



200301310168
Skagit County Auditor

1/31/2003 Page 1 of 4 11:53AM

AFTER RECORDING MAIL TO:

Name GARY LOHMAN/GAIL LOHMAN
Address 8745 DISTRICT LINE RD.
City/State BURLINGTON, WA 98233

Quit Claim Deed

THE GRANTOR **GARY L. LOHMAN AND GAIL LOHMAN,
HUSBAND AND WIFE**

for and in consideration of **TO RE-ESTABLISH EASEMENT
ONLY**

conveys and quit claims to **GARY L. LOHMAN AND GAIL
LOHMAN, HUSBAND AND WIFE, AND THEIR ASSIGNS**

the following described real estate, situated in the County of **SKAGIT**, State of Washington,
together with all after acquired title of the grantor(s) therein:

**THIS INSTRUMENT IS BEING EXECUTED IN ORDER TO RE-ESTABLISH THOSE EASEMENT
RIGHTS PERTAINING TO TRACT 5 AND 6, "THE UPLANDS" ONLY (MORE FULLY DESCRIBED
IN EXHIBIT 'A' HEREIN ATTACHED.**

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 31 2003

Amount Paid
Skagit Co. Treasurer
By Deputy

Assessor's Property Tax Parcel/Account Number(s): **340424-3-006-0006 (P27753)
AND 340424-3-005-0007 (P27751)**

Dated 1/29/03, 19 2003

Gail Lohman
(Individual)
Gail Lohman
(Individual)

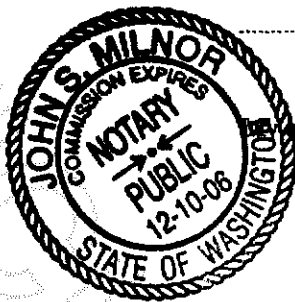
By _____
(President)
By _____
(Secretary)

STATE OF WASHINGTON, }
County of Skagit } ss.

On this day personally appeared before me Gary L. Lohman
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 29th day of January 2003

ACKNOWLEDGMENT - INDIVIDUAL
FIRST AMERICAN TITLE COMPANY
WA - 46



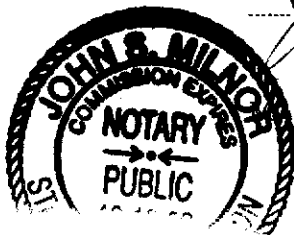
John S. Milnor
Notary Public in and for the State of Washington,
residing at Mount Vernon
appointment expires 12-10-06

STATE OF WASHINGTON, }
County of Skagit } ss.

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

GIVEN under my hand and official seal this 31st day of January, 2003

ACKNOWLEDGMENT - INDIVIDUAL
FIRST AMERICAN TITLE COMPANY
WA - 46



John S. Milnor
Notary Public in and for the State of Washington,
residing at Mount Vernon
appointment expires 12-10-06



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Skagit County Auditor

EXHIBIT 'A'

JERRY MCINTURE
SKAGIT COUNTY AUDITOR

Denver Co. 80337

8w

JUL 16 1991

4-56
1,4,5

91 JUL 16 P4 24

RECORDED FILED

REQUEST OF D.K. Poupe

9107100121

DECLARATION OF EASEMENT

Skagit County Treasurer
Deputy 85-6003

W

6,7,10
11,13

THE UPLANDS

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned, MELVING G. STRAUSS, an individual owner in fee simple of the following described property situated in the County of Skagit, State of Washington, to-wit:

Tracts 1, 4, 5, 6, 7, 10, 11 and 13 of that certain Record of Survey entitled "The Uplands", recorded in Volume 4 of Surveys, pages 56 through 61, inclusive, records of Skagit County, Washington, as corrected by Affidavit recorded under Auditor's File No. 8212290015, being a portion of Sections 24 and 25, Township 34 North, Range 4 East, W.M., and Section 30, Township 34 North, Range 5 East, W.M., EXCEPT those portions of Tracts 1, 4 and 13 conveyed to Skagit County for road purposes by instruments recorded under Auditor's File Nos. 8610160006 through 8610160010, 8610160011 through 8610160015 and 8610230021 through 8610230025; TOGETHER WITH those certain easements delineated on the face of said survey and as reserved and/or dedicated by instruments recorded under Auditor's File Nos. 8002040045 and 8212100052.

