



200705090068

Skagit County Auditor

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COVER SHEET FOR RECORDING

Return To: City Of Mount Vernon
Public Works Department
P.O. Box 809
Mount Vernon, WA 98273

DOCUMENT TITLE: Partial Release of Easement

GRANTORS: City of Mount Vernon

GRANTEES: Pedersen LLC

577085

ABBREVIATED LEGAL DESCRIPTION: A portion of Lots 4, 5 and 6 of
Kulshan Landing Short Plat, Mount Vernon Land Use No.LU04-056, approved February
8, 2007 and recorded March 9, 2007, under Skagit County Auditor's File Number
200703090005.

ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER(S): P126045,
P25704 and P126046

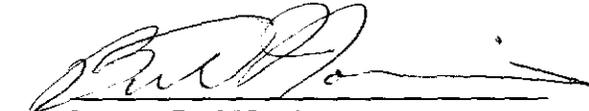
PARTIAL RELEASE OF EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that THE GRANTOR, CITY OF MOUNT VERNON, a Municipal Corporation of Skagit County, State of Washington, hereby releases, surrenders and abandons unto THE GRANTEE, PEDERSEN, LLC, its successors and assigns, all rights, title and interest the Grantor may have acquired from easements recorded under Skagit County Auditor's File Number 577085 for the purpose of construction, repair and maintenance of sewer lines and services over, under and across the real property described as follows:

See Exhibit "A"

THE GRANTOR has abandoned such portion of said easement and under the terms thereof, such partial release and abandonment terminates as to that portion only, THE GRANTOR herein retaining the remainder of said easement and the rights therein.

Signed and approved this 7th day of May, 2007.



Mayor: Bud Norris

Attest:



Finance Director: Alicia Huschka

Approved as to form:



Attorney: Kevin Rogerson

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 09 2007

Amount Paid \$
Skagit Co. Treasurer
By Deputy



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Skagit County Auditor

Exhibit A
Release of Public Sewer Easement

The west 10 feet of that certain 20 foot wide public sewer easement granted to the City of Mount Vernon in 1959 and recorded under Skagit County Auditor's File Number 577085, That lies within the following described parcels:

Lots 4, 5 and 6 of Kulshan Landing Short Plat, City of Mount Vernon Short Plat No. LU04-056, Approved February 8, 2007 and recorded March 9, 2007 under Auditor's File No. 200703090005, Records of Skagit County, Washington.

Being a portion of the Southwest Quarter (SW ¼) of the Southeast Quarter (SE ¼) of Section Seventeen (17), Township Thirty-four (34) North, Range Four (4) East of the Willamette Meridian.

Situate in the City of Mount Vernon, Skagit County, Washington.



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