



200606210137
Skagit County Auditor

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**AFTER RECORDING RETURN TO:
SKAGIT COUNTY BOARD OF COMMISSIONERS
1800 CONTINENTAL PLACE, SUITE 100
MOUNT VERNON, WA 98273**

SKAGIT COUNTY

Contract # C20060277

Page 1 of 6

Document Title:

Easement for McElroy
Slough/Blanchard Road Drainage
System

Reference Number : _____

Grantor(s):

additional grantor names on page ____.

1. Larry G. and I. Lunne Hower, Trustees of the Larry G. Hower and I. Lynne Hower
Revocable Living Trust

2.

Grantee(s):

additional grantee names on page ____.

1. Skagit County

2.

Abbreviated legal description:

full legal on page(s) ____.

SW 1/4 NW 1/4 22-36-3

Assessor Parcel / Tax ID Number:

additional tax parcel number(s) on page ____.

P48054

**After recording return to:
SKAGIT COUNTY BOARD OF COMMISSIONERS
1800 CONTINENTAL PLACE
MOUNT VERNON, WA 98273**

DOCUMENT TITLE: Easement for Drainage System

GRANTOR: Larry G. and I. Lynne Hower, Trustees of the Larry G. Hower and I. Lynne Hower Revocable Living Trust

GRANTEE: Skagit County

EASEMENT FOR DRAINAGE SYSTEM

The undersigned, Larry G. and I. Lynne Hower, Trustees of the Larry G. Hower and I. Lynne Hower Revocable Living Trust, its Trustee(s), Trustor(s) and Beneficiaries, Successors, Heirs, and Assigns, hereinafter called the "Owners," hereby grants to Skagit County, Washington, a Municipal Corporation, hereinafter called the "County", and its assigns, a perpetual, non-exclusive easement for storm drainage, including culvert, tidegate and appurtenances, over, across, upon, within and under the lands described in Exhibit "A"; and depicted on Exhibit "B", attached hereto, which are hereby incorporated by reference, according to the following terms and conditions:

1. The Owners hereby grant a perpetual, non-exclusive easement to the County for access to the described property below to inspect, repair and maintain the drainage system.
2. All work shall conform to Skagit County standards and requirements for similar work at other locations. The County shall have the right of reasonable, temporary use of the property adjacent to the easement during the installation of the drainage system for construction activities. Such temporary use shall expire upon completion of the work.
3. The land shall be restored to as good a condition as before, matching and blending to the original grade and reseeded to grass by the County upon completion of any work.
4. The County shall give the Owners reasonable advance notice any time it needs to enter the easement area for any reason, except in the case of emergency.

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IN WITNESS WHEREOF, the parties have executed this Agreement this 19th
day of June, 2006.

SKAGIT COUNTY, WASHINGTON

Barbara Hathaway, 360-336-9400
Skagit County Staff Contact

Dated this 19th day of June, 2006.

BOARD OF COUNTY COMMISSIONERS
SKAGIT COUNTY, WASHINGTON

Kenneth A. Dahlstedt
Kenneth A. Dahlstedt, Chairman

Ted W. Anderson
Ted W. Anderson, Commissioner

Don Munks
Don Munks, Commissioner

Approved:

By: Chal A. Martin
Chal A. Martin, P.E.
Director, County Engineer

By: Billie Kadrmas
Billie Kadrmas
Risk Manager

By: Trisha Logue
Trisha Logue, CPA
Budget & Finance Director

Approved as to Form Only:

By: M. Miller
Civil Deputy

Attest: JoAnne Giesbrecht
JoAnne Giesbrecht, Clerk of the Board

SKAGIT COUNTY
Contract # C20060277


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EXHIBIT A

Legal Description:

A strip 60 feet long and 15 feet wide adjacent to and parallel with the easterly right of way line of Blanchard Road, within the Southwest ¼ of the Northwest ¼ of Section 22, Township 36 North, Range 3 East, W.M., more particularly described as follows:

Beginning at the West ¼ Corner of said Section 22, Township 36 North, Range 3 East, W.M., running thence South 88°12'41" East along the center section line of said Section 22 a distance of 553.6 feet;
thence North 1°52'42" East a distance of 654.3 feet to a point on the easterly right of way line of Blanchard Road approximately 10 feet South of an existing dike and the point of beginning of this description;
thence Northerly along the Easterly right of way line of Blanchard Road from said point of beginning, along an arc, the center of which bears North 84°47'31" West, 660.73 feet from said point of beginning, for an arc distance of 60 feet;
thence South 89°59'42" East a distance of fifteen (15) feet;
thence running Southerly a distance of 61.36 feet along an arc concentric with the Easterly right of way line of Blanchard Road;
thence North 84°47'41" West a distance of fifteen (15) feet to close at the point of beginning and the end of this description.

Situate in the County of Skagit, State of Washington.

