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Kathleen Brown  
5314 Quiet Cove Road  
Anacortes, Washington 98221

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200406180142

Skagit County Auditor

6/18/2004 Page 1 of 10 3:28PM

## ACCOMMODATION RECORDING

RE: IC 31473

DOCUMENT TITLE:	<b>WATERLINE EASEMENT</b>
GRANTOR/GRANTEE:	<b>MATTHEW E. BROWN and KATHLEEN A. BROWN, husband and wife; REBECCA ANNE HALL, individually; and JEFFREY P. HEILMAN, individually</b>
ABBREVIATED LEGAL DESCRIPTION:	<b>PTN OF LOTS 1, 2, 5 6, INCLUSIVE, DECEPTION SHORES PLANNED UNIT DEVELOPMENT, AS RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200109100117, IN A PORTION OF GOVT LOT 5, SEC. 24, TWP. 34 N, R 1 E, W.M., SKAGIT COUNTY, WASHINGTON (ADDITIONAL LEGAL DESCRIPTIONS ON PAGE 2 OF DOCUMENT)</b>
ASSESSOR'S TAX PARCEL NUMBER:	<b>LOT 1 - P118294 / 4780-000-001-0000; LOT 2 - P118295 / 4780-000-002-0000; LOT 5 - P118298 / 4780-000-005-0000; and LOT 6 - P118299 / 4780-000-006-0000</b>

## RESERVATION AND GRANT OF WATERLINE EASEMENT AND COVENANT

THIS RESERVATION AND GRANT OF WATERLINE EASEMENT AND  
COVENANT is made and entered into this 14 day of June,  
2004, by **KATHLEEN A. BROWN and MATTHEW E. BROWN**, wife and  
husband; **REBECCA ANNE HALL**, a married person as to her separate property;  
and **JEFFREY P. HEILMAN**, a married person as to his separate property  
(hereinafter collectively referred to as the "Developer").

The Developer is the owner of the real property described as follows:

Lot 1, 2, 5 and 6, Deception Shores Planned Unit Development, as recorded under Skagit County Auditor's File No. 200109100117, in a portion of Government Lot 5, Section 24, Township 34 North, Range 1 East, W.M., Skagit County, Washington; and

the Developer does hereby grant, reserve and create a perpetual ten (10) foot waterline easement for the construction, installation, maintenance, repair and upkeep of a water transmission line over, across and under Lot 1 and Lot 2, more particularly described as follows and as shown on the easement maps attached hereto as Exhibit 1 and Exhibit 2, respectively:

A five (5) foot wide easement for waterline purposes along the Easterly five (5) feet of Lot 1, Deception Shores Planned Unit Development, as recorded under Skagit County Auditor's File No. 200109100117, situated in a portion of Government Lot 5, Section 24, Township 34 North, Range 1 East, W.M., Skagit County, Washington; and

A five (5) foot wide easement for waterline purposes along the Westerly five (5) feet of Lot 2, Deception Shores Planned Unit Development, as recorded under Skagit County Auditor's File No. 200109100117, situated in a portion of Government Lot 5, Section 24, Township 34 North, Range 1 East, W.M., Skagit County, Washington; and

the Developer does hereby grant, reserve and create a perpetual ten (10) foot waterline easement for the construction, installation, maintenance, repair and upkeep of a water transmission line over, across and under Lot 5 and Lot 6, more particularly described as follows and as shown on the easement maps attached hereto as Exhibit 3 and Exhibit 4, respectively:

A five (5) foot wide easement for waterline purposes along the Westerly five (5) feet of Lot 5, Deception Shores Planned Unit Development, as recorded under Skagit County Auditor's File No. 200109100117, situated in a portion of Government Lot 5, Section 24, Township 34 North, Range 1 East, W.M., Skagit County, Washington; and



