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09/10/2025 01:46 PM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

Return Name & Address:

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

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LEGAL LOT CERTIFICATION

File Number: PLAN1-2025-0094

Landowner Name: Wylie Dallas; Wylie, Inc.; 805 W Blackburn Road Unit 2, Mount Vernon

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s): P17003

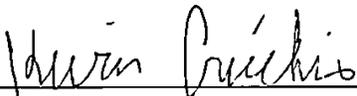
Lot Size: 8.20 Acres Description: CU F&A #25 AF#829673: DR 17: DK 3: PTN LT 3 S/P17-89 REC AF#8904270016 BEING A PTN W1/2 SECTION 20, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M., LY ELY OF FRONTAGE RD LYING SOUTH OF LOT 1 OF SAID SHORT PLAT.

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 14.70.040(3) and RCW 58.17.210 and therefore IS eligible for conveyance.

2. DEVELOPMENT:

- IS NOT**, the minimum lot size required for the Agricultural Natural Resource Lands Zoning District in which the lot is located, does not meet an exemption listed in SCC 14.17.060 and therefore IS NOT eligible to be considered for certain development permits.

Approved: 

Date: September 10, 2025

Name and Signature

See attached map for Lot of Record boundaries.

