

Return to:
City of Mount Vernon
Post Office Box 809
Mount Vernon, WA 98273



9/9/2004 Page 1 of 4 9:38AM

Document Title: Slope Easement
Grantor(s): Dziejdzic Revocable Trust
Grantee: The City of Mount Vernon
Abbreviated legal: Approximately 5 feet of south boundary of Parcel 27101
Additional Legal Description is on: Attached Exhibit "A" SENE 21-344
Assessor's Tax Parcel Numbers: P27101

SLOPE EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that The Dziejdzic Revocable Trust, for and in consideration of \$1.00 and other valuable considerations and under threat of condemnation, (Mutual Benefits) hereby grant(s) unto the CITY OF MOUNT VERNON, a Municipal Corporation of the State of Washington, referred to herein as the City, an easement over, along and across the full width and length of the premises described as follows:

Legal Description: See Attached Exhibit A

with right, privilege and authority, to said City, to construct, or cause to construct, maintain, replace, reconstruct, and remove all cut and fill slopes, with all appurtenances incident thereto or necessary therewith, in and across the said premises, for the purpose of constructing or cause to construct, and removal of all utilities, including, but not limited to street and sidewalk facilities, sanitary sewage facilities, storm drainage

facilities, power transmission facilities, telephone communication facilities, cable television facilities, and any other utilities without limitation, with all appurtenances incident thereto and necessary therewith, in the City right-of-way adjacent to the said premises, and to cut and remove from the said premises any trees and other obstructions that may endanger the safety of or interfere with the use of such facilities or appurtenances in the City right-of-way; and the right of ingress and egress to and over said premises at any and all times for the purpose of doing anything necessary of useful or convenient for the enjoyment of the easement hereby granted; and the right of conveyance of said easement and privileges.

THERE IS RESERVED TO THE GRANTOR, their heirs and assigns, the right and privilege to use the above-described land of the grantor, at any time, in any manner and for any purpose not inconsistent with the full use and enjoyment by the grantee, its successors and assigns, of the rights and privileges herein granted. The grantee is responsible for operating and maintaining the above-described works of improvement.

Dated this 14 day of August, 2004

Edna K. Dziezic
Dziedzic Revocable Trust
Edna K. Dziezic, Trustee

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

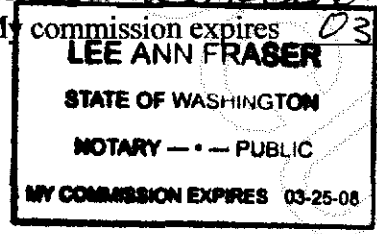
STATE OF WASHINGTON)
)§
COUNTY OF SKAGIT)

SEP 09 2004
Amount Paid \$ 0
Skagit Co. Treasurer
By JF Deputy

On this 14th day of August, 2004, before me a Notary Public in and for the County and State personally appeared Edna K. Dziezic known to be the same person whose name is subscribed to the within Slope Easement and acknowledged that she voluntary executed the same for the purpose and uses therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Lee Ann Fraser
Notary Public in and for the State of Washington
residing at Kirkland
My commission expires 03-25-08



Approved as to form:
Kevin Rogerson
Kevin Rogerson, City Attorney

200409090020
Skagit County Auditor

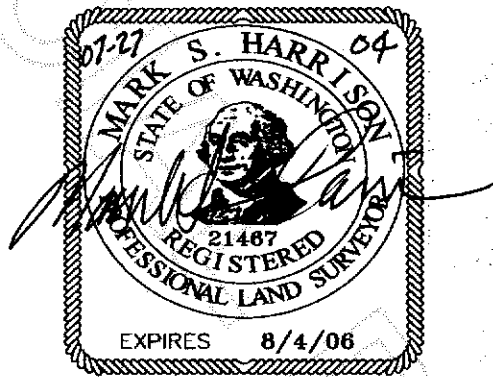
EXHIBIT A

SLOPE EASEMENT LEGAL DESCRIPTION
TAX PARCEL P27101
DZIEDZIC REVOCABLE TRUST
TRIAD JOB NO. 00-297

THE NORTH 5 FEET OF THE SOUTH 35 FEET OF THE EAST 208 FEET OF THE SOUTHEAST
QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 21,
TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M.;

SITUATE IN THE CITY OF MOUNT VERNON, SKAGIT COUNTY, WASHINGTON.

