

Return Name and Address:

COMCAST

ATTN: Business Services Group

400 Sequoia Dr.

Bellingham, WA 98226

360-527-8310



200305230172
Skagit County Auditor

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Please print or type information

Document Title(s) 1. Memorandum of Easement— Cedars Condominiums (The) 2.	
Grantor(s) 1. CEDARS CONDOMINIUM OWNERS ASSC. 2. 3.	
Grantee(s) 1. COMCAST OF WASHINGTON IV, INC. 2. 3.	
Legal Description (abbreviated: i.e. lot, block, plat OR section, township, range, qtr.) R 04E, T 34N, S 5 <input type="checkbox"/> Additional legal is on page <u>5</u> of document.	
Assessor's Property Tax Parcel/Account Number P 112612 <input type="checkbox"/> Property Tax Parcel ID is not yet assigned. <input type="checkbox"/> Additional parcel numbers on page _____ of document.	SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX MAY 23 2003 Amount Paid \$ <u>0</u> By <u>lp</u> Skagit Co. Treasurer Deputy

☒ **NO MONETARY COMPENSATION WAS PROVIDED FOR THIS EASEMENT.**

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information.

RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

COMCAST OF WASHINGTON IV, INC.
400 Sequoia Dr.
Bellingham, WA. 98226
Attn: Business Services Group
360-527-8310

GRANT OF EASEMENT

EXHIBIT A

This Grant of Easement (the "Easement") dated this March 1, 2003, by and between **COMCAST OF WASHINGTON IV, INC.**, its successors and assigns, hereinafter referred to as "Grantee" and **CEDARS CONDOMINIUM OWNERS ASSC.**, hereinafter referred to as "Grantor".

Grantor and Grantee are parties to an Service/Access Agreement dated March 1, 2003, pursuant to which Grantee provides certain broadband communications services to the Premises commonly known as Cedars Condominiums (The), located at 1001 Cypress Ct.(Sinclair Wy, Fidalgo Dr.), Burlington.

Now, for good and valuable consideration, Grantor(s), owner(s) of the property described below, hereby grant(s) to Grantee, its successors and assigns, an easement in gross and right-of-way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time a broadband communications system (hereinafter referred to as the "System") consisting of wires, underground conduits, cables, pedestals, vaults, and including but not limited to above ground enclosures, markers and concrete pads or other appurtenant fixtures and equipment necessary or useful for distributing broadband services and other like communications, in, on, over, under, across and along that certain real property (the "Property") located in the County of Skagit, State of Washington described as follows:

LEGAL DESCRIPTION: (See Attached Exhibit A)



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Grantor(s) agree for themselves and their heirs and assigns that the System on the Property shall be and remain the personal property of the Grantee and may not be altered, obstructed or removed without the express written consent of the Grantee. The Grantee, and its contractors, agents and employees, shall have the right to trim trees and/or cut roots which may endanger or interfere with said System and shall have free access to said System and every part thereof, at all times for the purpose of exercising the rights herein granted: provided, however, that in making any excavation on said Property of the Grantor, the Grantee shall make the same in such manner as will cause the least injury to the surface of the ground around such excavation, and shall replace the earth so removed by it and restore the area to as near the same condition as it was prior to such excavation as is practical.

This easement shall commence on the date appearing in the first paragraph hereof and shall continue for an initial period of fifteen (15) years. Thereafter, this easement shall be automatically renewed for consecutive terms of two (2) years each, unless otherwise terminated by the parties as set forth in the Agreement.

Executed this 28 day of February, 2003.

WITNESS/ATTEST:

CEDARS CONDOMINIUM OWNERS

OWNER: ASSC.

By: [Signature]

By: [Signature]

Print: GREG KAUFFMAN

Name: John May
Title: President

ATTEST:

COMPANY: COMCAST OF WASHINGTON IV, INC.

By: _____

By: [Signature]

Print: _____

Name: Rick Gelman

Title: Authorized Agent



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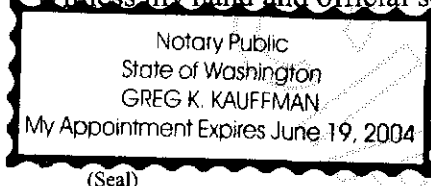
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STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

OWNER NOTARY

The foregoing instrument was acknowledged before me this 28 day of February, 2003, by John May of **CEDARS CONDOMINIUM OWNERS ASSC.**, on behalf of CEDARS CONDOMINIUM OWNERS ASSC. He/she is (personally known to me) or (has presented) WA St DL (type of identification) as identification and did/did not take an oath.

Witness my hand and official seal.



GREG KAUFFMAN Notary Public
(Print Name)

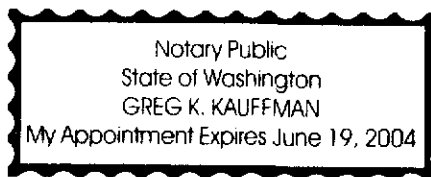
My commission expires: 6-19-2004

STATE OF Washington)
) ss.
COUNTY OF Whiston)

COMPANY NOTARY

The foregoing instrument was acknowledged before me this 2 day of May, 2003 by Rick Cermava, of **COMCAST OF WASHINGTON IV, INC.**, on behalf of the corporation. He/She is personally known to me and did not take an oath.

Witness my hand and official seal.



GREG KAUFFMAN Notary Public
(Print Name)

My Commission expires: 6-19-04

PLEASE DO NOT WRITE IN THE MARGINS. THE COUNTY AUDITOR'S OFFICE WILL NOT RECORD THE DOCUMENT IF THERE IS ANY WRITING IN THE MARGIN.



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GRANT OF EASEMENT
Exhibit A
LEGAL DESCRIPTION
Cedars Condominiums (The)

1001 Cypress Ct.(Sinclair Wy, Fidalgo Dr.), Burlington, Skagit County

Quarter,Quarter,Section, Township and Range: R 04E, T 34N, S 5

Parcel or Tax Account Number(s): P 112612

LEGAL DESCRIPTION REQUIRED

CLUB HOUSE - COMMON ELEMENTS . FIFTH

AMENDMENT TO THE CEDARS A

CONDOMINIUM RECORDED AF #

Plat Name: First Amendment To The Cedars A Condominium



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