A five (5) foot wide easement for waterline purposes along the Easterly five (5) feet of Lot 6, Deception Shores Planned Unit Development, as recorded under Skagit County Auditor's File No. 200109100117, situated in a portion of Government Lot 5, Section 24, Township 34 North, Range 1 East, W.M., Skagit County, Washington;

The easements reserved and granted by the Developer herein are for the benefit of the Developer and the Developer's successors and assigns, and the Developer may transfer and assign said easements for the benefit, use and enjoyment of the property owners owning adjacent property along Quiet Cove Road to accommodate the installation of waterlines for the use and enjoyment of said properties. The right to transfer and assign said easements shall include the right to transfer and assign of said easements to Skagit County Public Utility District or such other public entity that shall supply water to the adjacent properties along Quiet Cove Road.

The owner or owners of the lots subject to this easement shall not build or construct or cause any building or structure to be built within the easement areas described herein. The Developer or the Developer's successors in interest shall with the installation, repair and maintenance of the waterline restore the easement areas disturbed to the same condition that existed before any installation, construction or maintenance occurred, including replacement of any shrubs or landscaping that was disturbed.

These easements shall be construed as a covenant running with the land.

DATED this 14 day of June, 2004.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

DEVELOPER:

JUN 18 2004

Amount Paid \$  
Skagit Co. Treasurer

By [Signature] Deputy

[Signature]  
KATHLEEN A. BROWN

Matthew E. Brown  
MATTHEW E. BROWN

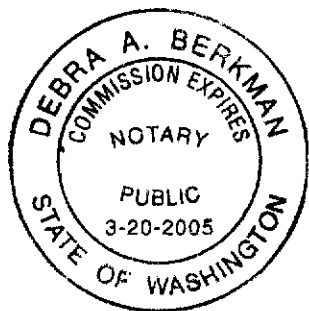
Rebecca Anne Hall  
REBECCA ANNE HALL

Jeffrey P. Heilman  
JEFFREY P. HEILMAN

STATE OF WASHINGTON )  
County of Skagit ) ss.

This is to certify that on the 15<sup>th</sup> day of June, 2004, before me, the undersigned Notary Public in and for the State of Washington, personally appeared KATHLEEN A. BROWN and MATTHEW E. BROWN, wife and husband, to me known to be the individuals described in and who executed the foregoing instrument and acknowledged to me that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.



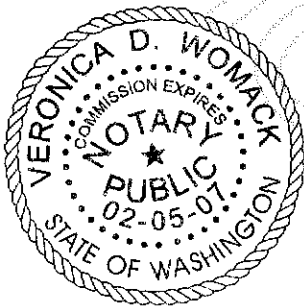
Debra A. Berkman  
NOTARY PUBLIC in and for the State of  
Washington, residing at Oak Harbor.  
My commission expires 3-20-05.



STATE OF WASHINGTON )  
County of Kitsap ) ss.

This is to certify that on the 14th day of June, 2004, before me, the undersigned Notary Public in and for the State of Washington, personally appeared REBECCA ANNE HALL, to me known to be the individual described in and who executed the foregoing instrument and acknowledged to me that she signed and sealed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.

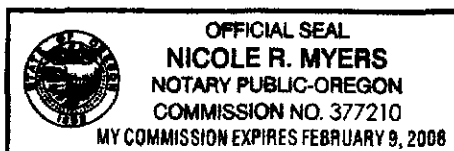


Veronica D. Womack  
NOTARY PUBLIC in and for the State of  
Washington, residing at Peulabo.  
My commission expires 2-5-07.

STATE OF OREGON )  
County of Multnomah ) ss.

This is to certify that on the 16th day of June, 2004, before me, the undersigned Notary Public in and for the State of Oregon, personally appeared JEFFREY P. HEILMAN, to me known to be the individual described in and who executed the foregoing instrument and acknowledged to me that he signed and sealed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year first above written.



Nicole Myers  
NOTARY PUBLIC in and for the State of  
Oregon, residing at Portland.  
My commission expires 2/9/08.

