

Return Name & Address:

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200703290128

Skagit County Auditor

3/29/2007 Page

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3 1:59PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**LOT OF RECORD CERTIFICATION**

File Number: PL 06-1063

Applicant Name: Christopher Larson

Property Owner Name: same

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

P#(s): 29869; 340436-0-012-0620; within a Ptn of the NW ¼ of the SE ¼ of Sec. 36, Twp 34, Rge 4.

Lot Size: approximately 1 ac.

**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.

**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 Village Residential 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 \_\_\_\_\_ zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(viii)(B) and therefore IS eligible to be considered for development permits

**IS NOT**, the minimum lot size required for the \_\_\_\_\_ zoning district in which the lot is located, does not meet an exemption listed in SCC 14.16.850(4)(c) and therefore IS NOT eligible to be considered for certain development permits.

Authorized Signature: How Roeder Date: 3/22/2007

See attached map.

UNOFFICIAL DOCUMENT

LOT - 6

LOT - 7

P29855

LIC  
P206-1063



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DECLARATION OF INNOCENT PURCHASER

I, Christopher N. Larson, declare that pursuant to RCW 58.17.210 and Skagit County Code 14.18.000(9), I am an innocent purchaser of real property for value and I have never received notice that the lot was not legally created as provided by Skagit County Code. In addition, I have not previously been granted innocent purchaser status by Skagit County. I understand that contiguous lots created in violation of Skagit County Code which were under the same ownership at the time of application for innocent purchaser status shall be recognized only as a single lot and combined through a boundary line adjustment.

I certify under penalty of perjury under the laws of the State of Washington that the foregoing is true and correct.

EXECUTED at Stanwood, Washington this 1st day of March, 2007.

Christopher N. Larson  
Declarant

Declarant

ACKNOWLEDGMENT

STATE OF WASHINGTON )  
SS )  
COUNTY OF SKAGIT )

On this day personally appeared before me Christopher Larson, known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purpose therein mentioned.

GIVEN under my hand and official seal the 1st day of March, 2007



Michelle L. Gomez Notary Public in and for the State of Washington residing at: Stanwood  
My Commission Expires: 05/13/09



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