


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

  
**202503310078**  
03/31/2025 02:28 PM Pages: 1 of 2 Fees: \$304.50  
Skagit County Auditor

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**LOT OF RECORD CERTIFICATION**

File Number: PLAN1-2025-0032

Applicant Name: Trueman Living Trust, Trueman Revocable Trust, William C Trueman, Etal Trustees

Property Owner Name: Trueman Living Trust Trueman Revocable Trust, William C Trueman, Etal Trustees

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s): P41542 / 350617-1-001-0001


Lot Size: 28.57 acres Description: Ptn Short Plat No. 24-77, Ptn NE 1/4, NE 1/4, 17-35-06

**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**

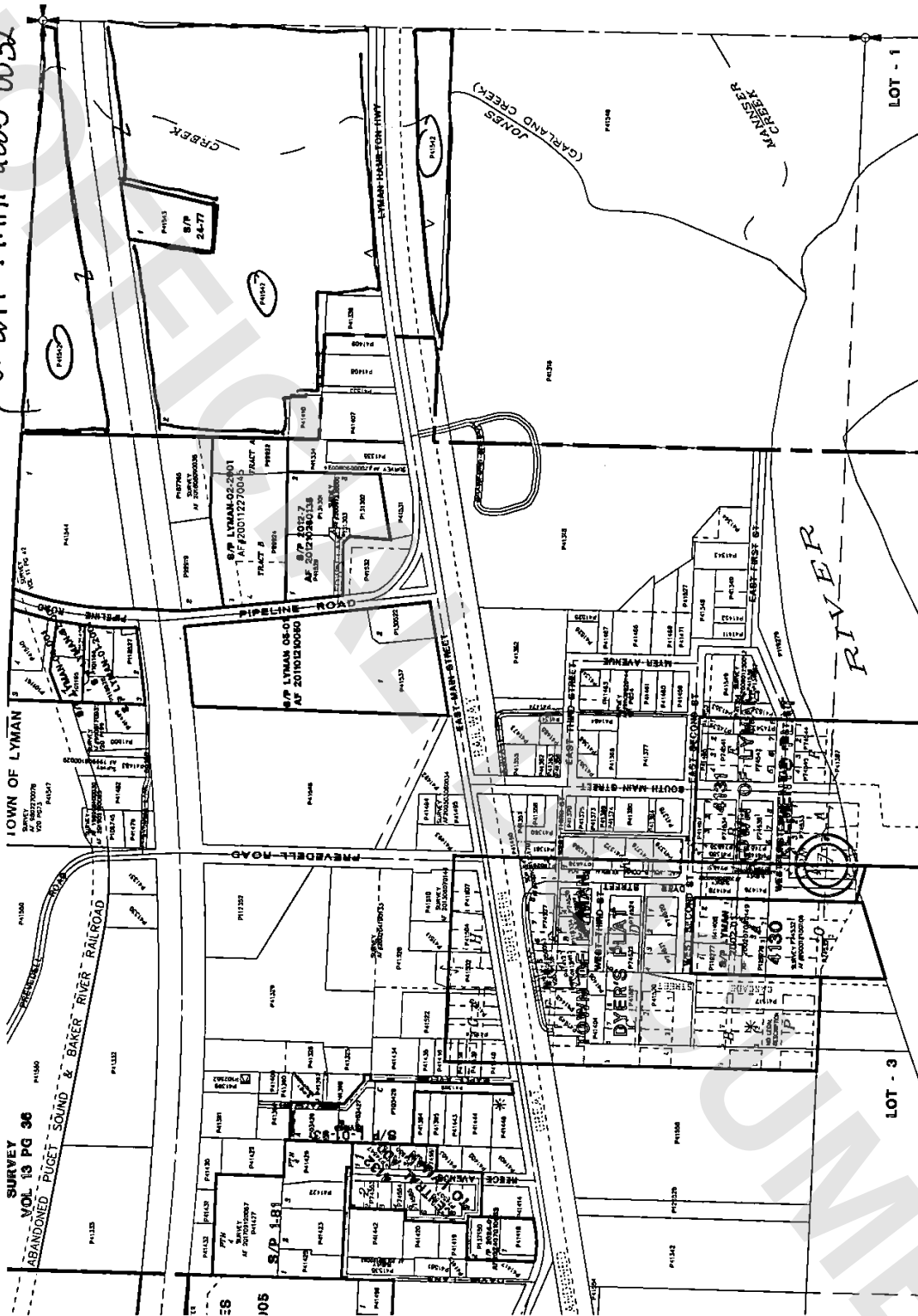
- IS**, the minimum lot size required for the Rural Reserve (RRv) zoning district in which the lot is located and therefore IS eligible to be considered for development permits.
- IS NOT**, the minimum lot size required for the Agricultural - Natural Resource Lands (Ag-NRL) zoning district in which the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

Authorized Signature: 

Date: 03/26/2025

See attached map for Lot of Record boundaries.

lot DA PLAN 2025-0032



SURVEY VOL 13 PG 36

ABANDONED PUGET SOUND & BAKER RIVER RAILROAD

S/P 181

S/P 24-27

4130

LOT - 1

LOT - 3