

RETURN TO:

Patrick Hayden
PO Box 454
Sedro-Woolley, WA. 98284



202102170073

02/17/2021 09:01 AM Pages: 1 of 5 Fees: \$107.50
Skagit County Auditor

DOCUMENT TITLE(S) (or transactions contained herein):

STIPULATION AND ORDER OF DISMISSAL
(Skagit Co. Superior Court Cause No. 17-2-000651-6)

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

Skagit County Auditor's File No. 201701310059

GRANTOR(S) (Last name, first name and initials):

1. **Katrien, James**
2. **Reynolds, Michael**
3. **Skagit County, a Washington municipal corporation**

GRANTEE(S) (Last name, first name and initials):

1. **Katrien, James**
2. **Reynolds, Michael**
3. **Skagit County, a Washington municipal corporation**
4. **Public**

LEGAL DESCRIPTION (Abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range).

(2.7300 ac) BAT SW C OF W1/2 NW1/4 SW1/4 NW1/4, SECTION 14, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M., TH N 367FT TH E 262FT TO C/L OF HARVEY DAVIS CREEK TH IN A SLY & ELY DIR ALG C/L SD CREEK S 19-10-01 E 27.81FT TH S 16-29-00 W 41.20FT TH S 35-55-39 E 60.28FT TH S 0-27-48 E 70.31FT TH S 25-35-01 E 102.32FT TH DEPARTING FR SD CREEK C/L S 1-12-15 W 72.92FT TAP ON S LI SD SUBDIV TH N 88-07-23 W 512.65 FT TO TPOB

ASSESSOR'S PARCEL/TAX I.D. NUMBER:

P41173/350614-0-0004-0102

I, MELISSA BEATON, Clerk of the Superior Court of the State of Washington, for Skagit County, do hereby certify that this is a true copy of the original now on file in my office. Dated 2-9-2021



MELISSA BEATON, County Clerk

By: Mary Dehl
Deputy Clerk

FILED
SKAGIT COUNTY CLERK
SKAGIT COUNTY, WA

2021 FEB -8 PM 2:55

FILED
SKAGIT COUNTY CLERK
SKAGIT COUNTY, WA

2021 FEB -9 PM 2:40

IN THE SUPERIOR COURT OF WASHINGTON FOR SKAGIT COUNTY

JAMES KATRIEN, as his separate property,
and MICHAEL REYNOLDS, as his separate
property,

Plaintiffs/Petitioners,

Vs.

SKAGIT COUNTY, a Washington municipal
corporation,

Defendant/Respondent.

Case No.: 17-2-00651-6

STIPULATION AND ORDER OF
DISMISSAL

I. STIPULATION

This matter coming on before the undersigned judge of the above entitled court on the date indicated, the Plaintiffs being represented by Patrick M. Hayden, the Defendants being represented by the Skagit County Prosecuting Attorney and Will Honea, Civil Deputy Attorney, NOW THEREFORE, the parties hereby stipulate as follows:

1. Plaintiffs are owners of real property described above by Parcel No. and abbreviated legal description, situated in Skagit Co., Washington, incorporated herein by reference.

2. In 2005 the office of Skagit County Planning and Development Services initiated a code enforcement investigation under file No. CE5-0151. On August 6, 2006, Skagit County issued a Notice and Order to Abate for construction of a residence in the floodway on said real

STIPULATION AND ORDER OF DISMISSAL - 1

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ORIGINAL

property. On January 31, 2017 Skagit County recorded a Certificate of Non-Compliance in Skagit County Auditor's File No. 201701310059, to enforce the 2006 Notice and Order.

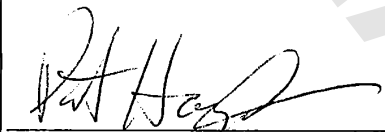
3. Defendant hereby withdraws and vacates the actions described in Section 2 above, and vacates and withdraws the Certificate recorded in Skagit County Auditor's File No. 201701310059, so the same is of no force and effect, and without civil or criminal penalties or costs to Plaintiffs.

4. The Plaintiffs agree to dismiss this action without prejudice. The relief granted in Section 2 of the Order is reserved to Plaintiffs and not merged with the Order.

5. Each party should bear their own costs and attorney fees.

6. The parties and their attorneys stipulate to entry of the sub-attached order without notice of presentation.

Dated this 1 day of February, 2021.

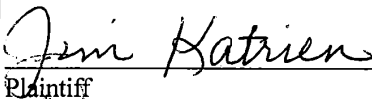


Patrick M. Hayden, WSBA # 11061
Attorney for Plaintiffs



Will Honea, WSBA # 33528
Skagit County Pros. Office, Civil Deputy

Attorney for Defendant



Plaintiff



Plaintiff

III. ORDER

This matter coming on before the undersigned judge of the above-entitled court on the date indicated, the Plaintiffs being represented by Patrick M. Hayden, the Defendant being represented by Will Honea, Civil Deputy, Skagit County Prosecutor's Office, and the court having reviewed the files and records, and being fully advised in the premises, now therefore,

STIPULATION AND ORDER OF DISMISSAL - 2

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1 IT IS HEREBY ORDERED, ADJUDGED AND DECREED AS FOLLOWS:

2 1. This court has jurisdiction over the parties and subject matter of this action.

3 2. The code enforcement action for construction of a residence in the floodway under file
4 No. CE5-0151, the Notice and Order to Abate for construction of a residence in the floodway on
5 said real property issued by Defendant dated August 6, 2006, and the Certificate of Non-
6 Compliance recorded by Defendant in Skagit County Auditor's File No. 201701310059, to
7 enforce the 2006 Notice and Order, are hereby withdrawn and vacated, so the same is of no force
8 and effect, and without civil or criminal penalties or costs to Plaintiffs. The foregoing is without
9 prejudice to enforcement actions in the future, but such actions will be subject to all claims and
10 defenses of Plaintiffs, which are reserved to them.

11 3. The remaining claims and requests for relief herein are dismissed without prejudice to
12 Plaintiffs. The relief granted in Section 2 is reserved to Plaintiffs and not merged with this order.

13 4. Each party shall bear their own costs and attorney fees.

14 Dated this 9th day of February, 2021.

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18 JUDGE

19 Elizabeth Yost Nridzowski
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STIPULATION AND ORDER OF DISMISSAL - 3

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2 Presented by; Entry stipulated to:

3 
4

5 Patrick M. Hayden, WSBA # 11061

6 Attorney for Plaintiffs

7 Approved for entry; Entry stipulated to;
8 Notice of presentation waived:

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10

11 Will Honea, WSBA # 33528

12 Civil Deputy, Skagit County Prosecutor's Office

13 Attorney for Defendant
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STIPULATION AND ORDER OF DISMISSAL - 4

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