

Return Name & Address:
Skagit County PDS
1800 Continental Place
Mount Vernon, WA 98273



202008110164

08/11/2020 01:23 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

LOT OF RECORD CERTIFICATION

File Number: SW20-0237

Applicant Name: Todd & Dana Reynolds

Property Owner Name: Todd A. & Dana M. Reynolds

Having reviewed the information provided by the applicant, the Department hereby finds that the parcel(s) bearing Skagit County Parcel Number(s): P49083 / 360407-4-008-0027

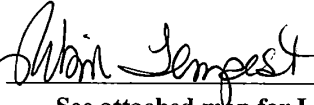
Lot Size: 1.15 Description: SE quarter of Section 07, Township 36, Range 04

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.

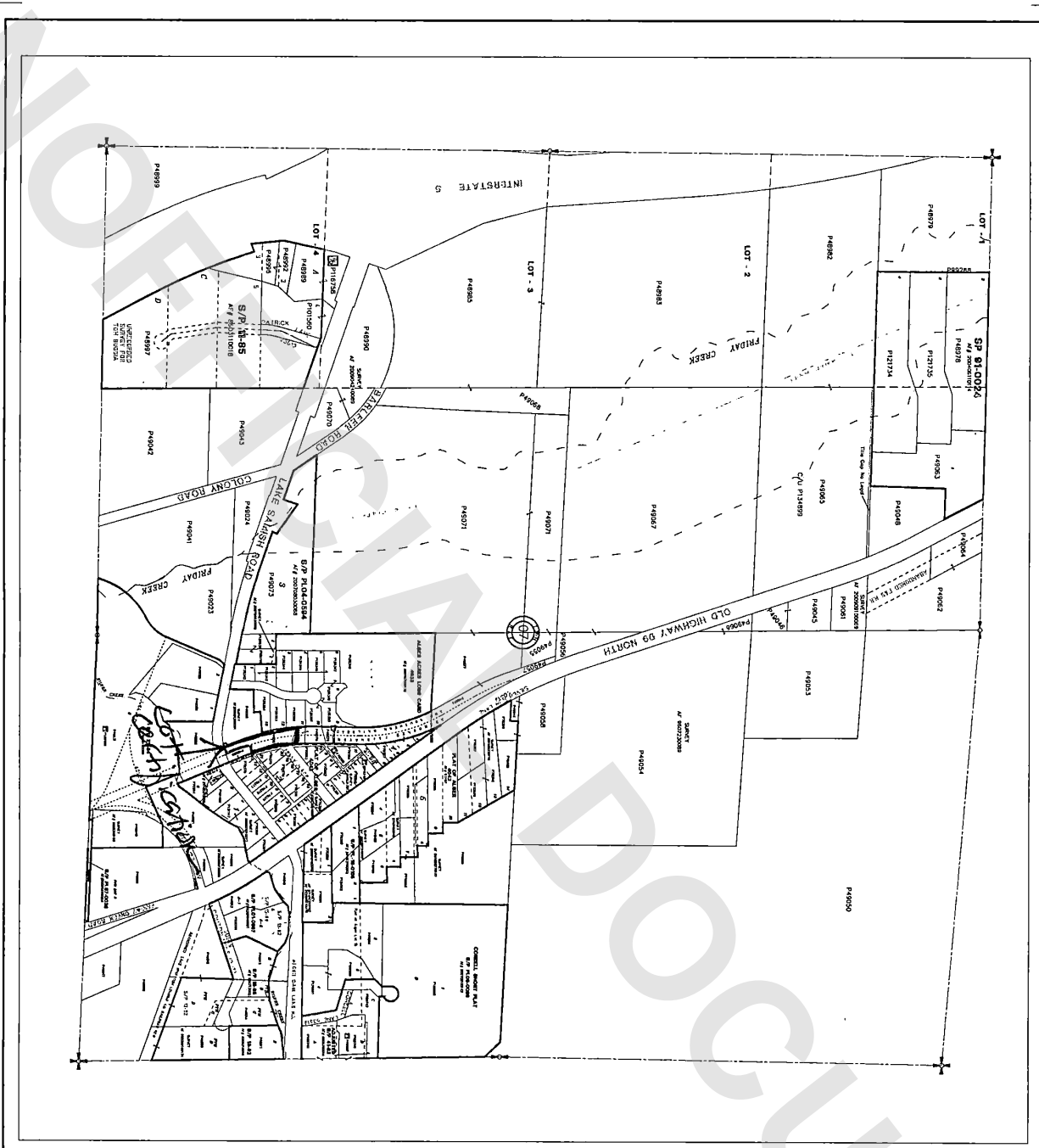
2. DEVELOPMENT

- 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 Village Residential (RVR) zoning district in which the lot is located, but does meet an exemption listed in SCC 14.16.850(4)(c)(vii)(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: 

Date: August 10, 2020

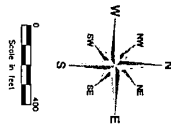
See attached map for Lot of Record boundaries.



Section 7
T 36 N R 04 E

DATE	INIT.
DRAWN BY	12/19/16 KFL
REVISED	1/2/18 SP
PLOTTED	1/2/20 SP
COUNTY CLERK	RENEE BROWN

NOTICE: This plat was prepared by a licensed surveyor and is subject to the provisions of the Surveying Act of 1981, as amended. The surveyor warrants that the plat is a true and correct representation of the survey. The surveyor does not warrant the accuracy of the information provided by the applicant. The surveyor is not responsible for any errors or omissions in this plat. The surveyor is not responsible for any errors or omissions in this plat. The surveyor is not responsible for any errors or omissions in this plat.



6	5	4	3	2	1
7	8	9	10	11	12
13	14	15	16	17	18
19	20	21	22	23	24
25	26	27	28	29	30
31	32	33	34	35	36

SKAGIT
COUNTY

T 36 N R 04 E