



200109180130

Skagit County Auditor

9/18/2001 Page 1 of 3 2:56:34PM

Filed for Record at Request of

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MOUNT VERNON, WASHINGTON 98273  
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Document Title: Easement Document

Reference Number(s) of Documents Assigned or Released: N/A

Grantor: Caldwell, Donald M.

Grantees: Caldwell, Donald M.

Partial Legal Description: (See Exhibit A attached hereto for complete legal)

That portion of the Northeast 1/4 of the Southwest 1/4 and of the Southeast 1/4 of the Southwest 1/4 and of the Southwest 1/4 of the Southwest 1/4 of Section 14, Township 34, Range 1 East, W.M.

Parcel Nos. 340114-3-005-0300, P111926  
340114-3-005-0200, P111924



EXHIBIT "A"  
Easement Description

A perpetual non-exclusive easement and right of way for unrestricted ingress and egress and for public and/or private utilities, over, along, under and across a sixty foot (60') wide strip of land, the center line of said easement being described as follows:

BEGINNING at a point on the westerly line of Lot 10, as shown on that certain Record of Survey map recorded August 5, 1976 under Skagit County Auditor's File Number 84303 in Volume 1 of Surveys, page 197, records of Skagit County, Washington, from which the Southwest corner of said Lot 10 bears South 0°17'40" East 314.62 feet;  
thence South 75°41'16" East 19.23 feet to a point of curvature;  
thence along said curve to the right, having a radius of 150.00 feet, through a central angle of 23°17'24", an arc distance of 60.97 feet to a point hereafter described as Point "A";  
thence continue along said curve to the right having a radius of 150.00 feet, through a central angle of 52°23'33" an arc distance of 137.16 feet to a point of tangency;  
thence South 00°00'20" East 87.57 feet;  
thence South 11°13'35" East 121.66 feet;  
thence South 13°41'06" West 116.06 feet;  
thence South 29°20'01" West 107.14 feet;  
thence South 25°51'00" West 218.66 feet;  
thence South 34°45'18" West 152.60 feet;  
thence South 20°13'04" West 17.61 feet, more or less, to the North line of that certain Boundary Line Adjustment parcel described on Quit Claim Deed to Donald M. Caldwell and recorded under Skagit County Auditor's File No. 9810230010 and being the terminus of said easement center line.

A 60.00 foot wide easement for utility purposes being 30.00 feet left and right of the following described center line:

BEGINNING at the aforementioned Point "A";  
thence South 37°36'08" West 60.00 feet on a line run radially to the center point of said 150.00 foot radius curve and being the terminus of said centerline.

Side lines of the above described 60 foot wide easements are to be lengthened or shortened as necessary to conform with deeded boundary lines.

ALL BEING SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in the County of Skagit, State of Washington



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9/18/2001 Page 3 of 3 2:56:34PM