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When recorded return to:  
Cody Corfe  
22286 Prarie Road  
Sedro Woolley, WA 98284

**DOCUMENT TITLE(S)**

Memorandum of Understanding

**REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:** \_\_\_\_\_

Additional reference numbers on page \_\_\_\_\_ of document

**GRANTOR(S)**

Al Morgan

Dale R. Abbott and Michelle Walker

Additional names on page \_\_\_\_\_ of document

**GRANTEE(S)**

Cody Corfe

Additional names on page \_\_\_\_\_ of document

**ABBREVIATED LEGAL DESCRIPTION**

PTN SE 1/4 NE 1/4 SEC 26-36-4E, W.M.

NW 1/4 SW 1/4

Complete legal description is on page \_\_\_\_\_ of document

**TAX PARCEL NUMBER(S)**

P50076 / 360426-2-007-0003, P50029 / 360426-2-003-0007 and P49998 / 360426-0-001-0003

Additional Tax Accounts are on page \_\_\_\_\_ of document

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

"I am signing below and paying an additional \$50 recording fee (as provided in RCW 36.18.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."

\_\_\_\_\_  
Signature of Requesting Party

Note to submitter: Do not sign above nor pay additional \$50 fee if the document meets margin/formatting requirements

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42b344e3a91d-2f9670c4-9a35-e1f1-b8f40000c3a8791d

CC 06/28/24

*lcfm*  
6-29-24

Memorandum of Understanding

Re: The Property Boundary between 22286 Prairie Road (Skagit County Parcel # P50076) and 22290 Prairie Road (Skagit County Parcel # P50083), Sedro-Woolley, Washington.

The north/south property boundary line was surveyed on 10 April 2024 by Northwest Surveying and GPS, Inc. of Lynden Washington. From the northern terminus, the line runs true down the steel fence separating the two driveways until roughly 425 feet from the southern terminus where the fence separating the two properties begins to veer east of the true line. This occurred because at the time the fence was laid there was a steel marker in the ground at the southern terminus whose location was presumed to be the true boundary marker but which in fact is located 14.5 inches east of the actual boundary.

We, the undersigned, recognize that the southernmost 425 ft. of pasture fence is not situated on the property boundary, but the fence will be allowed to remain in its current location until it needs to be replaced. At that time, it will be moved onto the true property boundary as defined by the 10 April 2024 survey.

Signed by the Property Owners as of 10 April 2024:

*Al Morgan* Date 4-17-24

Al Morgan

22286 Prairie Road

Sedro-Woolley, WA 98284

*Dale R. Abbott* Date 4/17/24

Dale R. Abbott

22290 Prairie Road

Sedro-Woolley, WA 98284

Witness *Lynn J. Lowe* 4/17/24 *Debra L. Lowe*

*Lynn J. Lowe* 4/17/24 *HARRY M. LOWE*

Chicago Title Insurance Company

This legal description is taken from recorded vesting document.

QUIT CLAIM DEED AF# 200112140020

Address: 22290 Prairie Road, Sedro Woolley WA 98284

**PARCEL A:**

That portion of the Southeast Quarter of the Northwest Quarter of Section 26, Township 36 North, Range 4 East of the Willamette Meridian, described as follows:

Commencing at an existing iron pipe at the West Quarter corner of said Section 26;  
thence North 89°50'00" East, along the South line of said Northwest Quarter of Section 26, 1222.65 feet to the Southwest corner of the East 99 feet of the Southwest Quarter of the Northwest Quarter of Section 26;  
thence North 00°19'53" West along the West line of said East 99 feet, 1211.77 feet to the South margin of the County Road formerly known as Warner Road and now known as Prairie Road;  
thence North 89°53'45" East, along said South margin, 454.26 feet to a point to be hereinafter referred to as Point C;  
thence continue North 89°53'45" East, along said South margin, 223.00 feet to an intersection with the West line of the East 743 feet of said Southeast Quarter of the Northwest Quarter of Section 26;  
thence South 00°21'00" East along said West line, 205.00 feet to the true point of beginning;  
thence continue South 00°21'00" East, along said West line, 1006.04 feet to the South line of said Northwest Quarter of Section 26;  
thence South 89°50'00" West along said South line, 223 feet to a point that is South 00°21'00" East from said Point C;  
thence North 00°21'00" West, 1006.28 feet to a point that is South 89°53'45" West from the true point of beginning;  
thence North 89°53'45" East 223.00 feet to the true point of beginning.

