

**AFTER RECORDING RETURN TO:**

Skagit County Public Works Department  
Burton Reanier, P.E., L.S.  
1800 Continental Place  
Mount Vernon, WA 98273



200612010079  
Skagit County Auditor

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SKAGIT COUNTY  
Contract # C20060508

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DOCUMENT TITLE: RIGHT-OF-WAY EASEMENT

GRANTOR(S): Amber Enterprises, Inc., a Washington corporation

GRANTEE: Skagit County, a Washington municipal corporation

LEGAL DESCRIPTION (abbreviated): PTN W 1/2 NE 1/4 NW 1/4 Section 11,  
Township 35, Range 8 East, W.M., aka Tract A Survey AF # 9104020044

TAX I.D. NUMBER: 350811-2-001-0003

PARCEL NUMBER: P43777

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**RIGHT-OF-WAY EASEMENT**

THE GRANTOR(S), Amber Enterprises, Inc., a Washington corporation, owners of the property hereinafter described, for and in of the sum of Ten Dollars (\$10.00) and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby conveys to the GRANTEE, Skagit County, a municipal corporation of the State of Washington, a perpetual, exclusive easement for the purposes of a road right-of-way over, under, upon, and across, and through the parcel of land described in EXHIBIT "A", attached hereto and made a part hereof, which is herein incorporated by reference. Provided, Skagit County, as part of the consideration for this right-of-way easement, agrees to, and shall vacate any portion of the 1926 right-of-way granted to the County by Puget Sound Power and Light Co. (now Puget Sound Energy), as recorded May 4, 1926, in Volume 139, Page 448, Auditor's File #193867, records of Skagit County, Washington, that exists on the Grantor's property.

Conveying approximately 1.28 acres.

Together with the right to enter upon said land at any time with all necessary personnel, material, and equipment for the purposes of constructing, inspecting, repairing and maintaining said road right-of-way, including road slopes that may extend into Grantor's property, and necessary drainage for said road and right-of-way. Also, together with the right to grant utility franchises and install utilities, including extensions and improvements thereto.

Maintenance of Road:

Further Provided, that as part of the consideration for this Easement agreement, Skagit County accepts responsibility for the maintenance of the existing road; Provided, that the County shall only be responsible for the maintenance of the existing road subject to the following:

- a. The existing road is currently designated a "Primitive Road." The County shall not be responsible for making any improvements to the existing road, or otherwise be required to designate, maintain, or bring the existing road to any other County road standard.
- b. Because the existing road is currently designated a "Primitive Road", Grantor shall hold the County harmless for any liability and/or damages arising from and/or related to any failure of the County to maintain the existing road to any standard other than those provided and designated for roads designated a "Primitive Road."

The Skagit County Assessor will apportion the taxes as provided for by RCW 84.60.070.

This Easement shall commence upon recording of this Easement. This Easement agreement may be executed in any number of counterparts. Should any portion, term, or provision of this Easement be found to be void or unenforceable (by a Court of competent jurisdiction), all other provisions of this Easement shall remain enforceable and binding. This Easement agreement shall be construed under the laws of the State of Washington. Venue shall be in Skagit County, Washington.

The undersigned hereby agrees to surrender possession of lands or rights herein conveyed, granted, transferred, and/or released upon receipt of payment.

To Have and to Hold the same, unto the County of Skagit, in the State of Washington.



**GRANTOR(S):**

In Witness Whereof, Reynold Dickhaus hereunto  
set his hand and seal this 19th day of July,  
2006.

Date: 7/19/06

By: Reynold Dickhaus

Print name: Reynold Dickhaus  
Its (if corporation, partnership, LLC, or  
other legal entity):  
President, Amber Ent.

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

DEC 01 2006

Amount Paid to  
Skagit Co. Treasurer  
By [Signature] Deputy

STATE OF WASHINGTON }  
COUNTY OF SKAGIT } ss.

