



202301100001

01/10/2023 08:31 AM Pages: 1 of 2 Fees: \$204.50  
Skagit County Auditor

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

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**LOT OF RECORD CERTIFICATION**

File Number: BP22-1018

Applicant Name: Ronald E and Jamie R Mitchell

Property Owner Name: Ronald E and Jamie R Mitchell

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s): P39114 350515-0-011-0004

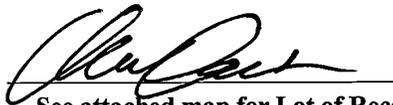
Lot Size: 1.41 Description: TAX 11 THAT PTN OF NW1/4 OF NE1/4 & OF THE SW1/4 OF NE1/4, SECTION 15, TOWNSHIP 35 NORTH, RANGE 5 EAST, W.M., DESC AS FOL. BEG AT INTERS OF THE E LI OF THE OLD STATE HWY 17A TH W'LY ALG THE N LI OF SD OLD STATE HWY 171' TO THE TRUE POB TH N 300' TH W 510' M/L TO THE W LI OF THE E1/2 OF W1/2 NE1/4 TH S ALG SD W LI TO N LI OF SD OLD ST HWY TH ELY TO POB LESS RT#0-011-02

**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#*     )

**2. DEVELOPMENT**

**IS NOT**, the minimum lot size required for the Agricultural - Natural Resource Lands (Ag-NRL) 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: 01.05.2023

See attached map for Lot of Record boundaries.

