



201801300070

Skagit County Auditor

\$75.00

1/30/2018 Page

1 of

2 1:52PM

Return Name & Address:

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SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

**PLAT LOT OF RECORD CERTIFICATION**

Re-record 201612300050 to correct legal description  
File Number:     PL     16-0487 REVISED

Applicant Name:     Montague C. Smith & Audrey Smith

Property Owner Name:     same \_\_\_\_\_

The Department hereby finds that Tract 6, Plat of Cimarron Ridge, recorded in May 28, 2002, AF 200205280187

Parcel Number: P119173, P119188, P119189; 4794-000-001-0000, 4794-000-001-0100, 4794-000-001-0200; within a Ptn of the NE ¼ of the SW ¼ of Sec. 1, Twp. 36, Rge 3. AKA Lot 1, Plat of Cimarron Ridge, AF 200205280187. All as a single unit. Approximately 29 acres

**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     Rural Reserve     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)(i) and therefore **IS** eligible to be considered for development permits.

Authorized Signature:     *Howe Boeder*  
**See Attached Map**

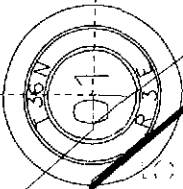
Revised Approval Date:

Date:     1/29/2018

UNOFFICIAL

P142886

SP PLO6-0018



P41

SURVEY  
V18 P140  
AF 9607240050

Lot C-1  
P116-0487 Revised

Lot 1 - Cimarron  
Bridge

P415 119173  
119188  
119189

As a single unit.

P47563

P4756

LAKE SAMISH ROAD

TRACT 7  
S/P 97-0045  
AF 200006150094  
TRACT 3

P119173  
P119190  
PTN B

A

TRACT 1  
FISH AND WILDLIFE HABITAT AREA

PTN A

P119188

TRACT 6

P116898

4

3

P116897

PLAT OF CIMARRON RIDGE

CIMARRON LANE

P119191  
C

1

TRACT 4

4794

AF 200006150094  
S/P 97-0045  
TRACT 2

P119194  
F

PTN E

TRACT 5

P116896

AF 200006150094

S/P 97-0045

TRACT 2

P47543

PTN A

SURVEY  
AF #990707008  
PTN A

SURVEY  
AF 199912020056

SURVEY  
AF 9606030003  
V18 PG95

P47555

P47566

P47567

P47556