

Parcel No.: 350424-1-001-0100/P102431
Legal Desc.: Ptn NE¼ NE¼, 24-35-4 aka Ptn Tr. 2 Survey 9107120026

LAND TITLE COMPANY OF SKAGIT COUNTY

EASEMENT

THE GRANTOR, Bulson Road Holdings, LLC, a Washington limited liability company, for and in consideration of granting of Easement rights and no other consideration, convey to John W. Ellis and Shannon Ellis, husband and wife, their heirs, successors and assigns, as an appurtenance to the property described on Exhibit "B" attached hereto, a non-exclusive easement for ingress, egress and utilities over, under and across the following described tract:

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

FEB 08 2004 as attached hereto as Exhibit "A"

Amount Paid \$
By Skagit Co. Treasurer
Deputy

This Easement Agreement is executed the 11th day of January, 2001.

John W. Ellis
Managing Member
Bulson Road Holdings, LLC

William H. Lloyd
Managing Member
Bulson Road Holdings, LLC

Skagit County Auditor

200102080044



My appointment expires 3-9-2003

Mount Vernon
Notary Public in and for the
State of Washington, residing at



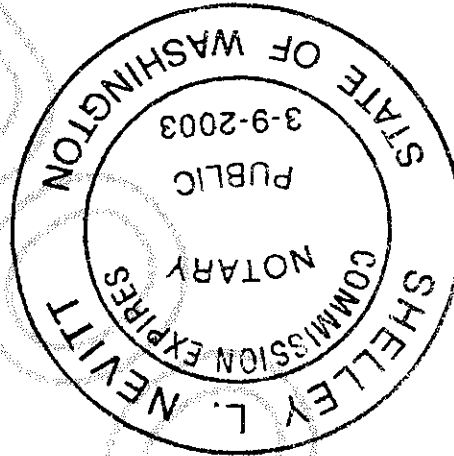
Dated this 11th day of January, 2001.

I hereby certify that I know or have satisfactory evidence that William H. Lloyd is the person who personally appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Managing Member of Bulson Road Holdings, LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

STATE OF WASHINGTON
} County of Skagit
SS

My appointment expires 3-9-2003

Mount Vernon
Notary Public in and for the
State of Washington, residing at



Dated this 11th day of January, 2001.

I hereby certify that I know or have satisfactory evidence that John W. Ellis is the person who personally appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Managing Member of Bulson Road Holdings, LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

STATE OF WASHINGTON
} County of Skagit
SS

Exhibit "A"

A non-exclusive easement for ingress, egress and utilities over, under and across a 30 foot strip of land lying 15 feet on either side of the described centerline:

That portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 24, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at a point on the West line of State Highway 9 (Township Road), being 30.00 feet West of the centerline, 379 feet North of the South line of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of said Section 24;

thence South along the West right-of-way of said State Highway a distance of 15.00 feet to the TRUE POINT OF BEGINNING of this line description;

thence North 88°51'15" West, parallel to a line 379 feet North of the South line of said Northeast $\frac{1}{4}$, a distance of 221.37 feet;

thence South 44°42'45" West a distance of 100.84 feet;

thence on a curve to the left, having a radius of 65.00 feet which bears South 45°17'15" East, through a central angle of 44°42'45", an arc length of 50.72 feet;

thence South a distance of 224.88 feet to a line 20 feet North of the North right-of-way of State Route 20 and the TERMINUS of this line description.

EXCEPT any portion thereof which lies within the tract described on Exhibit "B" herein.

Situate in the County of Skagit, State of Washington



200102080044

, Skagit County Auditor

Exhibit "B"

Tract 1:

That portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 24, Township 35 North, Range 4 East, W.M.

Beginning at a point on the West line of the State Highway a distance of 379 feet North of the South line of said Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$; thence West 146.5 feet; thence South 120 feet; thence East 146.5 feet; thence North 120 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.

Tract 2:

The West 65.5 feet of the following described tract:

That portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 24, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at a point on the West line of State Highway right of way a distance of 172 feet North of the South line of said Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$;

thence North a distance of 87 feet, more or less, to the Southeast corner of that tract of land as conveyed to Albert J. Anderson and Hannah Anderson, by deed recorded December 17, 1953, under Auditor's File No. 496353, records of Skagit County, Washington; thence West a distance of 146.5 feet to the Southwest corner of said Anderson Tract;

thence North a distance of 120 feet, more or less, to the Northwest corner of said Anderson Tract, said Northwest corner being 379 feet North of the South line of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$; thence West 65.5 feet to a point 212.0 feet West of the West line of said State Highway right of way;

thence South parallel with the West line of State Highway right of way, a distance of 207 feet;

thence East a distance of 212 feet to the point of beginning.

Situate in the County of Skagit, State of Washington.