PACIFIC SURVEY & ENGINEERING INC  
1812 CORNWALL AVE, BELLINGHAM, WA 98225 PHONE:671.7387 FAX:671.4685

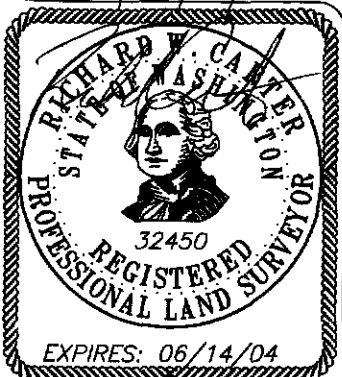
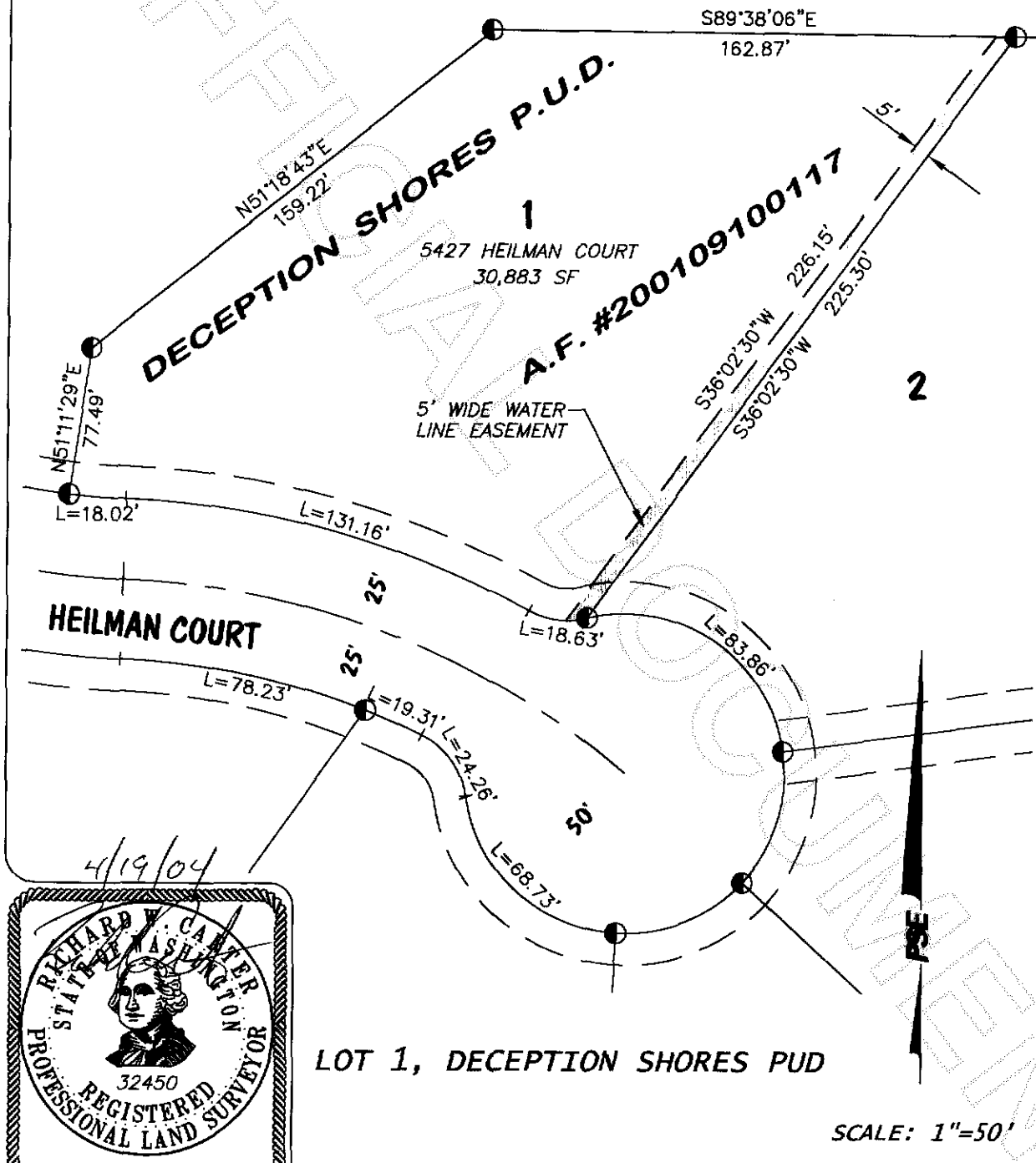
EXHIBIT 1

