

City of Sedro-Woolley  
325 Metcalf St  
Sedro Woolley, WA 98284  
Attention: Mark A. Freiberger, PE,



200811190092  
Skagit County Auditor

11/19/2008 Page 1 of 4 2:23PM

**TEMPORARY CONSTRUCTION EASEMENT**

94412-3

**GUARDIAN NORTHWEST TITLE CO.**

Grantor(s): Sea-Land Development Corporation  
Grantee: City of Sedro-Woolley  
Abbreviated Legal: Ptn of Lots 1 - 8 and ptn of vacated Elgin St, Blk 20, Woolley the Hub of Skagit County, V 2 of Plats, P 92  
Tax Parcel No.: 350424-0-007-0000 (P37350)  
Project Parcel #P37350  
SR 20 N Skagit F & S Roundabout

THE GRANTOR(S), Sea-Land Development Corporation, a Washington Corporation, as a gift and in further consideration of the general public welfare do(es) by these presents grant and convey to the City of Sedro-Woolley a Municipal Corporation in Skagit County, Washington, its agents, employees, and contractors the nonexclusive right to enter upon lands now owned by the Grantor(s) for any and all purposes incidental to the construction of the above-mentioned improvement, which lands are situated in Skagit County, State of Washington, described as follows, to wit:

**Per Exhibit A attached hereto and made a part hereof by this reference**

It is understood and agreed that the rights herein granted shall be at all times exercised in a manner that does not unreasonably interfere with the use of the property by the grantor.

It is further understood and agreed that the City of Sedro-Woolley agrees to indemnify and save the grantors harmless from all claims and causes of action of any nature whatsoever arising out of the exercise by the City of the rights herein granted.

This permit, and all rights granted hereunder, shall terminate automatically and without notice upon the completion of the above project or October 1, 2010, whichever comes first.

*Easement*  
SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

**NOV 19 2008**

Amount Paid \$ *0*  
Skagit Co. Treasurer  
By *nam* Deputy

The Grantor(s) acknowledge(s) that the property and/or property rights conveyed herein are a donation and the Grantor(s) has been informed of its right to receive just compensation and have waived said rights.

IN WITNESS WHEREOF, said corporation has caused this instrument to be executed by its proper officers this 6<sup>th</sup> day of November, 2009.

Sea-Land Development Corporation

By [Signature]  
Printed Name: Mark A. Nyseter  
Its: President

By \_\_\_\_\_  
Printed Name: \_\_\_\_\_  
Its: \_\_\_\_\_

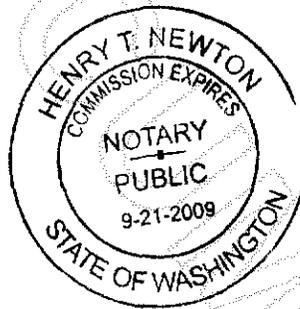
STATE OF WASHINGTON

County of \_\_\_\_\_

SS.

I certify that I know or have satisfactory evidence that Mark A. Nyseter and \_\_\_\_\_ (is/~~are~~) the person(s) who appeared before me, and said person(s) acknowledged that (he/~~she/they~~) signed this instrument, on oath stated that (he is/~~she is/they are~~) authorized to execute the instrument and acknowledged it as the President and \_\_\_\_\_ of Sea-Land Development Corporation to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED: 11/6/09  
[Signature]  
Henry T. Newton  
Name (typed or printed):  
NOTARY PUBLIC in and for the State of Washington  
Residing at Everett WA  
My appointment expires: 9/21/09



Accepted By: [Signature] 11/14/08  
City of Sedro-Woolley Date



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EXHIBIT A

TEMPORARY CONSTRUCTION EASEMENT

THAT PORTION OF LOTS 4 THROUGH 13 AND THE VACATED ALLEY OF BLOCK 20 OF WOOLLEY, THE HUB OF SKAGIT COUNTY, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2 OF PLATS, PAGE 92, RECORDS OF SKAGIT COUNTY, WASHINGTON MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE WEST LINE OF LOT 1 OF SAID PLAT (SAID WEST LINE ALSO BEING THE WEST LINE OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 4 EAST W.M.) AND THE SOUTH MARGIN OF SR 20; THENCE SOUTH 88°43'17" EAST ALONG SAID SOUTH MARGIN FOR A DISTANCE OF 63.02 FEET TO A POINT ON THE ARC OF A NON TANGENTIAL CURVE WHOSE CENTER BEARS SOUTH 31°34'20" WEST HAVING A RADIUS OF 109.00 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 8°31'00" FOR A DISTANCE OF 16.20 FEET TO A POINT ON THE ARC OF A TANGENTIAL CURVE TO THE RIGHT HAVING A RADIUS OF 189.50 FEET THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 18°23'26" FOR A DISTANCE OF 60.82 FEET TO A POINT ON THE ARC OF A TANGENTIAL CURVE TO THE RIGHT HAVING A RADIUS OF 339.50 FEET; THENCE SOUTHEASTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 2°08'40" FOR A DISTANCE OF 12.71 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 88°43'17" EAST PARALLEL WITH THE SOUTH MARGIN OF SAID SR20 FOR A DISTANCE OF 107.66; THENCE SOUTH 01°16'43" WEST FOR A DISTANCE OF 130.00 FEET; THENCE NORTH 88°43'17" WEST PARALLEL WITH SAID SOUTH MARGIN OF SR20 FOR A DISTANCE OF 125.00 FEET; THENCE NORTH 01°16'43" EAST FOR A DISTANCE OF 130.00 FEET; THENCE SOUTH 88°43'17" EAST PARALLEL TO SAID SOUTH MARGIN OF SR20 FOR A DISTANCE OF 17.34 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 16,250 SQUARE FEET.

