



200202140067

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  
SHARED DRIVEWAY MAINTENANCE AGREEMENT

GRANTOR: Stuart J. Loberg and Kathleen Almgren-Loberg

GRANTEE: Current and Future Owners Lots 2 & 3 Short Plat 01-0496

LEGAL DESCRIPTION

That portion of the Southeast 1/4 of the Northwest 1/4 of Section 28, Township 33 North, Range 4 East, W.M., lying Southerly of a line described as follows:

Beginning at the intersection of the West line of said Southeast 1/4 of the Northwest 1/4 and the South line of that certain tract conveyed to the State of Washington by deed dated June 7, 1956 and recorded under Auditor's File No. 537994, records of Skagit County, Washington; thence North 89°04' East along the South line of said State of Washington tract and said line extended East to the East line of said Southeast 1/4 of the Northwest 1/4, the terminal point of said line,

EXCEPT the East 20 feet conveyed to Skagit County for road purposes by deed recorded August 8, 1925, under Auditor's File No. 186359, records of Skagit County, Washington.

Parcel ID#: P17412

Assessor Tax #: 330428-2-009-0002

**NON-EXCLUSIVE EASEMENT  
AND  
MAINTENANCE DECLARATION**

THIS DECLARATION made and entered into this \_\_\_\_ day of \_\_\_\_\_ 2001, by Stuart J. Loberg and Kathleen Almgren-Loberg (hereinafter "Declarants"), as owners of the following described land, situated in Skagit County, Washington:

That portion of the Southeast 1/4 of the Northwest 1/4 of Section 28, Township 33 North, Range 4 East, W.M., lying Southerly of a line described as follows:

Beginning at the intersection of the West line of said Southeast 1/4 of the Northwest 1/4 and the South line of that certain tract conveyed to the State of Washington by deed dated June 7, 1956 and recorded under Auditor's File No. 537994, records of Skagit County, Washington; thence North 89°04' East along the South line of said State of Washington tract and said line extended East to the East line of said Southeast 1/4 of the Northwest 1/4, the terminal point of said line,

EXCEPT the East 20 feet conveyed to Skagit County for road purposes by deed recorded August 8, 1925, under Auditor's File No. 186359, records of Skagit County, Washington.

THE DECLARANTS under this declaration do hereby establish of record a non-exclusive easement for ingress, egress and utilities over, under and through a forty-foot (40') wide and sixty-nine-foot (69") wide strip of land, for the benefit of the owners and future owners of Lots 2 & 3, situated within Skagit County Short Plat Number PL01-0496 recorded under Auditor's file 200202140066 Declarants further provide that this property access is perpetual.

SAID AND DESCRIBED shared driveway easement is more specifically described as follows:

40-foot wide 69-foot long Shared Access/Driveway easement as shown on Short Plat Number PL01-0496 recorded under Auditor's file \_\_\_\_\_.

MAINTENANCE OF THE ABOVE-DESCRIBED EASEMENT (including labor and expenses) shall be shared equally between the owners of Lots 2 & 3:



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"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 driveway 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.

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 Energy, Verizon AT&T Cable Company and any successors and assigns of said companies.

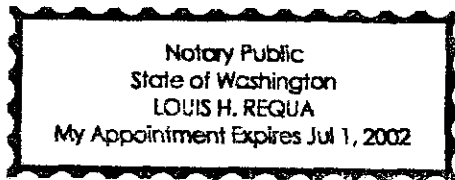
DATED the 28<sup>th</sup> day of December, 2001

  
Stuart J. Loberg

  
Kathleen Almgren-Loberg

State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that Stuart J Loberg is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentions in the instrument.



Dated 12/28/01

  
Signature

My appointment expires July 1, 2002

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
1/1/02

FEB 13 2002

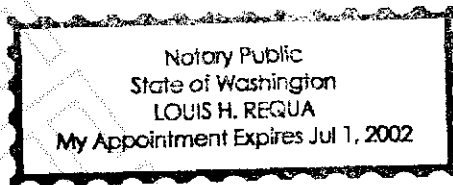
William H. Regua  
Skagit County Treasurer  
By: 



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State of Washington  
County of Skagit

I certify that I know or have satisfactory evidence that Kathleen Almgren-Loberg is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentions in the instrument.



Dated 12/28/01  
Louis H. Regua  
Signature

My appointment expires July 1, 2002



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