EMAIL: pse@pseurvey.com  
www.pseurvey.com

# EASEMENT EXHIBIT

SITUATE IN A PORTION OF GOVERNMENT LOTS 3, 4, 5 AND 6,  
TOWNSHIP 34 NORTH, RANGE 1 EAST, W.M., SKAGIT COUNTY, WASHINGTON

**PSE**



PROJECT: 99016 DWG: water\_easement\_1



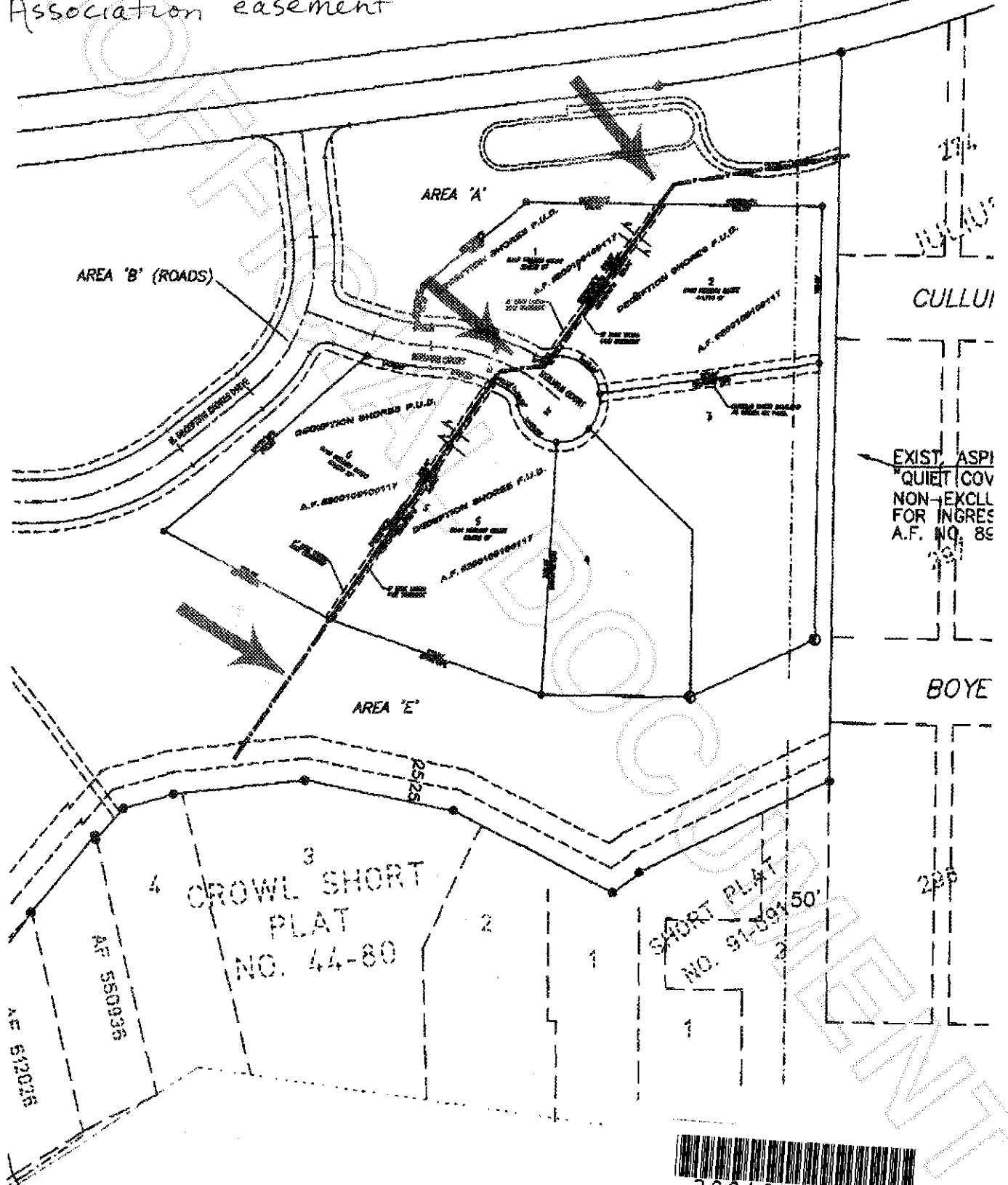
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Skagit County Auditor