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200102080044
Skagit County Auditor

EXHIBIT "B" CONTINUED

Tract 3:

That portion of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section 24, Township 35 North, Range 4 East, W.M., described as follows:

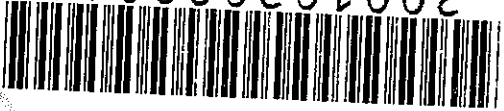
Beginning at a point on the West line of State Highway right of way 172 feet North of the South line of said Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$; thence North 87 feet, more or less, to the Southeast corner of that tract of land as conveyed to Albert J. Anderson and Hannah Anderson, by deed recorded December 17, 1953, under Auditor's File No. 496353, records of Skagit County, Washington; thence West 146.5 feet to the Southwest corner of said Anderson Tract;

thence North 120 feet, more or less, to the Northwest corner of said Anderson Tract, said Northwest corner being 379 feet North of the South line of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$; thence West 65.5 feet to a point 212.0 feet West of the West line of said State Highway right of way; thence South parallel to the West line of said State Highway right of way a distance of 207 feet;

thence East 212 feet to the point of beginning,

EXCEPT the West 65.5 feet thereof.

Situate in the County of Skagit, State of Washington.



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, Skagit County Auditor

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Skagit County Auditor

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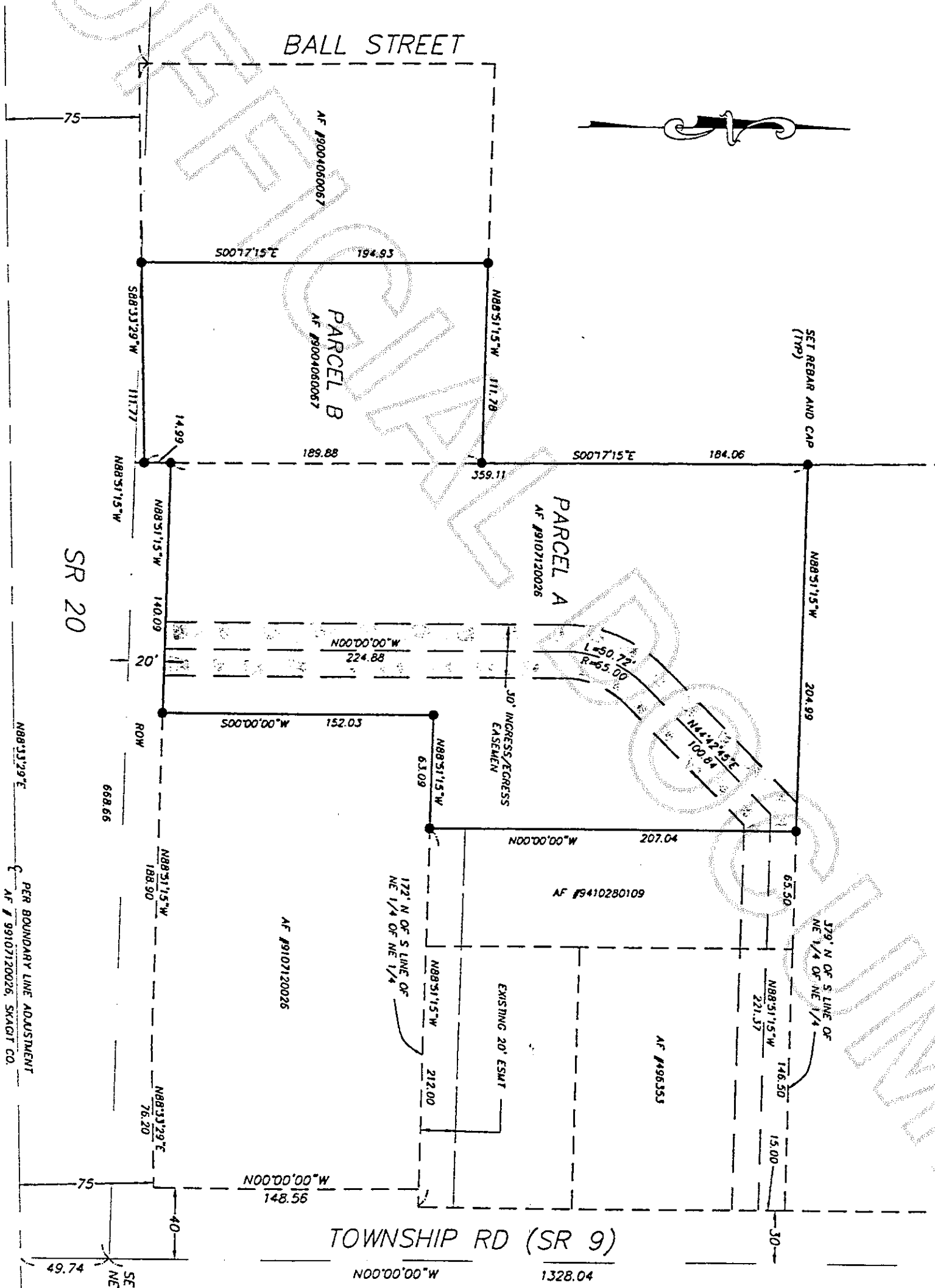
DATE: July, 2000
JOB NO. 00008
DRAWN BY: pm
SCALE: 1" = 80'

Access Easement for John Ellis

SHEET DESCRIPTION:



**NORTHWEST
DATUM & DESIGN**
CIVIL ENGINEERING AND SURVEYING SOLUTIONS
160 CASCADE PLACE, SUITE 102
BURLINGTON, WASHINGTON 98233
PH: (360) 404-2020 FAX: (360) 404-2021



PER BOUNDARY LINE ADJUSTMENT
AF # 99107120026, SKAGIT CO.