: Gael Roder
See Attached Map

Date: 4/9/2021

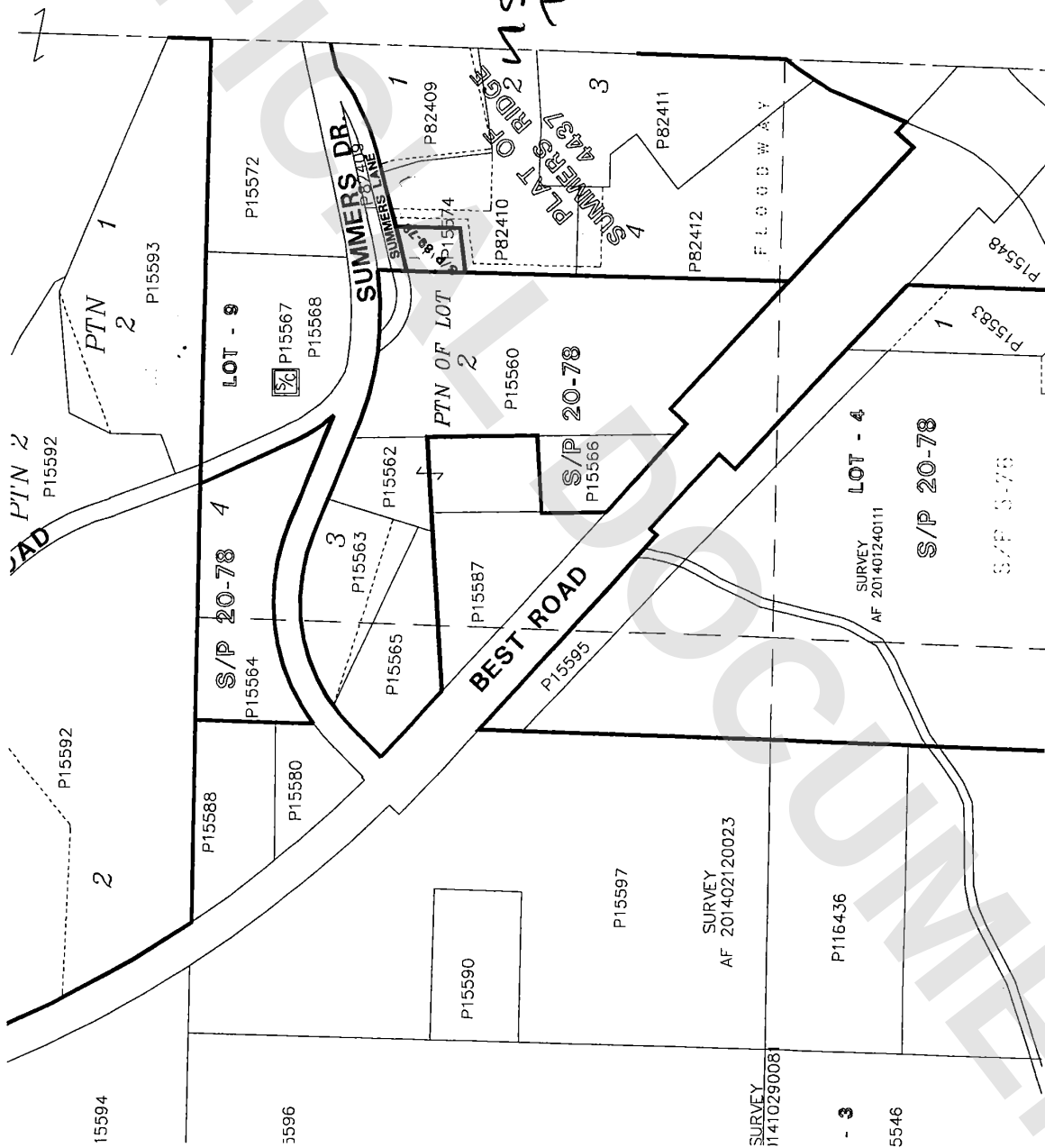


30	29	2
31	32	3

T 33

Sec 9
TWP 33
R9, 3

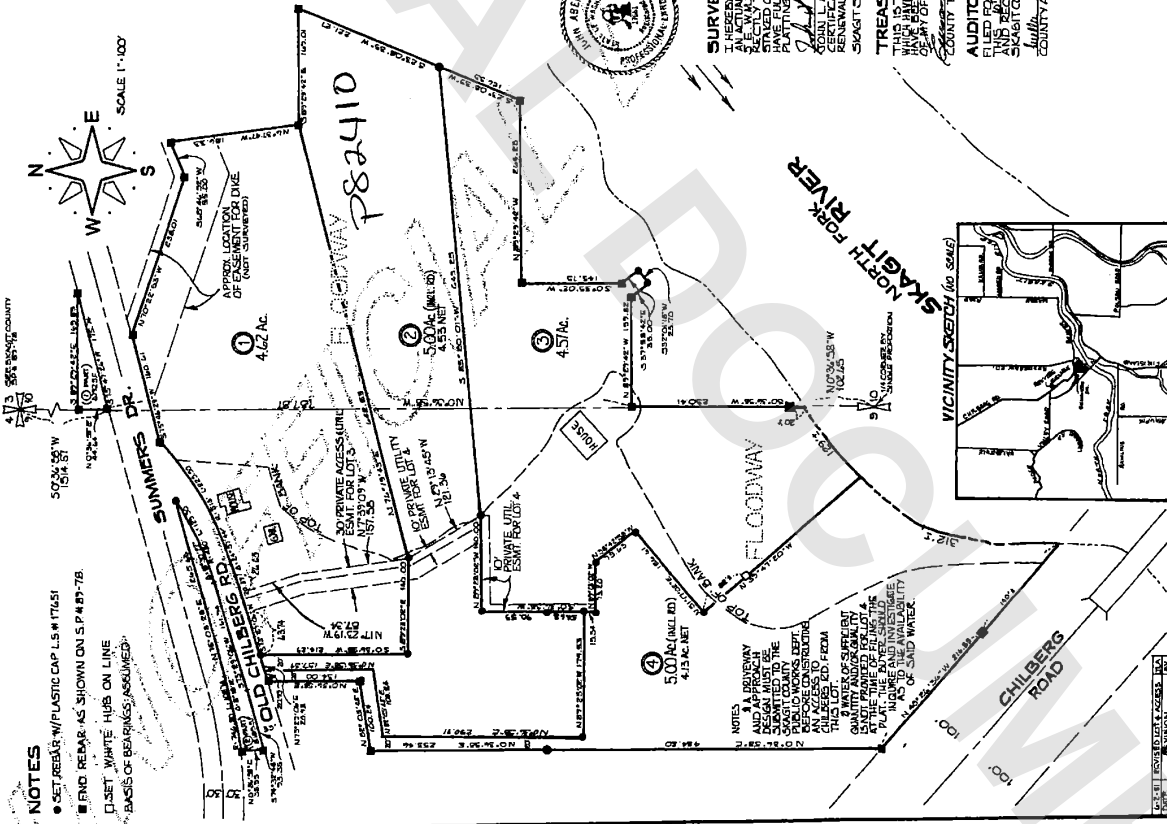
Sec 10
TWP 33
R9, 3



810510.0001

PLAT OF SUMMERS RIDGE

SECTION 10 TWP. 33 N. R. 16 E. S. 10 W.M. S.W. 1/4



NOTES

- SET REBAR W/ PLASTIC CAP L.S. # 171651
- END REBAR AS SHOWN ON S.P. 487-78
- SET WHITE HUBS ON LINE
- BASIS OF BEARINGS ASSUMED

LEGAL DESCRIPTION

A PORTION OF SECTION 10, TWP. 33 N., R. 16 E., S. 10 W.M., DESCRIBED AS LOT 2 & 4 OF SKAGIT COUNTY SHOE OF PLAT NUMBER 89-78.

DEDICATION

KNOW ALL MEN BY THESE PRESENTS THAT WE THE UNDERSIGNED OWNERS IN FEE SIMPLE OF CERTAIN PARCELS AND MORTGAGEE OF THE LAND HEREIN PLATTED HEREBY DO hereby dedicate and convey to the PUBLIC FOR PUBLIC PURPOSES AND INTERESTS AT THE OWNERS RISK AND THE RISK OF THE PUBLIC THE LOT AND BLOCKS SHOWN ON THIS PLAT FOR THE USE AND BENEFIT OF THE LOT AND BLOCKS SHOWN TO MAKE ALL NECESSARY ALLOTTMENTS AND GRADING OF THE STRAITS AND AVENUES SHOWN HEREON IN WITNESS WHEREOF WE HAVE SIGNED THESE INSTRUMENTS AND CLAIMS FOR DAMAGES AGAINST ANY ESTABLISHED CONSTRUCTION, DRAINAGE AND MAIN- TENANCE OF ROAD.

ACKNOWLEDGEMENTS

