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Skagit 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: PLAN1-2025-0076

Applicant Name: SHERIDAN MEGHAN K / SHERIDAN DANIEL R

Property Owner Name: SHERIDAN MEGHAN K / SHERIDAN DANIEL R

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s): P65128 / 3905-000-016-0002

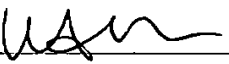
Lot Size: 0.42 acres Description: THE SOUTH 10 FEET OF LOT 15 AND ALL OF LOT 16, DRIFTWOOD TRACTS OF GUEMES ISLAND, SKAGIT CO., WASH., AS PER PLAT RECORDED IN VOLUME 6 OF PLATS, PAGE 15, RECORDS OF SKAGIT COUNTY, WASHINGTON, TOGETHER WITH TIDELANDS OF THE SECOND CLASS, ABUTTING.

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.

2. DEVELOPMENT

- ☒ **IS NOT** the minimum lot size required for the Rural Intermediate (RI) 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.

Submitted for Recording by:  LUNA BRADFORD Date: 7/8/25

Name and Signature

See attached map for Lot of Record boundaries.

