

COVER SHEET (For Multiple Documents)



200110290113  
Skagit County Auditor

10/29/2001 Page 1 of 5 2:01:15PM

RETURN TO:

MARY H. MCINTOSH  
1020 SOUTH THURD  
MOUNT VERNON WA 98213

DOCUMENT TITLE(S) (list all titles contained in document);

1. EASEMENT 2.

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

1. 2.

ADDITIONAL REFERENCE NUMBERS ON PAGE \_\_\_\_\_ OF DOCUMENT.

GRANTOR(S) (Last name, first name and initials):

1. Lisherness, Pat A. 1.  
2. 2.  
3. 3.  
4. 4.

ADDITIONAL NAMES ON PAGE \_\_\_\_\_ OF DOCUMENT.

GRANTEE(S) (Last name, first name and initials):

1. Lisherness, Patrick Albert 1.  
2. 2.  
3. 3.  
4. 4.

ADDITIONAL NAMES ON PAGE \_\_\_\_\_ OF DOCUMENT.

LEGAL DESCRIPTION (Abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range):

NW 1/4, Sec 15, T35N1R5E

ADDITIONAL LEGAL(S) ON PAGE 4 OF DOCUMENT.

ASSESSOR'S PARCEL/TAX I.D. NUMBER: P39112

TAX PARCEL NUMBER(S) FOR ADDITIONAL LEGAL(S) ON PAGE 4 OF DOCUMENT.

P39113

EASEMENT FOR INGRESS AND EGRESS

Grantor, PATRICK ALBERT LISHERNESS, as owner of real estate described in Exhibit A and B, (hereinafter Parcel "A" and "B") hereby creates an easement for ingress and egress over Parcel A, benefitting Parcel B, for the purposes of ingress and egress from the public road known as Minkler Road.

He creates this easement with the understanding that it is not to be construed as to be used for residential uses only because Parcel B has the possibility of being developed for agricultural purposes. For example, currently Parcel B is growing Christmas trees as a crop. The Christmas tree customers will need to use the easement for ingress and egress.

This easement is created with the understanding that the owner of Parcel B, his heirs and/or assigns, will reasonably participate financially toward the upkeep and maintenance of the portion of the driveway encumbered by the easement.

The easement runs northerly and southerly over the existing driveway, commencing at Parcel A's southernmost border, is 12 feet wide and runs for thirty (30') feet from the property's border, which border is approximately thirty feet from the edge of Minkler Road.

Property (Parcel A) encumbered: See Exhibit A  
Property (Parcel B) benefitted: See Exhibit B

DATED this 21<sup>st</sup> day of October, 2001.

  
PATRICK A. LISHERNESS

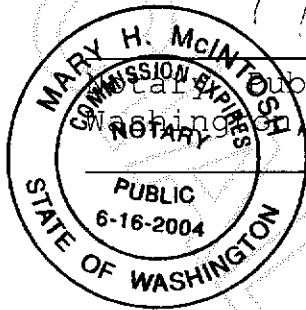


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STATE OF WASHINGTON )  
 ) ss  
COUNTY OF SKAGIT )

On this day personally appeared before me PATRICK A. LISHERNESS to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 21st day of October, 2001..