WRITTEN BY: MSH
CHECKED BY: BTF



11814 115th Avenue NE Kirkland, Washington 98034-9623
425.821.8448 · 800.488.0756 · Fax 425.821.3481
www.triadassoc.com

Land Development Consultants



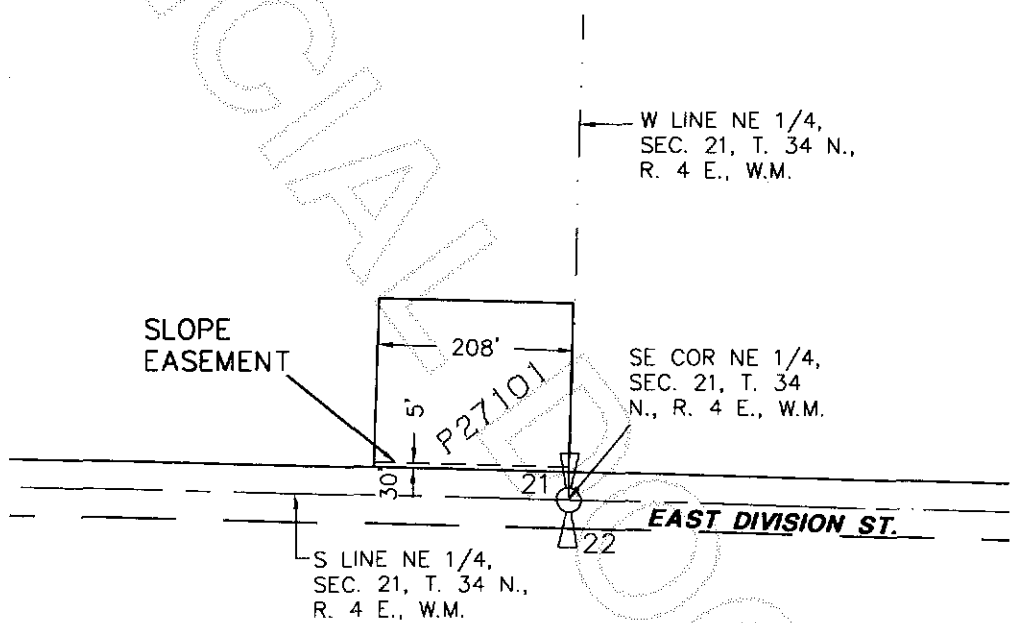
200409090020
Skagit County Auditor

LEGAL EXHIBIT
SLOPE EASEMENT-TAX PARCEL P27101

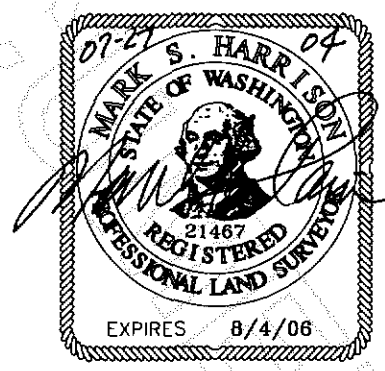
TRIAD JOB # 03-127
JULY 23, 2004



SCALE: 1" = 200'



THIS EXHIBIT HAS BEEN PREPARED TO ASSIST IN THE INTERPRETATION OF THE ACCOMPANYING LEGAL DESCRIPTION. IF THERE IS A CONFLICT BETWEEN THE WRITTEN LEGAL DESCRIPTION AND THIS SKETCH, THE LEGAL DESCRIPTION SHALL PREVAIL.



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200409090020
Skagit County Auditor