

When recorded return to:
Andrew Kesterson
23317 Morris Street
Sedro Woolley, WA 98284



Skagit County Auditor

\$75.00

6/7/2017 Page

1 of

3 2:02PM

COPY

Filed for record at the request of:



CHICAGO TITLE
COMPANY OF WASHINGTON

425 Commercial St
Mount Vernon, WA 98273

Escrow No.: 620030849

CHICAGO TITLE
620030849

DOCUMENT TITLE(S)

Skagit County Right to Manage Natural Resources Lands Disclosure

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED: _____

Additional reference numbers on page _____ of document

GRANTOR(S)

Joel L. Clayton and Julie A. Clayton

☐ Additional names on page _____ of document

GRANTEE(S)

Andrew Kesterson

☐ Additional names on page _____ of document

ABBREVIATED LEGAL DESCRIPTION

PTN SW NW, 25-35-04

Complete legal description is on page 3 of document

TAX PARCEL NUMBER(S)

P37633 / 350425-0-037-0003

Additional Tax Accounts are on page _____ of document

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

"I am signing below and paying an additional \$50 recording fee (as provided in RCW 26.15.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."

Signature of Requesting Party

Note to submitter: Do not sign above nor pay additional \$50 fee if the document meets margin/formatting requirements

**SKAGIT COUNTY
RIGHT-TO-MANAGE
NATURAL RESOURCE LANDS DISCLOSURE**

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Northwest Multiple Listing Service
ALL RIGHTS RESERVED

The following is part of the Purchase and Sale Agreement dated 05/01/2017
between Andrew Kesterson ("Buyer")
Buyer Joel L Clayton Seller Julie A Clayton ("Seller")
Seller
concerning 23317 Morris St Sedro Woolley WA 98284 (the "Property")
Address City State Zip

Buyer is aware that the Property may be subject to the Skagit County Right-to-Manage Natural Resource Lands Disclosure, Skagit County Code section 14.38, which states:

This disclosure applies to parcels designated or within 1 mile of designated agricultural - land or designated or within 1/4 mile of rural resource, forest or mineral resource lands of long-term commercial significance in Skagit County. A variety of Natural Resource Land commercial activities occur or may occur in the area that may not be compatible with non-resource uses and may be inconvenient or cause discomfort to area residents. This may arise from the use of chemicals or from spraying, pruning, harvesting or mineral extraction with associated activities, which occasionally generates traffic, dust, smoke, noise, and odor. Skagit County has established natural resource management operations as a priority use on designated Natural Resource Lands, and area residents should be prepared to accept such incompatibilities, inconveniences or discomfort from normal, necessary Natural Resource Land operations when performed in compliance with Best Management Practices and local, State, and Federal law.

In the case of mineral lands, application might be made for mining-related activities including extraction, washing, crushing, stockpiling, blasting, transporting and recycling of minerals. If you are adjacent to designated NR Lands, you will have setback requirements from designated NR Lands.

Seller and Buyer authorize and direct the Closing Agent to record this Disclosure with the County Auditor's office in conjunction with the deed conveying the Property.

Authenticated
Andrew Kesterson 05/01/2017
Buyer 10:31:36 AM PDT Date

Buyer Date

Joel Clayton 5/1/2017
Seller Date

Julie Clayton 5/1/2017
Seller Date

EXHIBIT "A"
LEGAL DESCRIPTION

Order No.: 620030849

For APN/Parcel ID(s): P37633 / 350425-0-037-0003

That portion of the South Half of the Northwest Quarter of Section 25, Township 35 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the North line of the Southeast Quarter of the Northwest Quarter of said Section, which is North 89°40' West, 617 feet from the centerline of Third Street, in the City of Sedro-Woolley, produced South;

Thence Southerly parallel with the centerline of Third Street, produced South, to a point on the North line of the County Road, said point being 60 feet North of the South line of said Southeast Quarter of the Northwest Quarter, said point being the true point of beginning of this description;

Thence Northerly parallel with the centerline of Third Street, produced South, a distance of 492 feet;

Thence West parallel with the South line of said South Half of the Northwest Quarter, a distance of 180 feet;

Thence Southerly parallel with the centerline of Third Street, produced South, a distance of 492 feet to the North line of said County Road;

Thence East along the North line of said County Road to the true point of beginning.

Situated in Skagit County, Washington.