



Return Name & Address:  
Skagit County Planning & Development  
1800 Continental Place  
Mount Vernon, WA 98273

09/09/2021 01:33 PM Pages: 1 of 2 Fees: \$204.50  
Skagit County Auditor

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES  
**LOT OF RECORD CERTIFICATION**

File Number: BP21-0448 Re-record AF #200603030123 to correct legal description and update ownership.

Applicant Name: Joe G Callender Jr and Irene B Callender

Property Owner Name: Joe G Callender Jr and Irene B Callender

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s): P121849 / 4839-000-015-0000

Lot Size: .65 acres Description: Lot 15, Plat of Pressentin Ranch, SW 1/4 NE 1/4 08-35-08

**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#* 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 Reserve (RRv) zoning district in which the lot is 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: Shannen Aungst Corrected Date: 09.09.2021

See attached map for Lot of Record boundaries.