Does hereby establish and declare an easement for ingress, egress, drainage and utilities, over, under, through, across and upon property of Declarant more particularly described as follows:

Those portions of Tracts 1, 6 and 7 of The Uplands, according to said survey thereof, embraced within a strip of land 60 feet in width, having 30 feet of such width on each side of a centerline described as follows:
COMMENCING at the South Quarter corner of Section 24, Township 34 North, Range 4 East, W.M., being the most southerly corner of said Tract 1; thence N30°20'00"E along the southeasterly line of said tract 16.64 feet to intersect the arc of curve at point from which the center lies N34°02'27"E 125.00 feet distant, said point being the POINT OF BEGINNING of this centerline description; thence northwesterly along said curve to the right through a central angle of 27°35'04" an arc length of 60.18 feet to a point of tangency; thence N28°22'28"W 321.93 feet to the beginning of a curve to the right with a radius of 200.00 feet; thence northwesterly along said curve through a central angle of 14°05'46" an arc length of 49.20 feet to a point of tangency; thence N14°16'42"W 82.58 feet to a point on the line common to said Tracts 1 and 7; thence continuing N14°16'42"W 169.55 feet to the beginning of a curve to the left with a radius of 100.00 feet; thence northwesterly along said curve through a central angle of 22°38'26" an arc length of 63.22 feet to a point of tangency; thence N36°55'08"W 116.21 feet to the beginning of a curve to the left with a radius of 295.00 feet; thence northwesterly along said curve through a central angle of 7°17'32" an arc length of 37.55 feet to a point on the line common to said Tracts 1 and 6; thence continuing northwesterly along said curve through a central angle of 5°10'31" an arc length of 26.65 feet to a point of tangency; thence N49°23'11"W 374.92 feet to the beginning of a curve to the left with a radius of 280.00 feet; thence northwesterly along said curve through a central angle of 11°25'25" an arc length of 55.83 feet to a point of tangency; thence N60°48'36"W 97.28 feet to the beginning of a curve to the left with a radius of 75.00 feet; thence westerly along said curve through a central angle of 41°07'39" an arc length of 53.84 feet to a point of tangency; thence S78°03'45"W 64.49 feet to the beginning of a curve to the right with a radius of 40.00 feet; thence westerly and northwesterly along said curve through a central angle of 57°52'18" an arc length of 40.40 feet to a point of tangency; thence N44°03'57"W 68.58 feet to the beginning of a curve to the left with a radius of 40.00 feet; thence northwesterly along said curve through a central angle of 30°53'19" an arc length of 21.56 feet to a point of tangency; thence N74°57'16"W 58.21 feet to the beginning of a curve to the right with a radius of 55.00 feet; thence northwesterly along said curve through a central angle of 16°17'57" an arc length of 15.65 feet to terminate on the line common to Tracts 5 and 6 of said survey of The Uplands at a point which bears S64°31'10"W 468.60 feet from the easterly corner common to said tracts.

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The sidelines of said easement shall lengthen or shorten so as to terminate on the South on the southeasterly line of said Tract 1 and its southwesterly prolongation and on the North on the northerly line of said Tract 6 (common line to Tracts 5 and 6).

The cost of maintenance and repair of the drainage facilities and road constructed within said easement shall be borne equally by Declarant, their heirs, successors and assigns of said Tracts 1, 5, 6 and 7.

This easement shall be a covenant running with the land and shall be binding upon Declarant, their heirs, successors and assigns of Tracts 1, 6 and 7 of said survey of The Uplands and shall benefit said tracts and Tract 5 of said survey.

IN WITNESS WHEREOF Declarant has caused this instrument to be executed this 6th day of June, 1991.

Melvin G. Strauss

STATE OF COLORADO

City and County of Denver

} ss.

The foregoing instrument was acknowledged before me in the City and County of Denver, State of Colorado, this 6th day of June, 1991, by Melvin G. Strauss.

My commission expires: May 15, 1993

Witness my hand and official seal.

Tom L. Arakell
Notary Public



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