

After recording return to:
Rock Ridge LLC
3307 H Ave
Anacortes, Washington 98221



200209040092

Skagit County Auditor

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Filed for record at the request of:
Anthony Malo Jr.

UTILITY EASEMENT

*Island Title Co.
C 23013 ✓*

ACCOMMODATION RECORDING

Grantor(s): ROCK RIDGE L.L.C., A WASHINGTON LIMITED LIABILITY
COMPANY

Grantee: ROCK RIDGE L.L.C., A WASHINGTON LIMITED LIABILITY
COMPANY, CITY OF ANACORTES AND UTILITY SERVICES PROVIDERS

Abbreviated Legal Description: AN EASEMENT FOR UTILITIES OVER, ACROSS,
UPON AND THROUGH A PORTION OF LOTS 8 AND 9 IN THAT CERTAIN
SURVEY TITLED "ROCK RIDGE", RECORDED IN VOLUME 21 OF SURVEYS,
PAGES 85 THROUGH 87, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Complete legal on pages 3 through 4 of this document

Reference numbers of documents assigned, released, or modified: _____

Assessors Property Tax Parcel/Account Number(s): 3809-323-008-0100 (P113934),
3809-323-009-0100 (P58254)

UTILITY EASEMENT

The Grantors, Rock Ridge L.L.C., a Washington Limited Liability Company, for and in consideration of providing utility services to that property described in the attached Exhibit A, do hereby reserve and grant an easement to Rock Ridge L.L.C., a Washington Limited Liability Company, the City of Anacortes, a Municipal Corporation of the State of Washington, Puget Sound Energy, Verizon, Cascade Natural Gas Corp., TCI Cablevision of Washington, Inc., other public franchise utilities and their respective successors and assigns under, upon, across and through that certain real property described in the attached Exhibit B together with the right to enter the easement at all times for the purposes stated, with the understanding that any grantee shall be responsible for restoring the property to conditions found prior to work within the easement.

The easement rights granted herein shall run with the land and be binding on the Grantors, their heirs, successors and assigns.

ROCK RIDGE L.L.C. A WASHINGTON LIMITED LIABILITY COMPANY

By: *Anthony Malo Jr.* SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX Title: Managing Member
Anthony Malo Jr.

STATE OF WASHINGTON)
COUNTY OF Skagit) ss

SEP 04 2002
Amount Paid \$
Skagit Co. Treasurer
By *[Signature]* Deputy

I certify that I know or have satisfactory evidence that Anthony Malo Jr. 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 the Managing Member of **ROCK RIDGE L.L.C. A WASHINGTON LIMITED LIABILITY COMPANY**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: Sept. 3, 2002

Mary Mansfield
Notary Public in and for the State of Washington

Printed name: Mary Mansfield

Residing at: Anacortes

My appointment expires: 10-28-05



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EXHIBIT A

**LEGAL DESCRIPTION OF PROPERTY BENEFITED BY UTILITY
EASEMENT:**

LOT 8 OF THAT SURVEY RECORDED DECEMBER 3, 1998 IN VOLUME 21 OF
SURVEYS, PAGES 85 THROUGH 87, UNDER AUDITOR'S FILE NUMBER
9812030124, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING LOTS 13,
14, 15, 16 AND A PORTION OF LOT 12, BLOCK 1322, NORTHERN PACIFIC
ADDITION TO THE CITY OF ANACORTES, ACCORDING TO THE PLAT
THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGES 9 THROUGH 11,
RECORDS OF SKAGIT COUNTY, WASHINGTON;

EXCEPT THE EASTERLY 5.00 FEET OF SAID LOT 8.

OSTERGAARD-ROBINSON AND ASSOCIATES, INC.
3630 COLBY AVENUE
EVERETT, WASHINGTON 98201
(425) 259-6445 (425) 827-5854



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EXHIBIT B

**UTILITIES EASEMENT – ROCK RIDGE LOT 9 TO LOT 8
- LEGAL DESCRIPTION -**

AN EASEMENT FOR UTILITIES OVER, ACROSS, UPON AND THROUGH A PORTION OF LOTS 8 AND 9 IN THAT CERTAIN SURVEY TITLED "ROCK RIDGE", AS RECORDED IN VOLUME 21 OF SURVEYS, PAGES 85 THROUGH 87, RECORDS OF SKAGIT COUNTY, WASHINGTON, SAID PORTION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 9, THENCE N69°41'51"E, ALONG THE NORTHERLY LINE OF SAID LOT, FOR 9.00 FEET; THENCE S20°18'09"E FOR 10.00 FEET; THENCE S69°41'51"W, PARALLEL WITH SAID NORTHERLY LINE, FOR 14.00 FEET TO THE WEST LINE OF THE EASTERLY 5.00 FEET OF SAID LOT 8; THENCE N20°18'09"W, ALONG SAID LINE, FOR 10.00 FEET TO THE NORTHERLY LINE OF SAID LOT 8; THENCE N69°41'51"E, ALONG SAID LINE, FOR 5.00 FEET TO THE POINT OF BEGINNING.

OSTERGAARD-ROBINSON & ASSOCIATES, INC.
3630 COLBY AVENUE
EVERETT, WASHINGTON 98201
425/259-6445 425/827-5854

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