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03/12/2024 10:05 AM Pages: 1 of 5 Fees: \$307.50
Skagit County Auditor

RETURN RECORDED DOCUMENT TO:

Valerie Newsom

2315 - 35th Ct.

Anacortes, WA 98221



WASHINGTON STATE DEPARTMENT OF
LICENSING

**Manufactured Home
Application**

For full instructions on completing this form,
see Manufactured Home Application Instructions, form TD-420-730.

Please check one:

- ☐ Title Elimination
☐ Transfer in Location
☒ Removal from Real Property

1 Manufactured Home				
Title purpose only (TPO)/Plate no.	Year 1995	Make Liberty	Length/Width (feet) 44 x 28	Vehicle identification no. (VIN) 09L28713XU
2 Land				
Manufactured home will be <input type="checkbox"/> Affixed <input checked="" type="checkbox"/> Removed		Real property Tax parcel no. P48554 Legal description on page _____		
Lot 10	Block	Plat name or Section/Township/Range Section 33/Township 36/Range 3		Quarter/Quarter section
Manufactured home physical location (Street address, City, State, ZIP code) 14639 East Edison Rd., Bow, WA 98232				Is location mobile home park? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
3 Grantor(s) Registered/Legal Owner(s) - Additional names on page _____				
County no.	No. registered owners 1	No. legal owners 1	Grantee name (if applicable)	
Name of registered owner Valerie J. Newsom			Washington driver license or UBI no. WDL12576013B	
Name of additional registered owner			Ownership - Joint tenants w/right of survivorship (JTWROS) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No Washington driver license or UBI no.	
Address (Address, City, State, ZIP code) 2315 35th Ct., Anacortes, WA 98221				
Name of legal owner Valerie J. Newsom			Washington driver license or UBI no. WDL12576013B	
Name of additional legal owner			Washington driver license or UBI no.	
Address (Address, City, State, ZIP code) 2315 35th Ct., Anacortes, WA 98221				
I declare under penalty of perjury under the law of Washington that I am/we are the registered owners of this manufactured home and the foregoing information is true and correct.				
Date and place (city or county) signed 3/12/24 Mount Vernon, WA		Registered owner signature X Valerie J. Newsom Title, if signing for a business		
Date and place (city or county) signed		Registered owner signature X Title, if signing for a business		
Notarization/Certification		State of <u>WA</u> , County of <u>Skagit</u>		
(Seal or stamp)		Signed or attested before me on <u>3/12/24</u>		
		by <u>Valerie Newsom</u> by _____		
		Print registered owner name <u>Valerie Newsom</u> by _____		
		Notary printed or stamped name <u>Valerie Newsom</u> and _____		
		Title _____ Dealer/county office number or notary expiration		

Manufactured home TPO/Plate or Vehicle Identification number (VIN) _____

4 Title Company Certification

PRINT or TYPE Name of person signing		Title company name
Position		(Area code) Phone number
I declare that the legal description of the land and ownership is true and correct according to the real property records.		
X		
Signature		Date

5 Building Permit Office Certification

I certify that		
<input type="checkbox"/> the manufactured home has been affixed to the real property as described.		
<input type="checkbox"/> a building permit has been issued for this purpose and the attachment will be inspected upon completion.		
PRINT or TYPE Name of person signing	Building permit office	Building permit number
Position	(Area code) Phone number	
X		
Signature		Date

6 Signature of Legal Owner(s)

Signature of legal owner indicates consent for Elimination of Title or Removal from real property.

X

Legal owner signature _____ Title, if signing for a business _____

X

Legal owner signature _____ Title, if signing for a business _____

Notarization/Certification State of _____, County of _____

Signed or attested before me on _____

(Seal or stamp) by _____ by _____

Print legal owner name _____ Print legal owner name _____

Notary printed or stamped name _____ Notary signature _____

Title _____ and **X** Dealer/county office number or notary expiration _____

7 Land Description

Legal description of land

See Exhibit "A"

