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Skagit County Auditor

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3/16/2015 Page

1 of

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GUARDIAN NORTHWEST TITLE CO.

106267

**WASHINGTON STATE COUNTY AUDITOR/RECORDER'S
RECORDING SHEET**

Document to be recorded: LIS PENDENS

Reference numbers of related documents: None

Petitioner:

1. State of Washington

Respondents:

1. Margaret Ellen Moon, trustee of the Charles E. Moon Credit Trust
2. Margaret Ellen Moon, an individual
3. Skagit County

Legal Description is on page(s) 1-2 of the Lis Pendens.

Assessor's Property Tax Parcel Account Number(s): 330519-1-001-0002 (P18161),

Assistant Attorneys General Assigned to Case: Robert J. Hatfield and D. Thomas Wendel

Case Name: State of Washington v. Moon, et al.

County: Skagit County Superior Court

Cause No.: 15-2-00044-9

FA No.: n/a **Project No.:** A00930K **Parcel No.:** 1-23795

**STATE OF WASHINGTON
SKAGIT COUNTY SUPERIOR COURT**

STATE OF WASHINGTON,

Petitioner,

v.

MARGARET ELLEN MOON, trustee of the
Charles E. Moon Credit Trust; MARGARET
ELLEN MOON, an individual; and SKAGIT
COUNTY,

Respondents.

NO. 15-2-00044-9

LIS PENDENS

TO WHOM IT MAY CONCERN:

An action affecting the title to real property has been commenced in the Superior Court of Skagit County, State of Washington, and is now pending in this court. The property is more particularly described as follows:

DESCRIPTION:

The temporary right and easement to use and occupy the following described lands, to be designated as Parcel 1, for the purpose of placing personnel, machinery and equipment on said lands at any and all times to replace the existing culverts and for the purposes of clearing, grading, constructing stream and stream banks, and stream buffer planting and for the purpose of allowing personnel to enter on foot with light equipment to maintain physical access for plant establishment, monitoring, and maintenance activities for the replacement of plant material, removal of undesirable vegetation and noxious weed control, etc. from the date hereof until December 31, 2020.

Parcel 1:

All that portion of the hereinafter described TRACT "X" lying westerly of a line beginning at Highway Engineer's Station (hereinafter referred to as HES) 4+00 on the SR 9 line survey of SR 9, Mc Murray Vicinity; thence easterly to a point opposite said HES 4+00 and 30 feet easterly therefrom; thence northeasterly to a point opposite HES 5+00 on said line survey and 100 feet easterly therefrom; thence northeasterly parallel with said line survey to a point opposite HES 7+00 thereon; thence northerly to a point opposite HES 8+76± on said line survey and 50 feet southeasterly therefrom, said point being on the northerly boundary line of the southeast quarter of the northeast quarter of Section 19, Township 33 North, Range 5 East, W.M.; thence westerly along said northerly boundary line to a point opposite HES 8+70± on said line survey and 30 feet southeasterly therefrom; thence northwesterly to HES 8+70 on said SR 9 line survey and the end of this line description.

TRACT "X"

Parcel A:

The east half of the northeast quarter of Section 19, Township 33 North, Range 5 East, W.M., in Skagit County, Washington.

EXCEPT Northern Pacific Railroad right of way, Secondary State Highway #1A (now SR 9)

ALSO EXCEPT tract deeded to the State of Washington by deed dated February 20, 1953 recorded under Auditor's File No. 487107;

AND ALSO EXCEPT any portion lying within a tract conveyed to the State of Washington, Department of Natural Resources, by deed recorded July 17, 1968 under Auditor's File No. 715950.

AND ALSO EXCEPT that portion lying westerly of SR 9 as conveyed by Deed recorded November 12, 1998 under Skagit County Auditor's File No. 9811120099.

Parcel B:

That portion of that certain 100 foot wide strip of land conveyed to the Northern Pacific Railway Company by Deed dated October 24, 1913, and recorded November 10, 1913, as Auditor's File No. 99219, in Volume 95 of Deeds, page 316, records of Skagit County, which lies within the East ½ of the Northeast ¼ of Section 19, Township 33 North, Range 5 East, W.M., in Skagit County, Washington.

The lands herein condemned in temporary easement contain an area of 11,349 square feet, more or less, the specific details concerning all of which are to be found on sheet 1 of that certain plan entitled SR 9, Mc Murray Vicinity, now of record and on file in the office of the Secretary of Transportation at Olympia, and bearing date of approval January 27, 1953, revised December 30, 2014.


The object of the legal action is to acquire by condemnation the described lands, real estate, premises, and other property and/or property rights as a right of way for the State highway known as SR 9, the lands being in the County of Skagit, State of Washington.

The name of the Petitioner and Plaintiff in this action is the State of Washington, and the names of the Respondents and Defendants are:

Margaret Ellen Moon, trustee of the Charles E. Moon Credit Trust;
Margaret Ellen Moon, an individual; and
Skagit County

DATED this 11th day of March, 2015.

ROBERT W. FERGUSON
Attorney General


ROBERT J. NATFIELD, WSBA #39905
D. THOMAS WENDEL, WSBA #15445
Assistant Attorneys General
Attorneys for Petitioner State of Washington