



201312060097

WHEN RECORDED RETURN TO:

Skagit County Auditor

\$75.00

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4 11:37AM

CHICAGO TITLE INSURANCE COMPANY  
425 COMMERCIAL STREET  
MOUNT VERNON WA 98273

## Chicago Title Insurance Company

425 Commercial Street, Mount Vernon, Washington 98273

620020314 ✓

DOCUMENT TITLE(s)**SHARED DRIVEWAY MAINTENANCE AND EXTENSION AGREEMENT**REFERENCE NUMBER(s) OF DOCUMENTS ASSIGNED OR RELEASED:GRANTOR(s):

1. ALLEN F. BIRD
2. MARGARET E. BIRD
3. PERRY BURKHART
4. SHARON BURKHART

GRANTEE(s):

1. PUBLIC
- 2.
- 3.

ABBREVIATED LEGAL DESCRIPTION:

**LOTS 4 AND 5, P.U.D. OF PLEASANT RIDGE EAST, according to the plat thereof recorded on October 12, 2000, under Auditor's File No. 200010120026, records of Skagit County, Washington; TOGETHER WITH an undivided 1/5 interest in Lot 6.**

ASSESSOR'S PROPERTY TAX PARCEL ACCOUNT NUMBER(s):**P117273 and P117274**

☐ (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.

Signature \_\_\_\_\_

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.

**SHARED DRIVEWAY MAINTENANCE AND EXTENSION  
AGREEMENT**

THE UNDERSIGNED parties own Lot 4 and Lot 5 of P.U.D. PLEASANT RIDGE EAST which is recorded under Skagit County Auditor's File No. 200010120025. Each Lot has a 15 foot wide driveway located entirely on each Lot.

The undersigned agree that each Lot is granted on the neighboring Lot an easement for ingress, egress and utility over, under and across the 15 feet depicted on P.U.D. OF PLEASANT RIDGE EAST recorded under Skagit County Auditor's File No. 200010120025 thus creating a 30 foot common driveway and the parties agree that the terminus point of each 15 foot driveway shall be extended. The terminus point of the 30 common driveway shall be extended 225 feet west of the terminus point depicted on the P.U.D. OF PLEASANT RIDGE EAST recorded under Skagit County Auditor's File No. 200010120025.

The easements granted shall be perpetual and appurtenant to the respective Lots and shall benefit and burden the heirs successors and assigns of each of the parties.

The parties also agree to share equally all costs to maintain the driveway set forth on the original P.U.D. and the extension herein provided. Maintenance shall include grading, pulling ditches, water bar installation and maintenance, gravel spreading and compaction and culvert cleaning and replacement. Maintenance shall not include the application of asphalt or concrete as a service.



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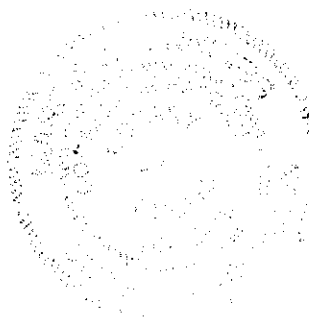
STATE OF WASHINGTON )

) ss.

COUNTY OF SKAGIT )

I certify that I know or have satisfactory evidence that Perry Burkhardt and Sharon Burkhardt are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: December 5, 2013.

  
Marcia J. Jennings  
Printed name: Marcia J. Jennings  
Notary Public in and for the State of  
Washington, residing at: Sedro-Woolley.  
My appointment expires: 10/5/2016.



Any dispute over use, maintenance or payment for maintenance shall be resolved by binding arbitration under RCW 7.04A.

DATED DEC 9, 2013.

Allen F. Bird  
Allen F. Bird

Margaret E. Bird  
Margaret E. Bird

Perry Burkhart  
Perry Burkhart

Sharon Burkhart  
Sharon Burkhart

STATE OF WASHINGTON )  
COUNTY OF SKAGIT ) ss.

I certify that I know or have satisfactory evidence that ALLEN F. BIRD and MARGARET E. BIRD are the persons who appeared before me, and said person acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: December 4, 2013.

Marcia J. Jennings

Printed name: Marcia J. Jennings  
Notary Public in and for the State of  
Washington, residing at: Sedro-Woolley  
My appointment expires: 10/5/2016

