



January 16, 2026

Legal status of King County Department of Natural Resources, Parks Division to use a portion of SE 247th Street for access to logging work

King County Department of Natural Resources, Parks Division (Parks) researched property records to determine the ownership status and legal use of SE 247th Street just west of Landsburg Road SE in central King County, east of Maple Valley. Parks is planning a forestry thinning project to improve the long-term health and resilience of the Douglas-fir forest on a majority of parcel 1922079002. Parks plans to build a temporary access road from SE 247th St into the Parks parcel, which will be used by log trucks and other vehicles to complete the project. Comments from neighbors suggested the portion of SE 247th St needed by Parks was privately owned. This document summarizes Parks research and includes documentation of our conclusion that Parks does have legal access to the portion of SE 247th St immediately north of the Parks-owned parcel 1922079002, and bears maintenance and repair responsibilities.

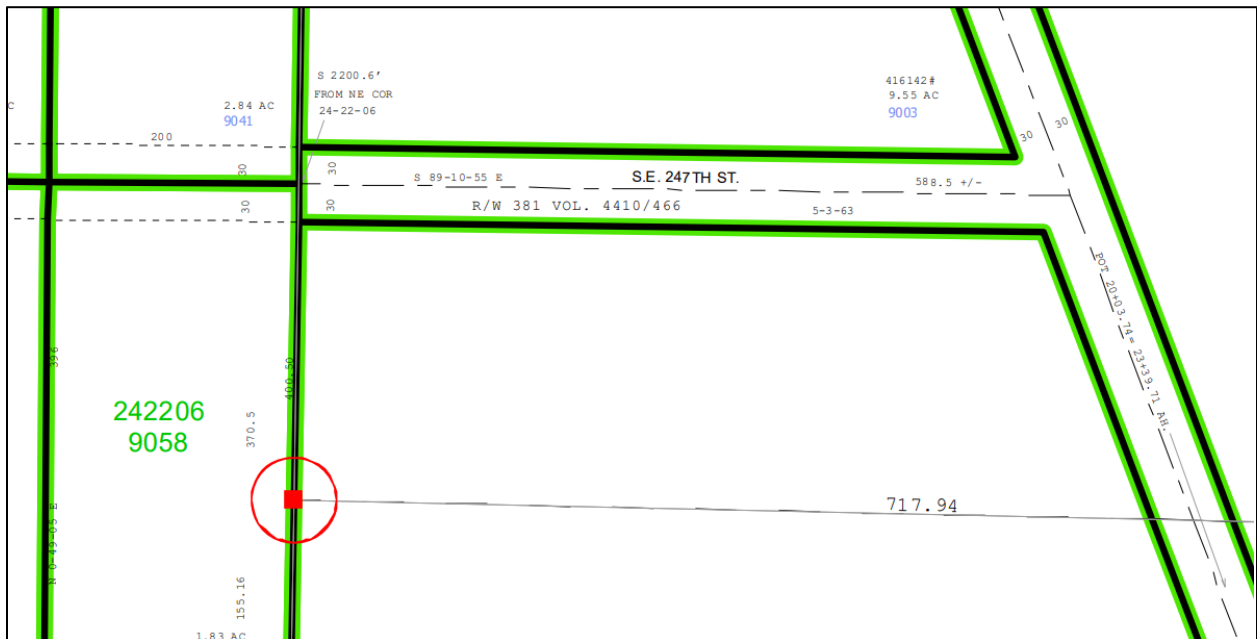


Figure 1: Rights-of-way legal map of SE 247th St, west of Landsburg Road SE

1) SE 247th St north of parcel 1922079002 is public right-of-way

Parks Land Management Unit and Department of Local Services, Road Services Division (KC Roads) researched SE 247th St ownership and concluded it is King County-owned right-of-way



(ROW) (not Parks owned). It is known as ROW 381. It was Quit Claimed to King County by the City of Seattle in 1963 (see attachment). It remains a county-owned right-of-way but has not been accepted for maintenance by KC Roads. Immediately west of parcel 1922079002, SE 247th St crosses onto private properties. Easement access across the private properties is established in the "Mountain Dev Co Easement 5561691" and "Landsburg - Weyerhaeuser to KC Road Easement 6082147," both attached. Parks does not plan to use portions of SE 247th St other than ROW 381 north of the Parks-owned parcel 1922079002.

2) SE 247th St is privately maintained, and Parks will maintain and fix any damages for the project duration

Parks acknowledges that SE 247th St is privately maintained. Parks will maintain and fix any damages along the length of SE 247th St immediately north of the Parks-owned parcel 1922079002 that are caused by the forestry project, for the duration of the project.

