

Return Name & Address:



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Skagit County Auditor \$74.00
4/29/2016 Page 1 of 2 12:08PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL 16-0192

Applicant Name: Donald & Sheryl McIntosh

Property Owner Name: same

The Department hereby finds that Lot 1, Block A, Plat of Cape Horn on the Skagit recorded in Volume 8, Pgs. 92-97, June 14, 1965, AF 668870

Parcel Number: P62855; 3868-001-001-0002; within a Ptn of the NE ¼ of Sec. 12, Twp 35, Rge 7.

1. CONVEYANCE

- IS a** Lot of Record as defined in Skagit County Code (SCC) 14.04.020 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 _____ 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(s) is/are located, but does meet an exemption listed in SCC 14.16.850(4)(c)(vii) and therefore **IS** eligible to be considered for development permits.

- IS NOT** the minimum lot size required for the Rural Intermediate 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 residential development permits. The subject property is located within the designated floodway of the Skagit River.

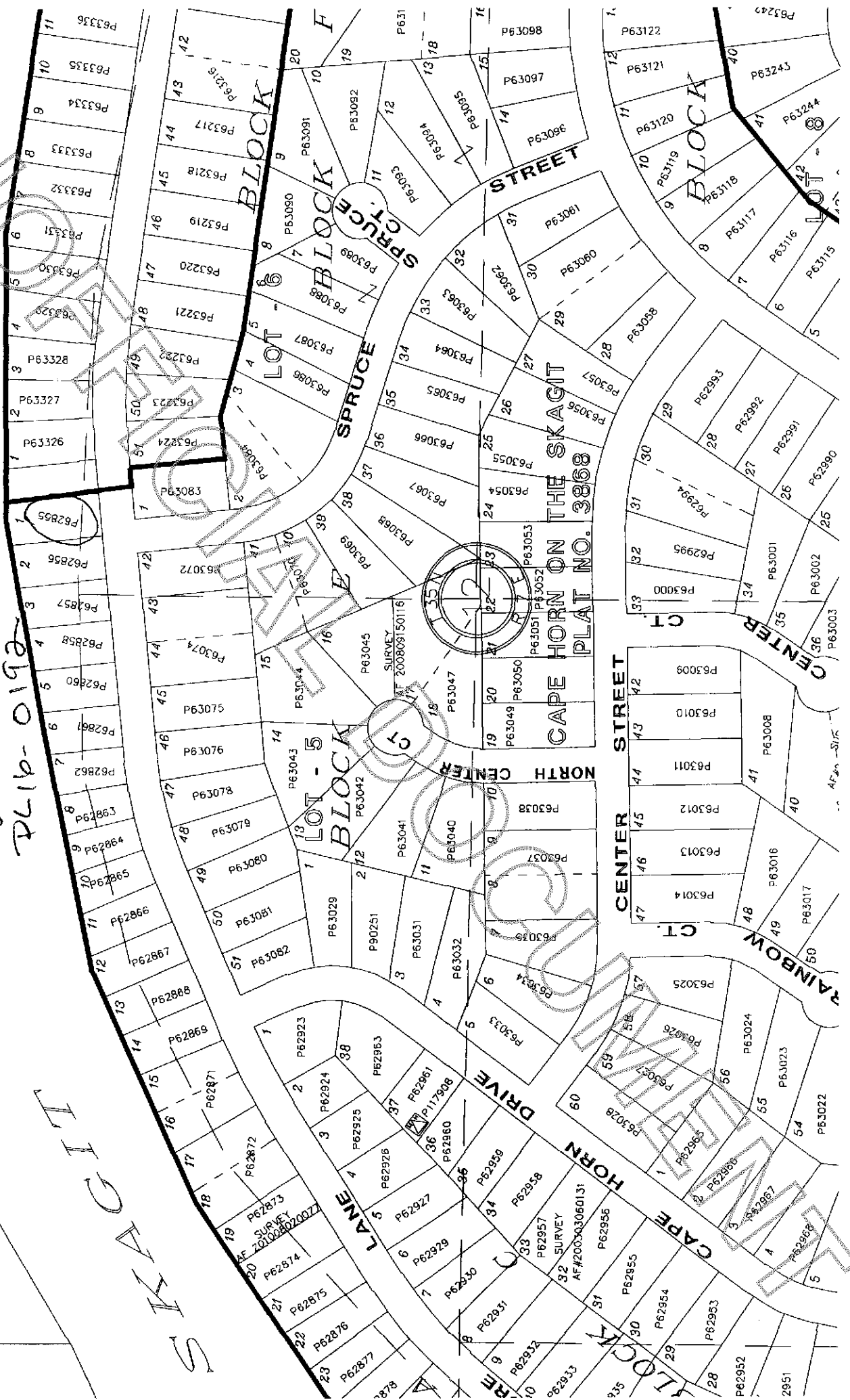
Authorized Signature:

Date: 4/28/2016

See Attached Map

RIVER

P 62855
Lot cont
PL 16-0192



SKAGIT

LOT - 5
BLOCK

LOT - 6
BLOCK

SPRUCE CT.

NORTH CENTER

RAINBOW DRIVE

CAPE HORN

CAPE HORN ON THE SKAGIT
PLAT NO. 3868

CENTER STREET

BLOCK

CENTER CT

RAINBOW

LOT