

Filed for Record at Request of:
Gary T. Jones, Jones & Smith
P. O. Box 1245
Mount Vernon, WA 98273



200702140026
Skagit County Auditor

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EASEMENT

Abbreviated Legal: Portion of Government Lot 10, Section 1, Township 33 North,
Range 3 East, Short Plat #26-84 Auditor's File No. 8408280031
Tax Parcel No.: P15256 burdened; P15254 benefited

RICHARD H. SMITH and PATRICIA A. SMITH, husband and wife, Grantors, as a gift and for no monetary consideration, grant and convey to SUSAN M. ANDERSON (a/k/a SUSAN MICHELLE ANDERSON), a single woman, Grantee, an easement in gross burdening the surface of the premises described as Parcel A in Exhibit A attached hereto and incorporated herein by this reference as if fully set forth for the benefit of Grantee's residence commonly known as 18321 Dike Road, Mount Vernon, Washington 98273 and legally described as Parcel B in said Exhibit "A".

By this grant of easement the Grantors intend that there be no use of the burdened premises which interferes with the residential use of the benefited premises. The easement restricts, during its term, any construction, filling, grading or permanent improvement of the easement premises and gives possession and control of the surface to Grantee for use as a lawn.

It is a further term and condition of this easement that the easement shall be personal to Grantee, Susan M. Anderson. The easement will end when Susan M. Anderson sells, transfers, grants, leases or ceases to occupy as her primary residence the premises commonly known as 18321 Dike Road, Mount Vernon, Washington 98273, the dominant tenement which this easement is intended to benefit during Grantee's occupancy of the benefited property, more particularly described in Exhibit "A" as Parcel B.

As a condition of this easement, Grantee agrees to maintain the surface, mowing, planting, re-planting and landscaping the easement premises so as to control the growth of noxious weeds and invasive plant species.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

FEB 14 2007

Amount Paid \$
By Skagit Co. Treasurer
Deputy

DATED this 11 day of February, 2007.

Richard H. Smith

RICHARD H. SMITH

Patricia A. Smith

PATRICIA A. SMITH

STATE OF WASHINGTON)

) ss.

COUNTY OF SKAGIT)

I hereby certify that I know, or have satisfactory evidence, that RICHARD H. SMITH and PATRICIA A. SMITH are the persons who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 12 day of February, 2007.



Kandis L. Dubuque

NOTARY PUBLIC in and for the State of Washington

Residing at Anacortes

My commission expires: 7-15-09



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EXHIBIT "A"
EASEMENT

Parcel A – Burdened Premises

A portion of Section 1, Township 33 North, Range 3 East W.M., Tract A Short Plat 26-84 approved August 28, 1984 and filed under Skagit County Auditor's File No. 8408280031 being more particularly described as follows:

Commencing at the Southwest corner of Tract B Short Plat 26-84 the true point of beginning; thence southerly along the east margin of Dike Road a Distance of 200 feet; thence South $88^{\circ} 57' 11''$ East 300 feet; thence North $0^{\circ} 28' 11''$ West to the south line of said Tract B; thence West along the south line of Tract B to the point of beginning of this description.

Situate in the County of Skagit, State of Washington.

Parcel B – Benefited Premises

Tract B of Short Plat 26-84, approved August 28, 1984 and filed under Skagit County Auditor's File No. 8408280031.

Situate in the County of Skagit, State of Washington

