

Return Name & Address:



201608230053

Skagit County Auditor

\$74.00

8/23/2016 Page

1 of

2 1:49PM

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: PL_16-0322

Applicant Name: _ Travis Thompson

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): _40544; 350533-0-001-0400, within a Ptn of the NW ¼ of Sec 33, Twp. 35, Rge 5. AKA Tract 13, unrecorded survey, Panorama Plateau

Lot Size: _approximately 5 acres

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.

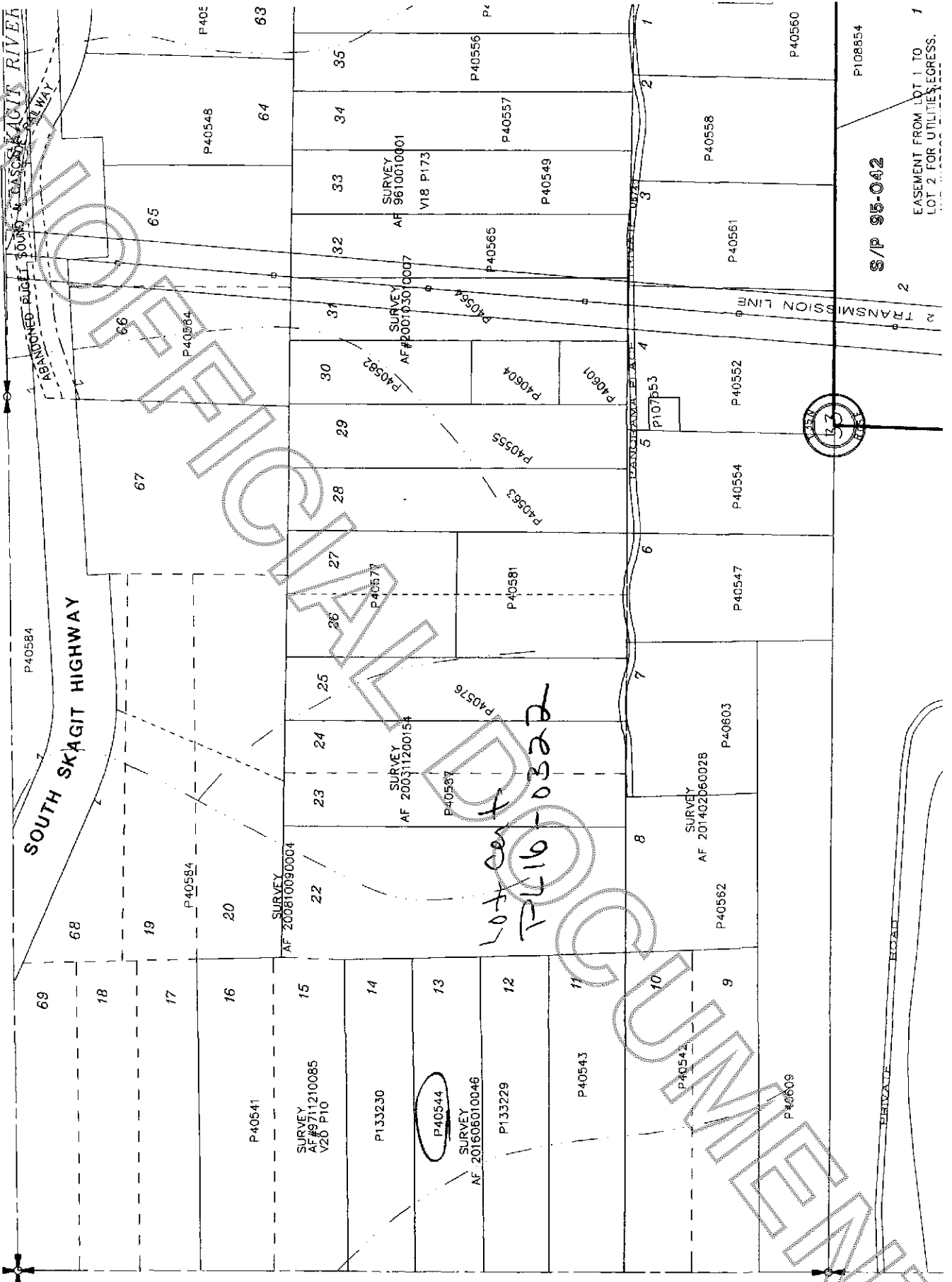
2. DEVELOPMENT

IS, the minimum lot size required for the _____ 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 _ Rural Reserve _ 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.

Authorized Signature: David Roder Date: _8/22/2016

See attached map.



S/P 95-042

EASEMENT FROM LOT 1 TO LOT 2 FOR UTILITIES.

P108854

P40560

P40558

P40561

P40552

P40554

P40547

P40603

SURVEY AF 20140260028

P40562

P40609

P40543

P133229

P40544

P133230

P40541

SURVEY AF #9711210085 V20 P10

SURVEY AF 200311200154

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SURVEY AF #200703010007

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