On this day personally appeared before me \_\_\_\_\_

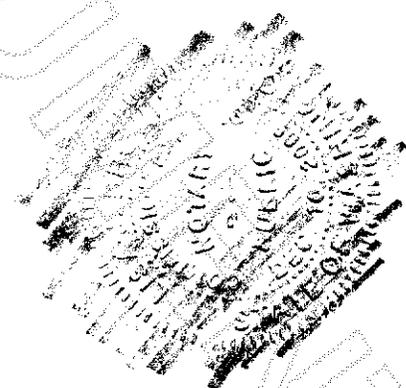
To me known to be the individual described in and who executed the within  
and foregoing instrument, and acknowledged that he/she signed the same as  
his/her free and voluntary act and deed, and that he/she is authorized to sign  
the forgoing instrument, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 19th day of July,  
2006.

Signed: [Signature]  
Print notary's name: Lisa J. Brown  
Notary Public in and for the State of Washington,  
residing at:

Friday Harbor, WA

My commission expires 12/10/2009



**GRANTEE:**

**IN WITNESS WHEREOF**, the parties have executed this Agreement this 27  
day of November, 2006.

SKAGIT COUNTY, WASHINGTON

Dated this 27 day of November, 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: J. Marlega 8/31/06 MLB  
Janice Marlega, P.E.

Acting Director, County Engineer

By: Billie Kadmas  
Billie Kadmas  
Risk Manager

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

Approved as to Form Only:

By: [Signature]  
Civil Deputy

Attest: Linda Hamman, Acting  
~~JoAnne Giesbrecht, Clerk of the Board~~

Lake Shannon Road #97229

Amber Enterprises Legal Description  
P43777

A 60-ft road easement located in the West ½ of the Northeast ¼ of the Northwest ¼ of Section 11, Township 35 North, Range 8 East, W.M., being 30 feet on each side of the right of way centerline of Lake Shannon Road 97229 as shown and described on that certain map entitled "Lake Shannon Road 97229 R.O.W. Easement", dated June 19, 2006, records of the Skagit County Engineer, Skagit County, Washington, and made a part hereof by reference, being within the hereinafter described Parcel A (P43777), of Record of Survey No. 9104020044, records of Skagit County, Washington.

Beginning at the Northwest corner of Section 11, Township 35 North, Range 8 East, W.M., thence N 89° 47' 51" E, a distance of 1,207.85 ft along the North line of said Section 11; thence S 00° 32' 31" E, 198.16 ft along the West line of said Parcel A to a point; thence S 35° 18' 58" E a distance of 29.24 ft to the beginning of the 60-ft road easement at Lake Shannon Road centerline station 0+00. Said 60-ft easement crosses said Parcel A Southeasterly as shown on the Lake Shannon Road 97229 R.O.W. Easement map, and exits said Parcel A at Lake Shannon Road centerline station 8+91.46.

**Parcel A (P43777)**

The West ½ of the Northeast ¼ of the Northwest ¼ of Section 11, Township 35 North, Range 8 East, W.M. Also known as Parcel A of that Survey recorded April 2, 1991, in Volume 11 of Surveys, Page 14, under Auditor's File No. 9104020044, Records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.



Amber Enterprises, Inc.  
Board of Directors Meeting

A meeting of the Board of Directors of Amber Enterprises, Inc. was held on June 24, 2006 at Bellingham, WA.

The following directors of the corporation were present:

Reynold V Dickhaus, President  
Gordon Iverson, Vice President, Secretary

After discussion, on motion duly made and seconded, the following resolutions were approved.

Be it resolved that the corporate officers of Amber Enterprises, Inc. agree to the relocation of Lake Shannon Road and granting to Skagit County an easement for the existing road across the Lake Shannon property Parcel P43777.

Be it resolved that either/or officer has authority to sign documents pertaining to these transactions.

Be it resolved that the corporate officers of Amber Enterprises, Inc. agree to sell the following property:

West ½ of the NE ¼ of the NW ¼, Section 11, Township 35 North, Range 8 East, Skagit County, Washington

There being no further business, the meeting on motion adjourned.

Chairman:

Reynold Dickhaus

ATTEST:

Gordon Iverson  
Secretary



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