Notary Public for the State of Washington

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UTILITY EASEMENTS

UTILITY EASEMENTS ARE HEREBY RESERVED FOR AND GRANTED TO THE COUNTY OF SKAGIT FOR THE PURPOSES OF THE SKAGIT WATER AND SEWER SYSTEM AND FOR THE PURPOSES OF THE SKAGIT COUNTY PUBLIC UTILITIES DEPARTMENT.

CONSENT OF MORTGAGEE

KNOW ALL MEN BY THESE PRESENTS THAT THE FEDERAL LAND BANK OF SKAGIT COUNTY HAS CONSENTED TO THE FORECLOSURE OF THE MORTGAGE SHOWN HEREON HEREBY GRANTED BY THE FEDERAL LAND BANK OF SKAGIT COUNTY TO THE UNDERSIGNED.

TREASURER'S CERTIFICATE

THIS IS TO CERTIFY THAT ALL TAXES HEREON DUE AND PAYABLE HAVE BEEN PAID UPON THE LANDS HEREIN DESCRIBED BY AN OFFICER IN AND INCLUDING THIS YEAR OF 2021.

AUDITOR'S CERTIFICATE

THIS IS TO CERTIFY THAT ALL TAXES HEREON DUE AND PAYABLE HAVE BEEN PAID UPON THE LANDS HEREIN DESCRIBED BY AN OFFICER IN AND INCLUDING THIS YEAR OF 2021.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE PLAT OF SUMMERS RIDGE IS BASED UPON A SURVEY MADE BY ME OR UNDER MY SUPERVISION AND THAT THE SAME IS IN ACCORDANCE WITH THE PROVISIONS OF THE STATUTES OF THE STATE OF WASHINGTON.

NOTARY PUBLIC

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