



Filed for Record at the Request of:

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Anacortes, Washington 98221

Skagit County Auditor \$74.00  
3/9/2015 Page 1 of 3 10:18AM

Document Title: Release of Easements

Reference Number of Released Document: 8611050001

Grantor: LEO EWELL OSBORNE and JANE LOUISE LANE, husband and wife

Grantees: GREGORY L. KLEVEN and MARLENE R. KLEVEN, husband and wife

Tax/Parcel ID Numbers of Affected Parcels:

Parcel A: 350113-0-005-0008 / P31480, 350113-0-024-0005 / P31507

Parcel B: 350112-3-009-0009 / P31468

Abbreviated Legal Descriptions of Affected Parcels:

Parcel A: (1.1300 ac) SUBDIV E LESS W 155FT; TAX 143A ALL 2ND CLASS TDLNDS IN FR SUB DIV E REFEREES PLAT HA VG A FR TGE OF 246 .7FT LIN FT LESS TH PTN LY IN FR OF W 8 0FT OF E 155FT

Parcel B: (TITLE ELIMINATION) INCLUDING MANUFACTURED HOME, 1977 SUNNYBROOK 68X28 SERIAL NUMBER 72536 THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER SECTION 12 DESCRIBED AS FOLLOWS THE 210 FEET OF THE EAST 30 RODS OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER AND ALSO EXCEPT THE EAST 240.83 FEET THEREOF AND ALSO EXCEPT ANY PORTION THEREOF LYING WEST OF AN EXISTING COUNTY ROAD KNOWN AS SOUTH SHORE DRIVE AND ALSO EXCEPT THE SOUTH 20 FEET THEREOF CONVEYED TO SKAGIT COUNTY FOR ROAD PURPOSES

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX  
2015413  
MAR 09 2015

Amount Paid \$895.<sup>00</sup>  
Skagit Co. Treasurer  
By *M. M.* Deputy

### RELEASE OF EASEMENTS

For ten dollars (\$10.00) and other valuable consideration, the Grantors, LEO EWELL OSBORNE and JANE LOUISE LANE, husband and wife, hereby release, remise, relinquish, and terminate all easements whatsoever encumbering Grantees' Parcel A (legally described below), whether explicit or implicit and whether in favor of Grantors personally or appurtenant to Grantors' Parcel B (legally described below). Grantors specifically and without limitation release, terminate, and hereby cancel each and every right and/or benefit created in favor of Parcel B and/or any of its owners by virtue of that certain Declaration of Easement dated November 3, 1986 and recorded with the Skagit County Auditor on November 5, 1986 under Auditor's File Number 8611050001. Grantors covenant and agree that any prior, current, or future use or possession by the Grantors, their predecessors or successors in title, or their heirs or assigns of any portion of Parcel A shall be deemed permissive in nature, and shall

not give rise to any claim adverse to the right, title, interest, or possession of Grantees in said property. Grantors hereby convey and quitclaim Parcel A to Grantees, including any after-acquired title therein.

Parcel A

That portion of Government Lot 1 in Section 13, Township 35 North, Range 1 East, W.M., described as follows:

The East 75 feet of Subdivision "E" of "REFEREE'S PLAT" of the South ½ of the Southeast ¼, Section 11, Lot 1, Section 13 and Lots 1 and 2, Section 14, Township 35 North, Range 1 East, W.M.; TOGETHER WITH tidelands of the second class to the line of mean low tide, situate in front of, adjacent to and abutting upon said Tract and lying between the East and West lines of said Tract, produces South; and TOGETHER WITH an easement for road and utility purposes over and across the North 20 feet of the East 25 feet of the following described tract:

The Westerly 80 feet of the Easterly 155 feet of Subdivision "E" of "REFEREE'S PLAT" of the South ½ of the Southeast ¼ of Section 11, Lot 1, Section 13 and Lots 1 and 2, Section 14, Township 35 North, Range 1 East, W.M.

Situated in the County of Skagit, State of Washington.

Assessor's Tax / Parcel Numbers: 350113-0-005-0008 / P31480, 350113-0-024-0005 / P31507

Parcel B

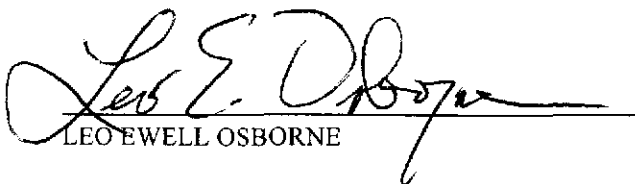
That portion of the Southwest ¼ of the Southwest ¼ of Section 12, Township 35 North, Range 1 East, W.M., described as follows:

The South 210 feet of the East 30 rods of the Southwest ¼ of the Southwest ¼, EXCEPT the East 240.83 feet thereof, AND ALSO EXCEPT any portion thereof lying West of the existing County road known as South Shore Drive, AND ALSO EXCEPT the South 20 feet thereof conveyed to Skagit County for road purposes by deed recorded July 1, 1912, under Auditor's File No. 92009, in Volume 90 of Deeds, page 12, records of Skagit County, Washington.

Situated in the County of Skagit, State of Washington.

Assessor's Tax / Parcel Number: 350112-3-009-0009 / P31468

DATED this 9th day of March, 2015.

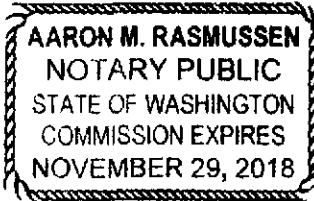
  
LEO EWELL OSBORNE

  
JANE LOUISE LANE

STATE OF WASHINGTON )  
 )  
 ) ss.  
COUNTY OF SKAGIT )

On this day personally appeared before me LEO EWELL OSBORNE, to me known to be the individual described in and who executed the foregoing document and acknowledged that he signed said document as his free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 9 day of March, 2015.



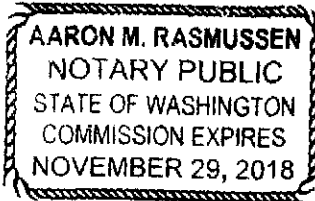
A handwritten signature in black ink, appearing to read "Aaron M. Rasmussen".

NOTARY PUBLIC in and for the State of Washington,  
residing at Anacortes.  
My appointment expires 11-29-18

STATE OF WASHINGTON )  
 )  
 ) ss.  
COUNTY OF SKAGIT )

On this day personally appeared before me JANE LOUISE LANE, to me known to be the individual described in and who executed the foregoing document and acknowledged that she signed said document as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 9 day of March, 2015.



A handwritten signature in black ink, appearing to read "Aaron M. Rasmussen".

NOTARY PUBLIC in and for the State of Washington,  
residing at Anacortes.  
My appointment expires 11-29-18