

WHEN RECORDED RETURN TO:



200612220136

Skagit County Auditor

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1 of

5 3:27PM

Chicago Title Insurance Company

425 Commercial Street, Mount Vernon, Washington 98273

DOCUMENT TITLE(s)

1. AGREEMENT RE: WELL PROTECTION EASEMENTS
- 2.
- 3.

124152-P
Land Title Co.

REFERENCE NUMBER(s) OF DOCUMENTS ASSIGNED OR RELEASED:

☐ Additional numbers on page _____ of the document

GRANTOR(s):

1. CHARLES SHAFFNER
- 2.
- 3.

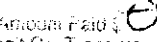

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

DEC 22 2006

☐ Additional names on page _____ of the document

GRANTEE(s):

1. PATRICK GUDMUDSON
- 2.
- 3.

Amount Paid 
By Skagit Co. Treasurer
Deputy 

☐ Additional names on page _____ of the document

ABBREVIATED LEGAL DESCRIPTION:

Lot 3, 'REPLAT OF ASSESSOR'S PLAT OF ASHLAND ADDITION, DIVISION NUMBER

☐ Complete legal description is on page 3 of the document

ASSESSOR'S PROPERTY TAX PARCEL ACCOUNT NUMBER(s):

4212-000-003-0003 P78306

☐ (sign only if applicable) I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

This cover sheet is for the County Recorder's indexing purposes only.
The Recorder will rely on the information provided on the form and will not read the document to verify the accuracy or completeness of the indexing information provided herein.

**AGREEMENT RE:
WELL PROTECTION EASEMENTS**

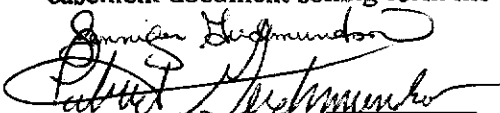
THIS AGREEMENT is made by and between Patrick Gudmundson, as his separate property if married, the owner of property commonly known as 1617 Snee-Oosh Road, LaConner, Wash., parcel no. P78306, particularly described in the attached Exhibit A ("Gudmundson property"), and Charles Shaffner, as his separate property if married, the owner of property commonly known as 16222 Mill Road Lane, LaConner, Wash., parcel no. P20798, particularly described in the attached Exhibit B ("Shaffner property").

The parties acknowledge that it will be necessary to impose a well protection zone on the Gudmundson property. Skagit County ordinances and regulations shall specify the restrictions to be imposed on the well protection zone, and in addition the exact location of the contemplated well has not yet been determined.

Based on the size and configuration of the subject property, the well protection zone may necessarily encroach, to a presently indeterminate extent, onto the Shaffner property. It also is contemplated that a well may be installed on the Shaffner property, which may likewise require an encroachment onto the Gudmundson property of a well protection zone for that well.

In consideration of the provisions hereof, the parties agree as follows:

1. At Gudmundson's request, Shaffner will grant to Gudmundson a perpetual easement for well protection over such portion of the Shaffner property as is necessary to provide for the well protection zone as set forth above. This easement shall be appurtenant to the Gudmundson property.
2. Upon Gudmundson requesting an easement over a portion of Seller's property for well protection as herein provided, Gudmundson agrees to grant to Shaffner an easement for well protection, over the Gudmundson property and appurtenant to the Shaffner property, such easement to cover such portion of the Gudmundson property as is necessary to provide for a well protection zone for a well to be located on the Shaffner property, provided that the area of such easement shall be no larger than the well protection easement benefitting the Gudmundson property and be in the same general location thereof.
3. The parties agree to cooperate in good faith in the preparation of a formal easement document setting forth the terms hereof.


PATRICK GUDMUNDSON, Buyer


CHARLES SHAFFNER, Seller



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STATE OF WASHINGTON)

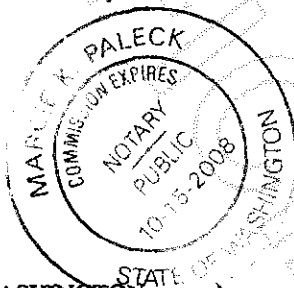
:SS

COUNTY OF SKAGIT)

4 JENNIFER GUDMUNDSON MKP

On this day personally appeared before me Patrick Gudmundson, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 22 day of December, 2006.



Marcie K. Paleck

NOTARY PUBLIC in and for the State of
Washington, residing at Robert Vernon
My commission expires: 10-15-08

Name: MARCIE K. PALECK

STATE OF WASHINGTON)

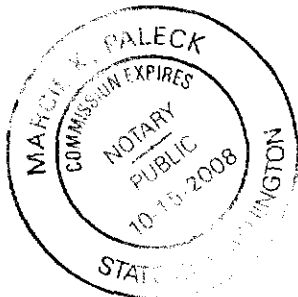
:SS

COUNTY OF SKAGIT)

R JR MKP

On this day personally appeared before me Charles Shaffner, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 22 day of December, 2006.



Marcie K. Paleck

NOTARY PUBLIC in and for the State of
Washington, residing at Robert Vernon
My commission expires: October 15 2008

Name: MARCIE K. PALECK



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Skagit County Auditor

EXHIBIT A

Description of Gudmundson Property

Lot 3, "REPLAT OF ASSESSOR'S PLAT OF ASHLAND ADDITION, DIVISION NUMBER 1", as per plat recorded in Volume 13 of Plats, page 1, records of Skagit County, Washington, being a replat of that certain plat recorded in Volume 10 of Plats, page 44, records of Skagit County, Washington.

Situate in Skagit County, Washington.



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EXHIBIT B

Description of Shaffner Property

That portion of the Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 27, Township 34 North, Range 2 East, W.M., particularly described as follows:

Beginning at the intersection of the East line of the Snee-Oosh County Road and the South line of the said Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$, said point being the Northwest corner of Lot 2, "REPLAT OF ASSESSOR'S PLAT OF ASHLAND ADDITION, DIVISION NUMBER 1", as per plat recorded in Volume 13 of Plats, page 1, records of Skagit County, Washington, being a replat of that certain plat recorded in Volume 10 of Plats, page 44;

thence East along the South line of the said subdivision, a distance of 400 feet to the Northeast corner of the said Lot 2;

thence North, parallel to the East line of the said County road, a distance of 100 feet to the Southeast corner of Lot 3, "REPLAT OF ASSESSOR'S PLAT OF ASHLAND ADDITION, DIVISION NUMBER 1", as per plat recorded in Volume 13 of Plats, page 1, records of Skagit County, Washington, being a replat of that certain plat recorded in Volume 10 of Plats, page 44;

thence West, parallel to the South line of the said subdivision, a distance of 400 feet to the East line of the said County road, said point also being the Southwest corner of the said Lot 3;

thence South along the East line of the said road to the point of beginning

Situate in Skagit County, Washington.



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