

Return Name & Address:

SKAGIT COUNTY PLANNING & DEVELOPMENT SERVICES

PLAT LOT OF RECORD CERTIFICATION

File Number: PL 20-0471

Applicant Name: Joan Williams

Property Owner Name: same

The Department hereby finds that Lots 1 & 2, Plat of Thunderbird Lane, recorded in Volume 8 of Plats, Pg. 76-77, September 14, 1964, AF 655882
Parcel Number: P70039; 4032-002-002-0008; within a Ptn of the SW ¼ of the NW ¼ of Sec. 24, Twp. 35, Rge 8.

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)(i) 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, does not meet an exemption listed in SCC 14.16.850(4)(c) and therefore **IS NOT** eligible to be considered for development permits. Subject property is located within the designated Floodway of the Skagit River.

Authorized Signature: [Signature]
See Attached Map

Date: 5/25/2021

SURVEY
AF NO. 8312080024

LOT - 7

P44193

SURVEY
AT 19951014001

C

P44191

P44190

PRIVATE ROAD

B



P44192

P44189

LOT - 5

LOT - 6

P44188

P70039
Lot Cont P-20-0471

NO LEGAL FINDING

THUNDERBIRD LANE

THUNDERBIRD LANE

THUNDERBIRD LANE
PLAT NO. 4032

COMMUNITY
CENTER

* NO LEGAL
FINDING

COURT

THUNDERBIRD LANE
BLOCK A