SITUATE IN SECTION 24, TOWNSHIP 35 NORTH, RANGE 4 EAST, W.M., CITY OF SEDRO-WOOLLEY, SKAGIT COUNTY, WASHINGTON.

SEE ATTACHED EXHIBIT B



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SECTION 24; TWN 35N; RNG 4E W.M.

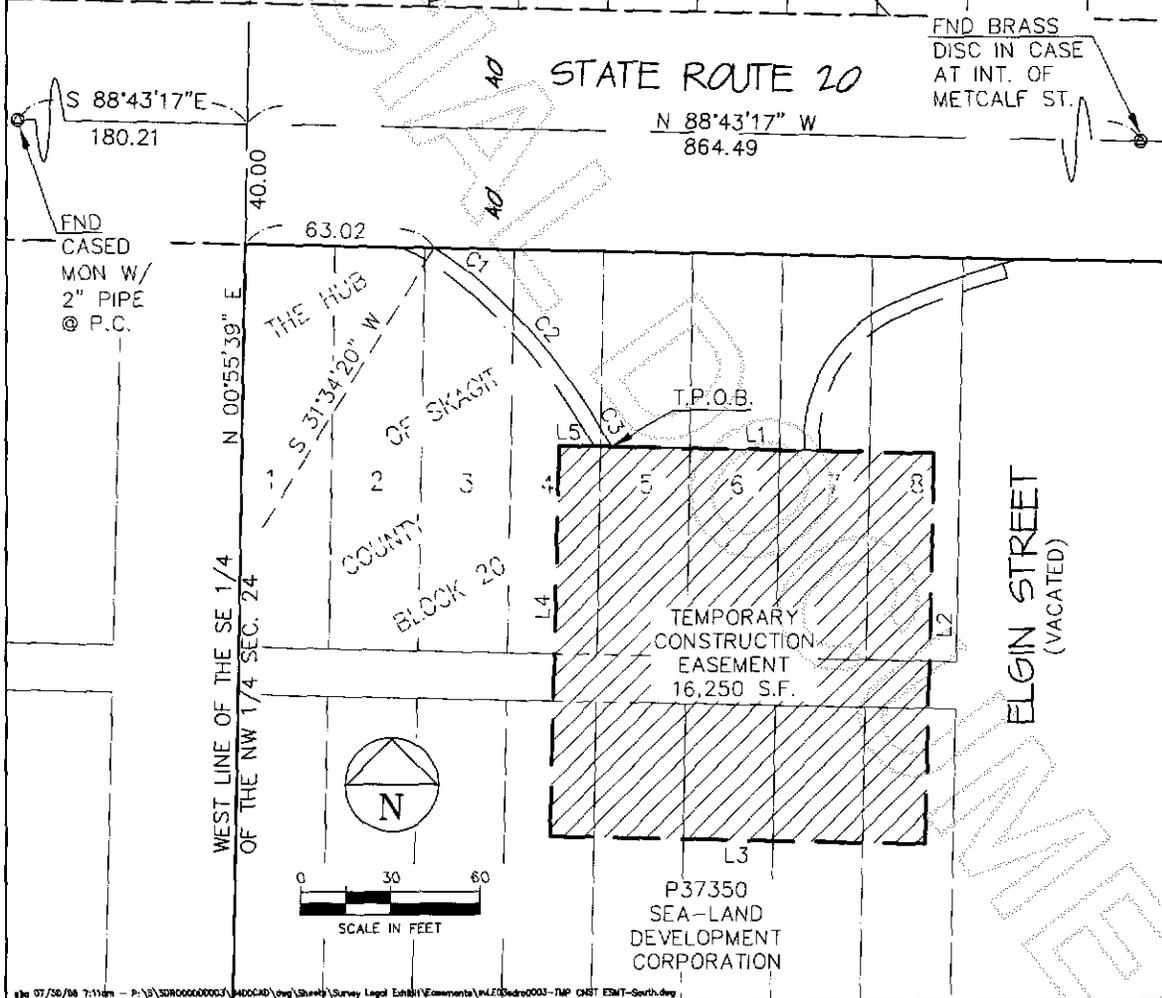
COURSE TABLE			
C1	R=109.00'	Δ=8°31'00"	L=16.20'
C2	R=189.50'	Δ=18°23'26"	L=60.82'
C3	R=339.50'	Δ=2°08'40"	L=12.71'
L1	S 88°43'17" E		107.66'
L2	S 01°16'43" W		130.00'
L3	N 88°43'17" W		125.00'
L4	N 01°16'43" E		130.00'
L5	S 88°43'17" E		17.34'



TEMPORARY  
CONSTRUCTION  
EASEMENT AREA

R= RADIUS  
Δ= DELTA  
L= CURVE LENGTH

ELGIN STREET  
(VACATED)



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**EXHIBIT B**

DATE: 7/02/2008      DESIGN: SCW  
FILE: SDRO0003 / svLE03sdra0003-TMP CNST ESMT-South      DRAWN: SCW



**DAVID EVANS  
AND ASSOCIATES INC.**  
119 Grant Avenue, Suite D  
Bellingham Washington 98225  
Phone: 360.347.7151

**STATE ROUTE 20  
TEMPORARY CONSTRUCTION  
EASEMENT**



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