Parks will obtain a Right of Way Use Permit from King County Department of Local Services before work can begin.

Paul Fischer
Senior Forester
King County Department of Natural Resources & Parks
206-817-8259 | pfischer@kingcounty.gov

QUITCLAIM DEED

5586055

THE CITY OF SEATTLE, a municipal corporation of the State of Washington, in consideration of Two Hundred Dollars (\$200.00) to it paid, hereby conveys and quitclaims to King County all right, title and interest in and to the following described real estate in King County, Washington, to-wit:

247th St

A 60 foot wide strip of land in the N.W. 1/4 of Sec. 19, Twp. 22 N. R. 7 E. W.M., having 30 feet of said width on each side of the following described centerline:

Beginning at the Northeast corner of Section 24, Twp. 22 N. R. 6 E. W. M., thence S. 0°19'05" West along the East line of said Section 24, a distance of 2200.6 ft. to a point, which is the true point of beginning; thence S. 89°10'55" E. a distance of 588.5 ft. more or less to the westerly margin of Landsberg Road, and thence continuing 30 ft. more or less to the centerline of said road.

to 247th St

Containing 0.81 acres more or less
R/W S.E. 247th Street

IN WITNESS WHEREOF, the said City of Seattle has caused this instrument to be executed by its Mayor and City Comptroller thereunto duly authorized pursuant to the provisions of Ordinance 91959 and has caused its corporate seal to be hereunto affixed this 3rd day of May, 1963.

THE CITY OF SEATTLE

Gordon S. Clinton
By _____
Its Mayor

ATTEST:

C. G. Erlundson

Its City Comptroller

STATE OF WASHINGTON)

COUNTY OF KING)

On this 3rd day of May, 1963, before me personally appeared Gordon S. Clinton and C. G. Erlundson, to me known to be the Mayor and City Comptroller, respectively, of the municipal corporation that executed the within and foregoing instrument, and acknowledge said instrument to be the free and voluntary act and deed of said municipal corporation for the uses and purposes therein mentioned and on oath stated that they were authorized to execute said instrument, and that the seal affixed is the corporate seal of said municipal corporation.

Witness my hand and official seal the day and year in this certificate first above written.

Notary Public in and for the State of Washington, residing at Seattle, Washington.

RIGHT OF WAY EASEMENT FOR COUNTY ROAD

6082147

WEYERHAEUSER PROPERTIES, INC., a Washington corporation of Tacoma, Washington, Grantor, which, as Mountain Development Company, acquired certain rights in and to the hereinafter described real property, said rights and property being as shown on the attached copy of "Right of Way Easement", for and in consideration of mutual benefits, does hereby convey, transfer, assign and quitclaim unto KING COUNTY, a municipal corporation of the State of Washington, Grantee, all of Grantor's right, title and interest in and to the premises described in said attached copy of Right of Way Easement.

DATED this 19th day of August, 1966.

WEYERHAEUSER PROPERTIES, INC.

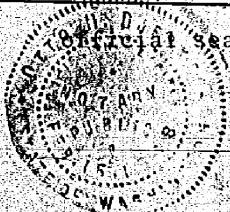
By [Signature]
Vice President and General Manager

Attest: [Signature]
Secretary

STATE OF WASHINGTON }
COUNTY OF PIERCE } ss.

On this 19th day of August, 1966, before me personally appeared LON VARNADORE and ROWLAND C. VINCENT, to me known to be the Vice President and General Manager and Secretary, respectively, of Weyerhaeuser Properties, Inc., the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute said instrument.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my



[Signature]
Notary Public in and for the State of Washington, residing at [Address]

RIGHT OF WAY EASEMENT

5561091
6082147

WALDEMAR CHRISTOFFERSON and ALVERDA CHRISTOFFERSON,
 husband and wife, 12 Del Hora Way, San Rafael, California, GRANTORS,
 for and in consideration of MUTUAL BENEFITS, hereby grant and convey
 unto MOUNTAIN DEVELOPMENT COMPANY, a Washington corporation, P. O.
 Box 1645, Tacoma 1, Washington, its successors and assigns, GRANTEE,
 a perpetual, nonexclusive, assignable, and divisible right and ease-
 ment to locate, relocate, construct, reconstruct, maintain, and use,
 for any purpose, a road upon, over, and along that portion of Lot 9
 of Section 24, Township 22 North, Range 6 East of W. M. in King
 County, Washington, lying within a right of way 60 feet in width,
 being 30 feet on each side of the following described center line:

Beginning at a point on the East line of said Lot 9
 which is 400.5 feet N 0° 49' 05" E from the South-
 east corner thereof;
 thence N 89° 10' 55" W 1333.10 feet;
 thence on an 18° curve to the right through a central
 angle of 59° 10' 55" a distance of 323.79 feet;
 thence N 30° 00' W 1031.70 feet;
 thence on an 18° curve to the left through a central
 angle of 57° 05' a distance of 217.13 feet;
 thence N 37° 05' W 243.1 feet to a point which is
 S 2° 05' W 52.1 feet from the North quarter
 corner of said Section 24,

together with such additional widths as may be necessary for cuts
 and fills.