Parcel Number P48054

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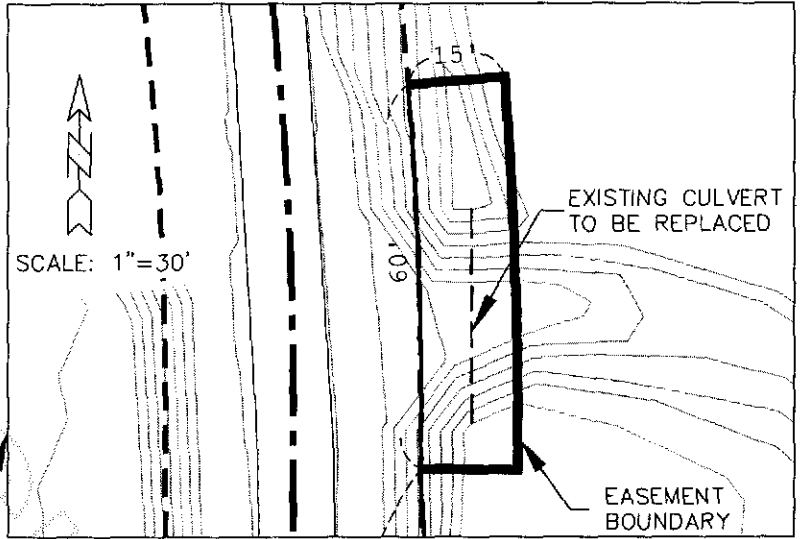


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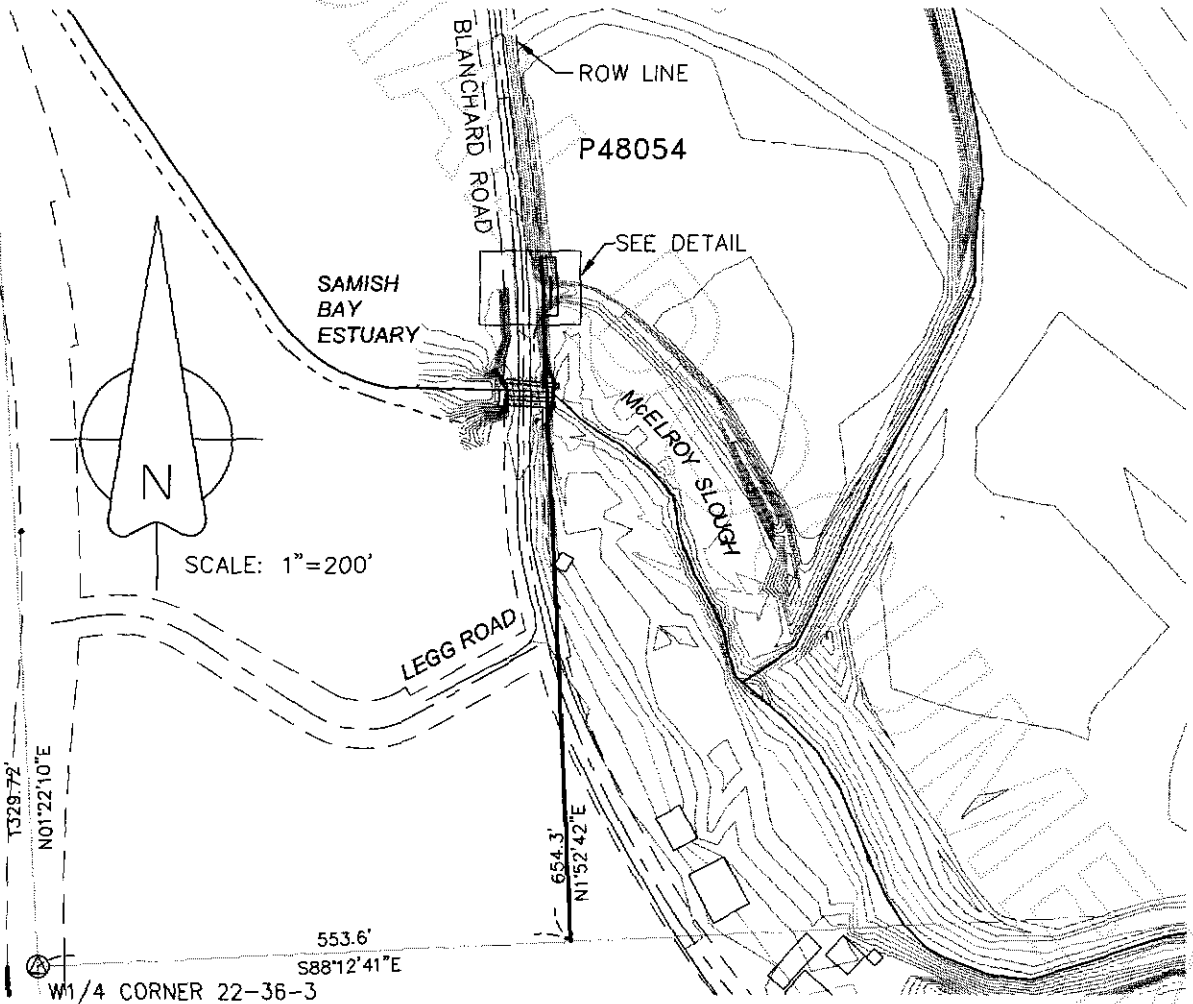
NOTE: THIS IS NOT A RECORD OF SURVEY AND SKAGIT COUNTY DOES NOT VERIFY ITS ACCURACY FOR SURVEY PURPOSES.

HOWER REVOCABLE LIVING TRUST
 LARRY G. AND I. LYNNE HOWER, TRUSTEES
 3305 BLANCHARD ROAD
 BOW, WA 98232



X 1/16th CORNER

DETAIL



SKAGIT COUNTY

BLANCHARD-McELROY SLOUGH

PUBLIC WORKS
 MOUNT VERNON, WASHINGTON

DATE: 5/9/06

SHEET 1 OF 1

SKAGIT COUNTY
 Contract # C20060277

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