

When recorded return to:

Gary T. Jones
P.O. Box 1245
Mount Vernon, WA 98273

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9606170014

Deed of Easement

'96 JUN 17 10:24

GRANTOR, CASCADIAN FARM, INC., a Washington corporation, for and in consideration of the mutual benefits to be derived, bargains, sells, and conveys to EUGENE B. KAHN, a single man; SARAH ROSS FORSTER, a married woman as to her separate property; and ROC V. FLEISHMAN, a single man; a perpetual nonexclusive easement for ingress, egress, and utilities over, along, and across a strip of land more particularly described in the attached legal description for an easement through the CASCADIAN FARM PROPERTY, dated April 19, 1996, which legal description is attached hereto and incorporated herein by this reference as if fully set forth; PROVIDED, that the said easement will run with the land and will be incorporated into Skagit County Short Plat No. 96-054; and PROVIDED FURTHER, that this easement shall be maintained by a nonprofit corporation formed by the landowners it serves to maintain, repair, construct, reconstruct, and use the road and utilities for the easement premises.

DATED this 7 day of ~~May~~ ^{JUNE}, 1996.

CASCADIAN FARM, INC.

By: Eugene B. Kahn
President

Attests:

By: [Signature]

Assistant Secretary

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID

JUN 17 1996

Amount Paid \$
Skagit County Treasurer
By: [Signature] Deputy

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BK1559PG0198

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this 7th day of June, 1996, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared EUGENE B. KAHN, President of CASCADIAN FARM, INC., the corporation that executed the foregoing instrument and acknowledged the 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 he is are authorized to execute the said instrument for the corporation.

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



Gary T. Jones
Notary Public in and for the State of
Washington, residing at: Mount Vernon

My Commission Expires: 3/10/98

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this 7th day of June, 1996, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared JAY SOLOMON, Secretary of CASCADIAN FARM, INC., the corporation that executed the foregoing instrument and acknowledged the 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 he is authorized to execute the said instrument for the corporation.

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



Gary T. Jones
Notary Public in and for the State of
Washington, residing at: Mount Vernon

My Commission Expires: 3/10/98

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BK1559FG0199



Surveyors & Engineers 806 Metcalf St., Sedro-Woolley, WA 98284 (360)355-2121 FAX (360)855-1658

LEGAL DESCRIPTION
FOR
EUGENE B. KAHN
OF AN
ACCESS EASEMENT THROUGH THE CASCADIAN FARM PROPERTY

April 19, 1996

A non-exclusive easement for ingress, egress, and utilities, over, under, and through those portions of the hereinafter described 30 foot wide strip of land which lies in Government Lot 1, Section 20, Township 35 North, Range 10 East, W.M. and/or in Government Lot 1 in Section 29, Township 35 North, Range 10 East, W.M. the center-line of said 30 foot strip is described as follows:

Commencing at the northeast corner of Government Lot 1 in said Section 20; thence N 87°43'17"W along the north line thereof, a distance of 871.36 feet to the point of beginning of this centerline description; thence S 02°37'15"E, a distance of 100.95 feet; thence S 10°50'07"E, a distance of 122.27 feet to the point of curvature of a curve to the left having a radius of 574.43 feet; thence along said curve through a central angle of 10°50'19" and an arc length of 108.66 feet; thence S 21°40'26"E, a distance of 214.42 feet to the point of curvature of a curve to the right having a radius of 403.35 feet; thence along said curve through a central angle of 12°26'52" and an arc length of 87.63 feet to the point of compound curvature with a curve to the right having a radius of 93.70 feet; thence along said curve through a central angle of 89°38'27" and an arc length of 146.59 feet; thence S 80°24'53"W, a distance of 391.13 feet; thence S 82°37'32"W, a distance of 134.18 feet to the point of curvature of a curve to the left having a radius of 50.00 feet; thence along said curve through a central angle of 80°56'39" and an arc length of 70.64 feet to the west line of Government Lot 1 in said Section 20; thence S 01°40'53"W along said west line, a distance of 418.13 feet to the south line of said Section 20; thence southerly along the west line of Government Lot 1 in said Section 29, a distance of 300 feet more or less to the northerly right-of-way line of State Route 20 and end of this centerline description.

Situated in Skagit County, Washington.

9606170014

4/30/96

PLANNING ♦ SURVEYING ♦ CIVIL ♦ STRUCTURES ♦ MECHANICAL ♦ INDUSTRIAL

BK1559PGU200