It is understood and agreed that this right of way easement
 is both an easement appurtenant to all of those lands and rights of
 way now owned or hereafter acquired by Grantee which are accessible
 by means of said right of way easement hereinabove described, and an
 easement in gross.

The Grantors hereby reserve to themselves, and their heirs,
 representatives, and assigns the right to use the above described
 portion of said land providing, however, that in the exercise of such
 reserved right, Grantors, their heirs, representatives, and assigns,
 shall not interfere with the primary use of said road by Grantee,
 successors, and assigns.

The parties herein mutually agree, for themselves and
 respective heirs, representatives, successors and assigns, that

RIGHT OF WAY EASEMENT

5561691

WALDEMAR CHRISTOFFERSON and ALVERDA CHRISTOFFERSON,
 husband and wife, 12 Del Mora Way, San Rafael, California, GRANTORS,
 for and in consideration of MUTUAL BENEFITS, hereby grant and convey
 unto MOUNTAIN DEVELOPMENT COMPANY, a Washington corporation, P. O.
 Box 1645, Tacoma 1, Washington, its successors and assigns, GRANTEE,
 a perpetual, nonexclusive, assignable, and divisible right and ease-
 ment to locate, relocate, construct, reconstruct, maintain, and use,
 for any purpose, a road upon, over, and along that portion of Lot 9
 of Section 24, Township 22 North, Range 5 East of W. M. in King
 County, Washington, lying within a right of way 60 feet in width,
 being 30 feet on each side of the following described center line:

Beginning at a point on the East line of said Lot 9
 which is 400.5 feet N 0° 49' 05" E from the South-
 east corner thereof;
 thence N 89° 10' 55" W 1333.10 feet;
 thence on an 18° curve to the right through a central
 angle of 59° 10' 55" a distance of 328.79 feet;
 thence N 30° 00' W 1081.70 feet;
 thence on an 18° curve to the left through a central
 angle of 57° 05' a distance of 317.13 feet;
 thence N 37° 05' W 218.1 feet to a point which is
 S 2° 05' W 962.16 feet from the North quarter
 corner of said Section 24,

together with such additional widths as may be necessary for cuts
 and fills.

It is understood and agreed that this right of way easement
 is both an easement appurtenant to all of those lands and rights of
 way now owned or hereafter acquired by Grantee which are accessible
 by means of said right of way easement hereinabove described, and an
 easement in gross.

The Grantors hereby reserve to themselves, and their heirs,
 representatives, and assigns the right to use the above described
 portion of said land providing, however, that in the exercise of such
 reserved right, Grantors, their heirs, representatives, and assigns,
 shall not interfere with the primary use of said road by Grantee,
 its successors, and assigns.

The parties herein mutually agree, for themselves and
 their respective heirs, representatives, successors and assigns, that

5561691

in the event that King County, Washington, shall at any time desire to acquire said road and the right of way thereof, for a county road, the Grantors hereby consent and agree that the Grantee may convey to said King County an easement for said county road upon, over, and along the easement hereby conveyed without any further grant by the Grantors, their heirs, representatives, and assigns.

DATED this 11th day of March, 1963.

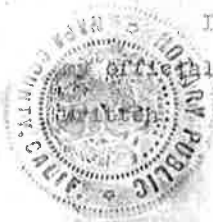
Waldemar Christofferson
Waldemar Christofferson

Alverda Christofferson
Alverda Christofferson

STATE OF CALIFORNIA :
 : SE.
COUNTY OF NAPA :

On this 11th day of March, 1963, before me, the undersigned, a Notary Public in and for the said County and State, residing therein, duly commissioned and sworn, personally appeared WALDEMAR CHRISTOFFERSON and ALVERDA CHRISTOFFERSON, known to me to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my seal the day and year in this certificate first above



Alice J. Greene

Alice J. Greene
Notary Public in and for said County and State.

SALES TAX LIEN
PAID

MAR 23 1963

J. A. TREMPER

COUNTY TREASURER

J. A. Tremp
1505579

Filed for Record Mar 27 1963 11:21 AM
Request of Mountain Development Co.
ROBERT A. MORRIS, County Auditor