NORTH-SOUTH CENTERLINE  
SECTION 24



Location of waterline for  
Association easement



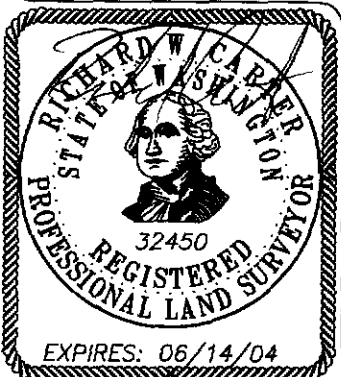
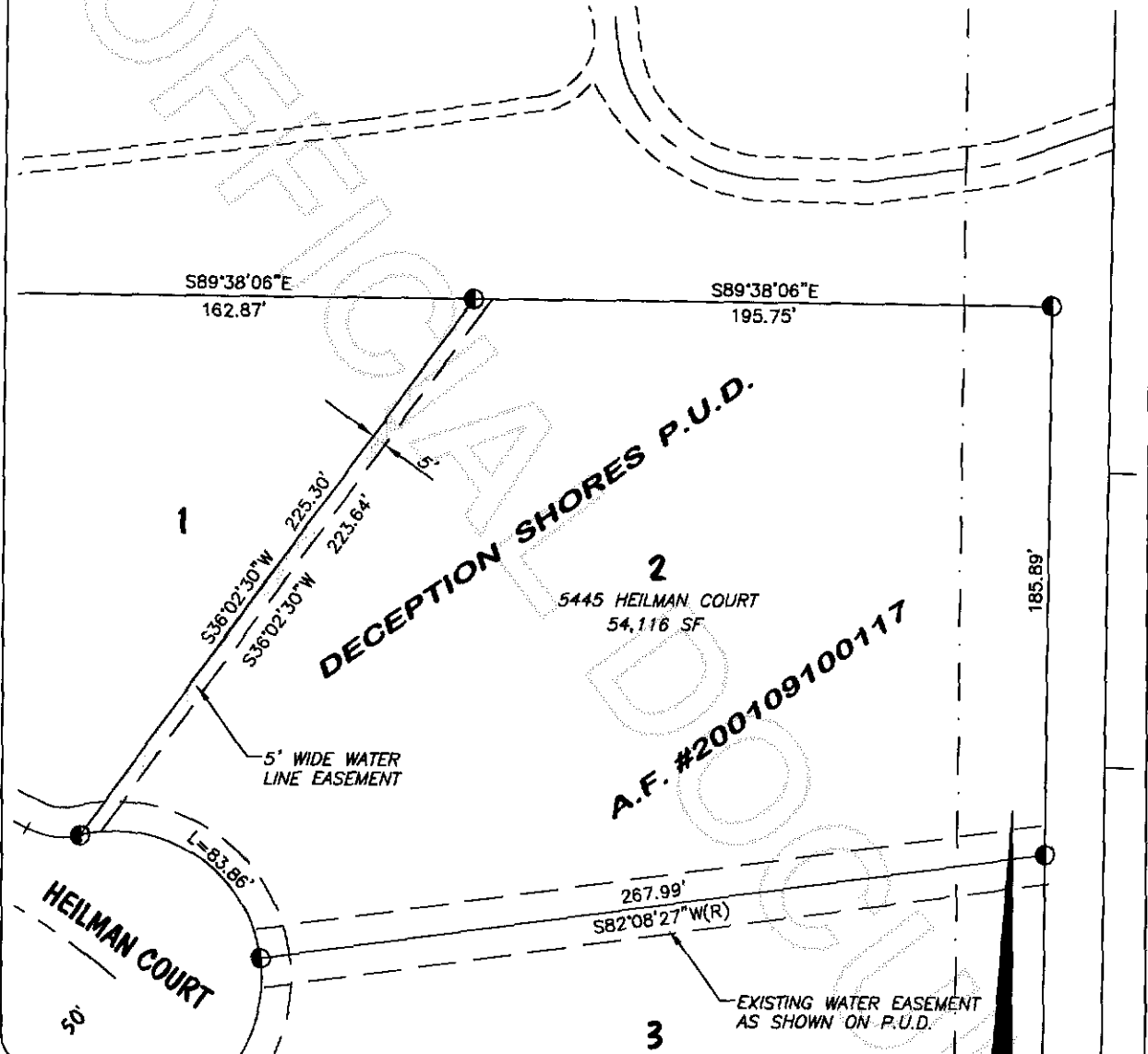
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SITUATE IN A PORTION OF GOVERNMENT LOTS 3, 4, 5 AND 6,  
TOWNSHIP 34 NORTH, RANGE 1 EAST, W.M., SKAGIT COUNTY, WASHINGTON



