

RETURN TO:
Public Utility District No. 1 of Skagit County
1415 Freeway Drive
P.O. Box 1436
Mount Vernon, WA 98273-1436


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Skagit County Auditor
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WATER PIPELINE EASEMENT

THIS AGREEMENT is made this 29 day of August, 2001, between LAVENTURE LIMITED PARTNERSHIP, hereinafter referred to as "Grantor", and PUBLIC UTILITY DISTRICT NO. 1 OF SKAGIT COUNTY, WASHINGTON, a Municipal Corporation, hereinafter referred to as "District". Witnesseth:

WHEREAS, Grantors are the owners of certain lands and premises situated in the County of Skagit, and

WHEREAS, the District wishes to acquire certain rights and privileges along, within, across, under, and upon the said lands and premises.

NOW, THEREFORE, Grantors, for and in consideration of mutual benefits and other valuable consideration, receipt of which is hereby acknowledged, conveys and grants to the District, its successors or assigns, the perpetual right, privilege, and authority enabling the District to do all things necessary or proper in the construction and maintenance of a water line, lines or related facilities, including the right to construct, operate, maintain, inspect, improve, remove, restore, alter, replace, relocate, connect to and locate at any time a pipe or pipes, line or lines or related facilities, along with necessary appurtenances for the transportation of water over, across, along, in and under the following described lands and premises in the County of Skagit, State of Washington, to wit:

P26981

The West 30 feet of the North 160 feet of that portion of the West 1/2 of the Southwest 1/4 of the Northwest 1/4 of Section 21, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at the Northeast corner of said subdivision;

thence south along the East line thereof a distance of 396 feet;

thence West 330 feet;

thence North a distance of 396 feet, more or less, to the North line of said subdivision;

thence East along said North line 330 feet, more or less, to the point of beginning;

EXCEPT the South 101 feet of the West 35 feet thereof.

Situate in the County of Skagit, State of Washington.

together with the right of ingress to and egress from said lands across adjacent lands of the Grantor; also, the right to cut and/or trim all brush, timber, trees or other growth standing or growing upon the easement of the Grantor which, in the opinion of the District, constitutes a menace or danger to said line or to persons or property by reason of proximity to the line.

Grantors, their heirs, successors, or assigns hereby conveys and agrees not to construct or permit to be constructed structures of any kind on the easement area without written approval of the General Manager of the District. Grantors shall conduct their activities and all other activities on Grantor's property so as not to interfere with, obstruct or endanger the usefulness of any improvements or other facilities, now or hereafter maintained upon the easement or in any way interfere with, obstruct or endanger the District's use of the easement.

The Grantors also agree to and with the District that the Grantors lawfully own the land aforesaid, has a good and lawful right and power to sell and convey same, that same is free and clear of encumbrances except as indicated in the above legal description, and that Grantors will forever warrant and defend the title to said easement and the quiet possession thereof against the lawful claims and demands of all persons whomsoever.

~~Any mortgage on said land held by a mortgagee is hereby subordinated to the rights herein granted to the District; but in all other respects the mortgage shall remain unimpaired.~~ WLM 8/29/01

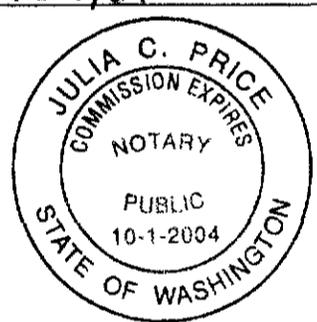
In Witness Whereof, the Grantor hereunto sets his hand and seal this 29 day of August, 2001.

William L. Massey
William L. Massey, Managing Partner
LaVenture Limited Partnership ^{General}
Village

STATE OF WASHINGTON
COUNTY OF Island

I certify that I know or have satisfactory evidence that William L. Massey is the person who 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 Managing ^{General} Partner of LaVenture ^{Village} Limited Partnership to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Date: 8/29/01



Julia C. Price
Notary Public in and for the State of Washington
My appointment expires: 10/1/04

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

NOV 26 2001

Amount Paid 0
Skagit Co. Treasurer
By Jp Deputy



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