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08/26/2022 01:12 PM Pages: 1 of 2 Fees: \$204.50 Skapit County Auditor

Return Name & Address:

Skagit County Planning & Development Services 1800 Continental Place Mount Vernon, WA 98273

## SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

## LOT OF RECORD CERTIFICATION

File Number: SW22-0256 Applicant Name: Ian & Alysia Wilson Property Owner Name: Ian & Alysia Wilson Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s): P109053 / 350412-1-013-1400 Lot Size: 4.75 Acres Description: Lot 4, S/P 92-053 AFN 9602070094 (W ½ SW ¼ NE ¼ Sec 12, Twp. 35N, Rge 4 E, W.M.) 1. CONVEYANCE  $\boxtimes$ 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.  $\boxtimes$ 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: Date: 08/26/2022

See attached map for Lot of Record boundaries.

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PJ6JO5 SURVEY	P36303	### A B 3 2 1    S/P 96-003		UNION SOUARE		P 35285	P36284	P35283	-
				E ROAD	<i>8</i>	7 P36292	6 P36287	5 P35288 <b>S/P</b>	
7	AF 198312070001 3	Shall Offive P 26-83	2 \$/P 92-018 \$/P 92-018 AF 982-080-30-069 P 936-296 1:07 1:5:/P 25-85		UNION-5	PJ6291	9 P36290	S/P 119-77 P36289	-
		P36337 SURVEY AF 200010250014	P36328		P109053	3 AF199602070094	2 P109052 S/P <b>92-053</b>	† P36255	_
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P36324	P118146	DE 182 O O O O O O O O O O O O O O O O O O O		UNOPENED COUNTY R.O.W.	P36266	P36265	P.36271 SURVEY AF 199609280100		Lotcort 10256
P36325	P36323	,				SFATE RO	P36224		