4/19/04

LOT 2, DECEPTION SHORES PUD

SCALE: 1"=60'

PROJECT: 99016 DWG: water\_easen



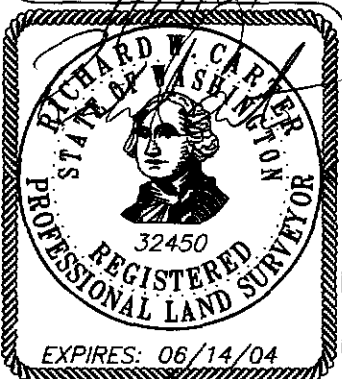
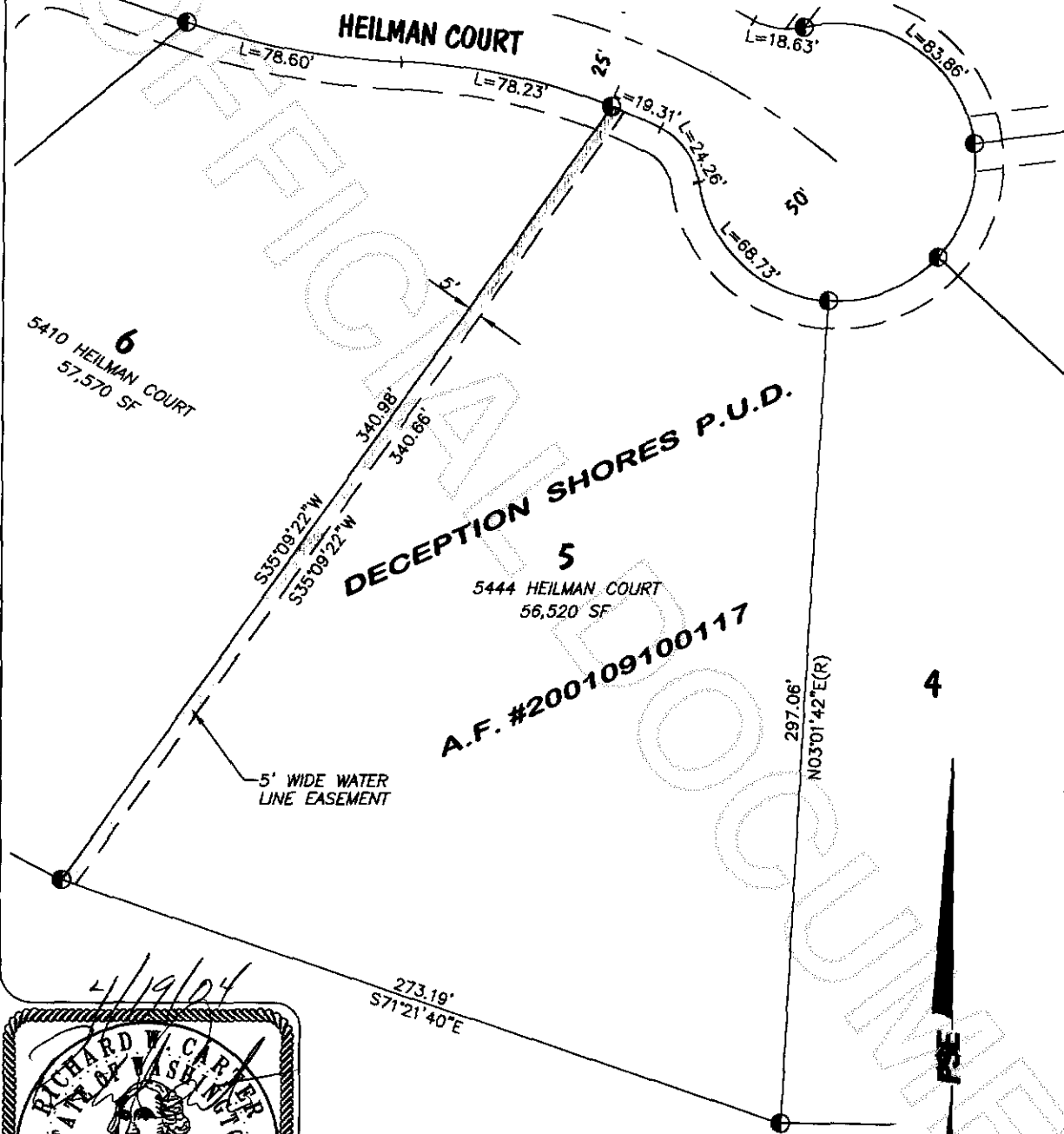
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# EASEMENT EXHIBIT

SITUATE IN A PORTION OF GOVERNMENT LOTS 3, 4, 5 AND 6,  
 TOWNSHIP 34 NORTH, RANGE 1 EAST, W.M., SKAGIT COUNTY, WASHINGTON



LOT 5, DECEPTION SHORES PUD

SCALE: 1"=60'

