UNOFFICIAL DOCUMENT

After Recording Mail To:

Central Rhodes Road Community Assn.
c/o William Stiles III
P.O. Box 400
Sedro-Woolley, WA 98284

200004130073
Kathy Hill, Skagit County Auditor
1/13/2000 Page 1 of 2 3:15:10PM

Abbreviated Legal: A ptn of the NE 1/4 of NE ¼, 26-35-4 EWM, aka Lot 4, SP No. SW-03-96
Assessor's Tax Parcel #: P112968

****

* RiverRoy, Inc.

EASEMENT

FOR VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the undersigned grantor* does give and grant to CENTRAL RHODES ROAD COMMUNITY ASSOCIATION, a Washington Non-Profit Corporation, hereinafter called the Grantee, a non-exclusive easement for the purpose of construction, repair, and maintenance of a storm water drainage system. Said easement is described as follows, TO-WIT:

> The South 10 feet of Lot 4, Short Plat No. SW 03-96, approved March 9, 1998, recorded March 23, 1998 in Volume 13 of Short Plats, pages 107 and 108, under Auditor's File No. 9803230071, and being a portion of the Northeast ¼ of the Northeast ¼ of Section 26, Township 35 North, Range 4 East, W.M.
>
> Situate in the County of Skagit, State of Washington.

Said easement shall include the right of ingress and egress to, upon, and over said land at any and all times, to construct, maintain, repair, and replace said storm water drainage system provided, however, that the Grantee shall have the right to utilize such additional width as may be necessary temporarily for the placing of excavated materials thereon, and for other construction, maintenance, and repair operations.

The Grantee agrees that in any construction, maintenance, repair, and/or replacement of said storm water drainage system on the above described property, that it will, at its own expense, restore the surface of any land disturbed by any such operations to the same conditions which existed prior thereto.

The Grantor acknowledges the right of the Grantee to enter upon the easement to perform such construction, maintenance, repair, and/or replacement of said storm water drainage system as may be required from time to time, and hereby agrees not to place any tree, large vegetation or any permanent structure upon or within said easement which would significantly interfere with Grantee's rights herein or whose

removal or replacement would cause undo financial hardship on the Grantee in exercising its rights as herein described.

Dated at Sedro-Woolley, Washington, this 13 day of April 2000

Rim Roy, Inc.

By _____

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

APR 13 2000

Amount Paid $ -0-
Skagit Co. Treasurer
By _____ Deputy

STATE OF WASHINGTON)
) ss.
County of Skagit)

I certify that I know or have satisfactory evidence that Bill Rimmer signed the instrument and acknowledged it as the Sec - Treas of Rim Roy Inc to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

GIVEN under my hand and official seal this 13 day of april 2000.

Karan D. Thorson

Notary Public in and for the State of Washington, residing at Burlington
My commission expires: 3-1-01

CITY OF SEDRO-WOOLLEY:

Doyle Baird
City Engineer

APPROVED AS TO FORM:

City Attorney
City of Sedro-Woolley

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