Manufactured home TPO/Plate or Vehicle Identification number (VIN) _____

3 Dealer Report of Sale —Selling dealer complete this section					
PRINT or TYPE Dealer name				Washington dealer no.	
Date of sale	Purchase price		Tax jurisdiction/Tax rate		
<input type="checkbox"/> Sales Tax Exempt—Sale to a Certified Tribal member on the reservation (<i>attach notarized statement of delivery</i>).					
I declare under penalty of perjury under the law of Washington that this information is correct. The manufactured home is clear of encumbrances except as shown. Any required sales tax has been collected.					
Date and place (city or county) signed				<input checked="" type="checkbox"/> Dealer authorized signature	
5 County Auditor/Agent Licensing Office Approval (<i>not for use by subagents</i>)					
PRINT or TYPE Name Heather Lum				County office/VFS operator no. 260102	
I declare that the above application appears to be completed correctly, and the applicant has sufficient documentation to proceed with the recording of this form.					
<input checked="" type="checkbox"/> Signature Heather Lum				Date 3-12-24	
10 Title Fees					
Filing fee	Application	Mobile home fee	Elimination fee	Use tax	Subagent fees
					Total fees and tax

Anyone who knowingly makes a false statement of a material fact is guilty of a felony, and upon conviction may be punished by a fine, imprisonment, or both. RCW 46.12.750

EXHIBIT A
LEGAL DESCRIPTION

That portion of Government Lot 10, Section 33, Township 36 North, Range 3 East, W.M., described as follows:

Beginning at the intersection of the Westerly line of the Old County road through Lot 10 with a line parallel with and 330 feet South of the North line of said Lot 10 (said point being the Southeast corner of a tract conveyed April 26, 1893, to E.C. Brown by deed recorded in Volume 31 of Deeds, page 59, records of Skagit County, Washington);
thence West along the South line of said Brown Tract to the West line of Government Lot 10;
thence South along said West line to the Northerly line of the Old County road;
thence Northeasterly along said County road to the point of beginning.

EXCEPT that portion conveyed to David Swanson by deed recorded under Auditor's File No. 9612040001, records of Skagit County, Washington, described as follows:

Beginning at the intersection of the West marginal line of the County road with the North line of a tract conveyed to A. Hall by instrument recorded March 29, 1890, in Volume 10 of Deeds, page 293, records of Skagit County, Washington;
thence West along the North line of said A. Hall Tract a distance of 151 feet;
thence South a distance of 70 feet;
thence East parallel with said North line of said A. Hall Tract to the West marginal line of said County road;
thence Northeasterly along said West marginal line to the point of beginning.

ALSO EXCEPT that portion of Government Lot 10, Section 33, Township 36 North, Range 3 East, W.M., described as follows:

Beginning at the intersection of the West marginal line of the County Road with the North line of a tract conveyed to A. Hall by instrument recorded March 29, 1890, in Volume 10 of Deeds, page 293, records of Skagit County, Washington;
thence West along the North line of said A. Hall Tract a distance of 151 feet;
thence South a distance of 70 feet;
thence East parallel to said North line of said A. Hall Tract to the West marginal line of said County Road and the true point of beginning;
thence Southerly along said West marginal line of said County Road to a point that is 20 feet South of and parallel to the South line of a tract of land conveyed to David Swanson by deed recorded under Auditor's File No. 9612040001
thence Westerly, parallel to said Southerly line of said Swanson Tract, and the Westerly extension thereof, a distance of 185 feet, more or less, to a point that is 20 feet South and 25 feet West of the Southwest corner of said Swanson Tract;
thence North, parallel to the West line of said Government Lot 10, a distance of 70 feet, more or less, to a point that is 350 feet South of the North line of said Government Lot 10;
thence Westerly, parallel to said North line, to the West line of said Government Lot 10;
thence North 20 feet to a point 330 feet South of the North line of said Government Lot 10;
thence East along the South line of said A. Hall Tract to the Northwest corner of said Swanson Tract;
thence South 70 feet to the Southwest corner of said Swanson Tract;
thence East along the South line of said Swanson Tract to the point of beginning.

Situate in the County of Skagit, State of Washington.

Right to Manage Natural Resource Lands Disclosure

Skagit County's policy is to enhance and encourage Natural Resource Land management by providing County resident's notification of the County's recognition and support of the right to manage Natural Resource Lands, e.g., farm and forest lands.

Skagit County Code 14.38.030(2) requires, in specified circumstances, recording of the following disclosure in conjunction with the deed conveying the real property:

This disclosure applies to parcels designated or within 1 mile of designated agricultural land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County.

A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals; or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Washington State Law at RCW 7.48.305 also establishes that:

...agricultural activities conducted on farmland and forest practices, if consistent with good agricultural and forest practices and established prior to surrounding nonagricultural and nonforestry activities, are presumed to be reasonable and shall not be found to constitute a nuisance unless the activity or practice has a substantial adverse effect on public health and safety. ...An agricultural activity that is in conformity with such laws and rules shall not be restricted as to the hours of the day or days of the week during which it may be conducted.