PROJECT: 99016 DWG: water\_easement



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EXHIBIT 4

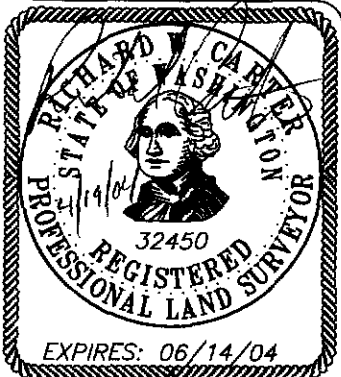
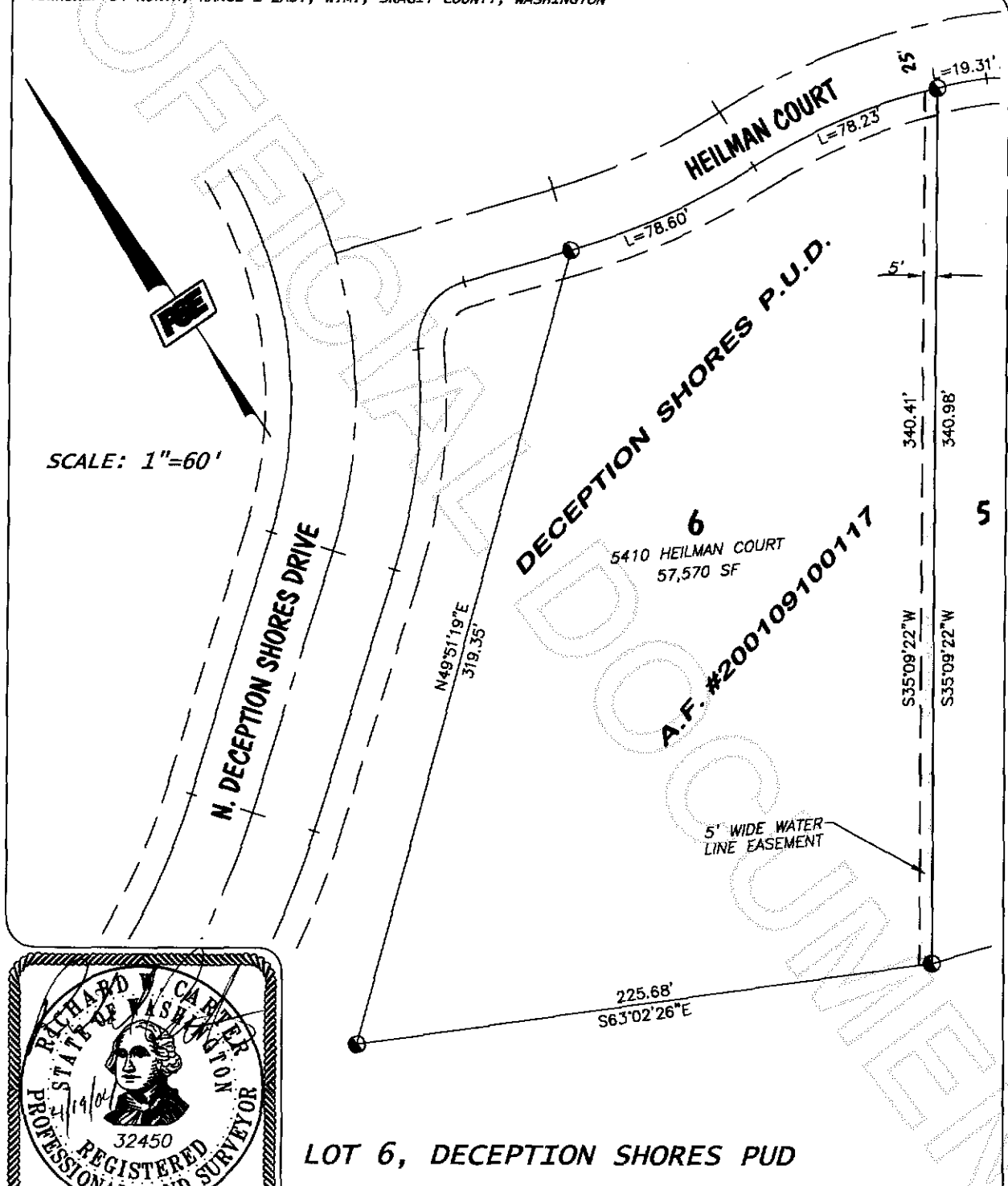
PACIFIC SURVEY & ENGINEERING INC  
1812 CORNWALL AVE, BELLINGHAM, WA 98225 PHONE: 671.7387 FAX: 671.4685

EMAIL: pse@pseurvey.com  
www.pseurvey.com



EASEMENT EXHIBIT

SITUATE IN A PORTION OF GOVERNMENT LOTS 3, 4, 5 AND 6,  
TOWNSHIP 34 NORTH, RANGE 1 EAST, W.M., SKAGIT COUNTY, WASHINGTON



LOT 6, DECEPTION SHORES PUD

PROJECT: 99016 DWG: water\_easement



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