**PARCEL B:**

A non-exclusive easement for ingress and egress, roadway, public and private utilities being 60 feet in width with the centerline of which is described as follows:

Beginning at before mentioned Point C;  
thence South 00°21'00" East 280 feet to the terminus of said centerline.

ALL situated in Skagit County, Washington.

Tax Account No.: ~~A166020-0160002/P76748~~ 360426-2-007-0805 P50083

\*This legal description was obtained from the last vesting document of record and is provided as a courtesy only. It has not been examined for insurability or legal effect and no liability is assumed by this Company for reliance thereon. Reference should be made to the Commitment for Title Insurance issued in connection with the title order.\*

**LEGAL DESCRIPTION**

Order No.: 620056280

For APN/Parcel ID(s): P50076 / 360426-2-007-0003, P50029 / 360426-2-003-0007 and P49998 / 360426-0-001-0003

THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND A PORTION OF THE EAST 99 FEET OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER, ALL IN SECTION 26, TOWNSHIP 36 NORTH, ERANGE 4 EAST, W.M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT AN EXISTING IRON PIPE AT THE WEST QUARTER CORNER OF SAID SECTION 26;  
THENCE NORTH 89°50'00" EAST ALONG THE SOUTH LINE OF SAID NORTHWEST QUARTER OF SECTION 26, 1,222.65 FEET TO THE SOUTHWEST CORNER OF SAID EAST 99 FEET AND THE TRUE POINT OF BEGINNING;  
THENCE NORTH 0°19'53" WEST ALONG THE WEST LINE OF SAID EAST 99 FEET, 1,211.77 FEET TO THE SOUTH MARGIN OF THE COUNTY ROAD KNOWN AS WARNER ROAD;  
THENCE NORTH 89°53'45" EAST ALONG SAID SOUTH MARGIN, 454.26 FEET TO A POINT TO BE HEREINAFTER REFERRED TO AS POINT "C";  
THENCE SOUTH 0°21'00" EAST 1,211.28 FEET TO SAID SOUTH LINE OF SAID NORTHWEST QUARTER OF SECTION 26;  
THENCE SOUTH 89°50'00" WEST ALONG SAID SOUTH LINE, 454.65 FEET TO THE TRUE POINT OF BEGINNING;  
EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS:

BEGINNING AT BEFORE MENTIONED POINT "C";  
THENCE SOUTH 0°21'00" EAST 205 FEET;  
THENCE SOUTH 89°53'45" WEST 394.52 FEET;  
THENCE NORTHERLY PARALLEL WITH SAID WEST LINE 205 FEET TO SAID SOUTH MARGIN;  
THENCE NORTH 89°53'45" EAST ALONG SAID SOUTH MARGIN, 394.26 FEET TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH THAT PORTION OF THE NORTH 247.5 FEET OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 26, LYING NORTHEAST OF A LAKE AS IT EXISTED ON APRIL 22, 1931, AND REFERRED TO IN DEED RECORDED AUGUST 22, 1932, IN VOLUME 154 OF DEEDS, PAGE 503, UNDER AUDITOR'S FILE NO. 252339 TO CHARLES LOUIS MEINS.

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS, ROADWAY, PUBLIC AND PRIVATE UTILITIES BEING 60 FEET IN WIDTH, THE CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS:

BEGINNING AT BEFORE MENTIONED POINT "C";  
THENCE SOUTH 0°21'00" EAST 260 FEET TO THE TERMINUS OF SAID CENTERLINE.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.