



200106180184  
Skagit County Auditor

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Return to: Skagit Surveyors & Engineers  
806 Metcalf St  
Sedro-Woolley, WA 98284  
Phone: (360) 855-2121

COVER SHEET  
ROAD MAINTENANCE AGREEMENT

GRANTOR: Gene D. Morgan Property Trust

GRANTEE: ~~Skagit County~~ G. D. Morgan Property Trust

LEGAL DESCRIPTION

The Northwest 1/4 of the Northwest 1/4 of Section 29, Township 35 North, Range 6 East, W.M.,

ASSESSOR'S PROPERTY TAX PARCEL NUMBER: P42022 350629-2-008-0008

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax

JUN 12 2001

Amount Paid \$-0  
By Skagit Co. Treasurer  
Deputy *[Signature]*

**NON-EXCLUSIVE EASEMENT  
AND  
MAINTENANCE DECLARATION**

THIS DECLARATION made and entered into this 29 day of May 2001, by Gene D. Morgan Property Trust (hereinafter "Declarants"), as owners of the following described land, situated in Skagit County, Washington:

The Northwest 1/4 of the Northwest 1/4 of Section 29, Township 35 North, Range 6 East, W.M.,

THE DECLARANTS under this declaration do hereby establish of record a non-exclusive easement for ingress, egress and utilities over, under and through a sixty-foot (30') wide strip of land, for the benefit of the owners and future owners of Lots 2 through 3, situated within Skagit County Short Plat Number PL00-0337 recorded under Auditor's file 200106180183. Declarants further provide that this property access is perpetual and SUBJECT TO the right of Declarants to dedicate the roadway to Skagit County as a public County road, all at the exclusive option of Declarants or their successors owning a majority of the Lots.

SAID AND DESCRIBED roadway easement is more specifically described as follows:

30-foot easement and emergency vehicle turn around for access and utilities as shown on Short Plat Number PL00-0337 recorded under Auditor's file 200106180183

MAINTENANCE OF THE ABOVE-DESCRIBED EASEMENT (including labor and expenses) shall be shared equally among the owners of Lots 2 through 3.


"MAINTENANCE" as used herein shall mean the equal requirement of said Lot owners and their successors in ownership to share the labor and cost to maintain the roadway easement in a good and workmanlike manner and, so long as Declarants own one or more of the Lots, to the pleasure of the Declarants herein.



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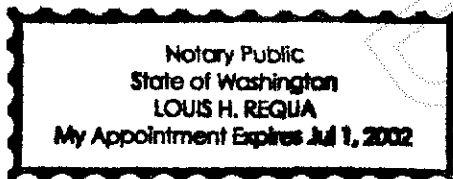
FURTHER, THE DECLARANTS under this declaration acknowledge and grant a perpetual easement for installation of utilities and for all reasonable utility maintenance and servicing requirements, including the right to enter in, cross under, through and over the described easement roadway to provide utility services, and Declarants specifically grant these rights to, but not limited to, Puget Sound Power & Light Company, General Telephone Company, Country Cable, and any successors and assigns of said companies.

DATED the 23<sup>rd</sup> day of May, 2001.

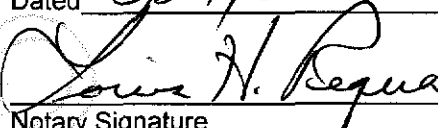
  
Gene D. Morgan  
(For Gene D. Morgan Property Trust)

State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that Gene D. Morgan signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as Trustee of Gene D. Morgan Property Trust to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.



(Seal or Stamp)

Dated 5/29/01  
  
Notary Signature

My appointment expires July 1, 2002



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Skagit County Auditor

UNOFFICIAL DOCUMENT