Public in and for the State of Washington. My commission expires: 6/16/04

*Easement*  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

OCT 26 2001

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



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Skagit County Auditor

EXHIBIT A

SEDRO - EAST, ACRES 2.03, THAT PORTION OF THE EAST HALF OF THE EAST HALF OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 35 NORTH, RANGE 5 EAST, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF THAT CERTAIN TRACT DESCRIBED IN DEED TO CAROL HARDIN DATED JUNE 3, 1970 AND FILED IN AF#777684 WHICH POINT IS ON THE NORTH LINE OF MINKLER ROAD, (FORMERLY STATE HIGHWAY 17-A); THENCE NORTH 86 DEGREES 15' EAST ALONG THE NORTH LINE OF MINKLER ROAD, A DISTANCE OF 21.84 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH 07 DEGREES 04' 42" EAST, A DISTANCE OF 103.79 FEET; THENCE NORTH 10 DEGREES 25' 24" EAST, A DISTANCE OF 103.30 FEET; THENCE NORTH 15 DEGREES 55' 27" WEST, A DISTANCE OF 60.63 FEET; THENCE NORTH 01 DEGREES 35' 15" EAST, A DISTANCE OF 208.57 FEET, THENCE SOUTH 83 DEGREES 49' 37" EAST, A DISTANCE OF 369.59 FEET TO A POINT ON THE EAST LINE OF SAID HARDIN TRACT; THENCE SOUTH 52 DEGREES WEST ALONG THE EAST LINE OF SAID HARDIN TRACT, A DISTANCE OF 267.80 FEET TO AN ANGLE POINT IN SAID EAST LINE; THENCE SOUTH 08 DEGREES WEST ALONG THE EAST LINE OF SAID HARDIN TRACT A DISTANCE OF 259.87 FEET TO THE NORTH LINE OF MINKLER ROAD; THENCE SOUTH 86 DEGREES 15' WEST ALONG THE NORTH LINE OF MINKLER ROAD, A DISTANCE OF 141.41 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION. EXCEPT THE PUGET SOUND AND BAKER RIVER RAILWAY OF WAY TO THE EXTENT EXCEPTED IN QUIT CLAIM DEED TO CAROL HARDIN DATED FEBRUARY 20, 1967, AND FILED IN AF#695123.



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, Skagit County Auditor

EXHIBIT B

SEDRO - EAST, ACRES 1.29, THAT PORTION OF THE EAST HALF OF THE EAST HALF OF THE NORTHWEST 1/4 OF SECTION 15, TOWNSHIP 35 NORTH, RANG 5 EAST, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE NORTH AND SOUTH CENTERLINE OF SAID SECTION 15 WHICH IS 620 FEET NORTH OF THE NORTH LINE OF MINKLER ROAD, (FORMERLY STATE HIGHWAY 17-A); THENCE WEST, A DISTANCE OF 20 FEET; THENCE SOUTH 30 DEGREES TO A POINT 490 FEET NORTH OF THE NORTH LINE OF SAID HIGHWAY; THENCE SOUTH 86 DEGREES 15' WEST, A DISTANCE OF 490 FEET TO THE NORTHWEST CORNER OF THAT CERTAIN TRACT OF LAND DESCRIBED IN DEED TO CAROL HARDIN BY QUIT CLAIM DEED RECORDED UNDER AUDITOR'S FILE NO. 777684, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH ALONG THE WEST BOUNDARY OF SAID HARDIN TRACT A DISTANCE OF 13.6 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH 83 DEGREES 49' 37" WEST, A DISTANCE OF 85.0 FEET; THENCE SOUTH 00 DEGREES 41' 52" WEST, A DISTANCE OF 442.4 FEET TO A POINT 50 FEET, (WHEN MEASURED AT RIGHT ANGLES), NORTH OF THE NORTH LINE OF SAID HIGHWAY; THENCE NORTH 86 DEGREES 15' EAST PARALLEL WITH SAID HIGHWAY A DISTANCE OF 90.1 FEET TO THE WEST LINE OF SAID HARDIN TRACT; THENCE SOUTH PARALLEL WITH THE NORTH AND SOUTH CENTERLINE OF SAID SECTION 15, A DISTANCE OF 50 FEET TO THE NORTH LINE OF SAID HIGHWAY; THENCE NORTH 86 DEGREES 15' EAST, ALONG THE NORTH LINE OF SAID HIGHWAY, A DISTANCE OF 21.84 FEET; THENCE NORTH 07 DEGREES 04' 42" EAST, A DISTANCE OF 103.79 FEET; THENCE NORTH 10 DEGREES 25' 24" EAST, A DISTANCE OF 103.30 FEET; THENCE NORTH 15 DEGREES 55' 27" WEST, A DISTANCE OF 60.63 FEET; THENCE NORTH 01 DEGREES 35' 15" EAST, A DISTANCE OF 208.57 FEET TO AT POINT WHICH BEARS SOUTH 83 DEGREES 49' 37" EAST, A DISTANCE OF 42.92 FEET FROM THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH 83 DEGREES 49' 37" WEST, A DISTANCE OF 42.92 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION.



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