



200805230105

Skagit County Auditor

Return Name and Address:

Company

ATTN: Business Services Group

P.O. Box 97007

Redmond, WA 98073

425-867-7430

5/23/2008 Page

1 of

5 11:27AM

Please print or type information

**Document Title(s)**

1. Memorandum of Easement—**San Juan Rehabilitation & Care Center**
- 2.

**Grantor(s)**

1. **SAN JUAN NH PROPERTY, LLC**
- 2.
- 3.

**Grantee(s)**

1. **COMCAST OF WASHINGTON IV, INC.**
- 2.
- 3.

**Legal Description** (abbreviated: i.e. lot, block, plat OR section, township, range, qtr.)**R 02E, T 35N, S 19**☐Additional legal is on page 5 of document.SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

MAY 23 2008

**Assessor's Property Tax Parcel/Account Number****P 60417**☐

Property Tax Parcel ID is not yet assigned.

☐

Additional parcel numbers on page \_\_\_\_\_ of document.

☒ NO MONETARY COMPENSATION PROVIDED FOR EASEMENT.

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information.

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RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

COMCAST OF WASHINGTON IV, INC.  
P.O. Box 97007  
Redmond, WA 98073  
Attn: Business Services Group

## GRANT OF EASEMENT

### EXHIBIT A

This Grant of Easement (the "Easement") dated FEB - 28, 2007 by and between COMCAST OF WASHINGTON IV, INC., its successors and assigns, hereinafter referred to as "Grantee" and SAN JUAN NH PROPERTY, LLC, hereinafter referred to as "Grantor".

FEB - 28 Grantor and Grantee are parties to a Care Center Bulk Services Agreement dated FEB - 28, 2007, pursuant to which Grantee provides certain cable communications services to the Premises commonly known as San Juan Rehabilitation & Care Center.

Now, for good and valuable consideration, Grantor(s), owner(s) of the property described below, hereby grant(s) to Grantee, its successors and assigns, an easement in gross and right-of-way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time a broadband communications system (hereinafter referred to as the "System") consisting of wires, underground conduits, cables, pedestals, vaults, and including but not limited to above ground enclosures, markers and concrete pads or other appurtenant fixtures and equipment necessary or useful for distributing broadband services and other like communications, in, on, over, under, across and along that certain real property (the "Property") located in the County of Skagit, State of Washington, described as follows:

LEGAL DESCRIPTION: (See Attached Exhibit A)



Grantor(s) agree for themselves and their heirs and assigns that the System on the Property shall be and remain the personal property of the Grantee and may not be altered, obstructed or removed without the express written consent of the Grantee. The Grantee, and its contractors, agents and employees, shall have the right to trim or cut trees and/or roots which may endanger or interfere with said System and shall have free access to said System and every part thereof, at all times for the purpose of exercising the rights herein granted: provided, however, that in making any excavation on said Property of the Grantor, the Grantee shall make the same in such manner as will cause the least injury to the surface of the ground around such excavation, and shall replace the earth so removed by it and restore the area to as near the same condition as it was prior to such excavation as is practical.

This easement shall commence on the date appearing in the first paragraph hereof shall run with the land for so long as the Grantee, its successors or assigns provides Broadband services to the Property unless otherwise terminated by the parties as set forth in the Agreement.

Executed this 28<sup>th</sup> day of FEBRUARY, 2007.

WITNESS/ATTEST:

OWNER: SAN JUAN NH PROPERTY, LLC

By: \_\_\_\_\_

By: \_\_\_\_\_

Print: \_\_\_\_\_

Name: Jim Roe

Title: Administrator/Owner

ATTEST:

COMPANY: COMCAST OF WASHINGTON IV, INC.

By: \_\_\_\_\_

By: \_\_\_\_\_

Print: \_\_\_\_\_

Name: John Dietrich

Title: Vice President, NW Region

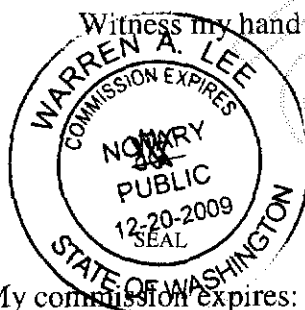


STATE OF WASHINGTON ) NOTARY for SAN JUAN NH PROPERTY, LLC

) ss.

COUNTY OF SKAGIT )

The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of Feb, 2007 by Jim Roe (James K Roe), of San Juan Rehabilitation & Care Center on behalf of the SAN JUAN NH PROPERTY, LLC. He/~~she~~ is (personally known to me) or (has presented WDL (type of identification) as identification and did/did not take an oath.



Witness my hand and official seal.

Warren A. Lee

WARREN A. LEE

(Print Name)

Notary Public

My commission expires: 12-20-2009

STATE OF WASHINGTON )

) ss.

COUNTY OF SNOHOMISH )

NOTARY for COMCAST

The foregoing instrument was acknowledged before me this 1 day of October, 2007 by John Dietrich of COMCAST OF WASHINGTON IV, INC., on behalf of the corporation. He/~~She~~ is personally known to me and did not take an oath.



Witness my hand and official seal.

Vanessa Patao

Vanessa Patao Notary Public

(Print Name)

My Commission expires: December 29, 2009

**PLEASE DO NOT WRITE IN THE MARGINS. THE COUNTY AUDITOR'S OFFICE WILL NOT RECORD THE DOCUMENT IF THERE IS ANY WRITING IN THE MARGINS.**

Notary page for Bulk Service Agreement and/or Memorandum of Easement.



200805230105  
Skagit County Auditor

**GRANT OF EASEMENT**  
**Exhibit A**  
**LEGAL DESCRIPTION**

**San Juan Rehabilitation & Care Center**

911 21st Street, Anacortes, Skagit County

Quarter, Quarter, Section, Township and Range: R 02E, T 35N, S 19

Parcel or Tax Account Number(s): P 60417

LEGAL DESCRIPTION REQUIRED

STEWART'S 1 ST TO ANA W 1/2 OF LT 4 &

ALL 5 TO 7 & E 1/2 OF 8 BLOCK 3

Plat Name: Stewart's 1<sup>st</sup> To Anacortes

