



Skagit County Auditor

\$80,00

12/29/2015 Page

1 of

8 9:16AM

After Recording Return To. FRANK JERETZKY 13664 Rosario Rd. Anacortes, WA 98221

Document:

Drainage Easement

Grantor:

GEMS, LLC, a Washington Limited Liability Company

Grantee:

Frank J. Jeretzky and Sharon Enteretzky, husband and wife and Thomas L. Allen and

Pamela J. Allen, husband and wife

Legal:

Lots AB, C & D BLA 2015-0008 & Ptn BLK 201 & Railroad Anacortes, Also Tract 11-13

Plate 8 Tide & Shores Lands 13-35-1

Tax Parcel #:

3772-201-017-0005 P56212 & 350113-0-051-0209 P31536

mA-60020

DRAINAGE FASEMENT

GEMS, LLC, a Washington limited liability company, hereby grants and conveys a nonexclusive easement for the construction, maintenance and repair of underground drainage over and across a portion of the real property legally described as Parcel "B" and Parcel "E" in the Survey recorded under Skagit County Auditor's File #200805080041 (previously known as Paulson Parcel "A" in the Survey recorded under Skagit County Auditor's File No. 8902080014), more particularly described in Exhibit "A" and as depicted on Exhibit "B" for the benefit of to the following described real Property:

> Lots AB, C and D as more particularly described in the BLA-2015-0008, Record of Survey / Boundary Line Adjustment, recorded under Skagit County Auditor's File No. 201508310104 as shown on Exhibits "C" and "D".

Situate in Skagit County, Washington.

SKAGIT COUNTY WASHINGTON REAL ESTATE EXCISE TAX

DRAINAGE EASEMENT - 1

DEC 29 2015

Amount Paid S Skagit Co. Treasurer

DRAINAGE EASEMENT DESCRIPTION

The drainage easement shall be for a ditch to run Northeasterly along the "toe of the bank" located within and along the Southeasterly portion of the real property legally described as Parcel "B" and Parcel "E" in the Survey recorded under Skagit County Auditor's File # 200805080041 (previously known as Paulson Parcel A in the Survey recorded under Skagit County Auditor's File Number 8902080014) that is adjacent to Lots AB, C, and D as described in Recorded Survey / Boundary Line Adjustment, recorded under Skagit County Auditor's File Number 201508310104.

Also granted is an easement adequate for maintenance and construction of said ditch.

INGRESS AND EGRESS

Access for construction, maintenance and repair of this Drainage Ditch to be from the North end of "B" Avenue and along the existing road to adjoining Parcel "E" and the existing cannery, within portions of Parcel "B" and northerly adjoining Parcel "E". These are portions of real property legally described in Parcel "B" and Parcel "E" the Survey recorded under Skagit County Auditor's File Number 200805080041 that is adjacent to lots AB, C, and D, and as described in Recorded Survey / Boundary Line Adjustment, recorded under Skagit County Auditor's File Number 201508310104

WASHINGTON SHORT-FORM INDIVIDUAL ACKNOWLEDGMENT (RGW 42.44.100) State of Washington County_of I certify that know or have satisfactory evidence that Shahnat Olly-Gard Name of Signer is the person who appeared before me, and said person acknowledged that he/she signed this instrument and acknowledged it to be his/her free and voluntary act for the uses and purposes mentioned in the instrument. **Notary Public** Dated: State of Washington MICHELLE DAY COMMISSION EXPIRES December 04, 2018 My appointment expires Place Notary Seal Above tear of Appointment Expiration --- OPTIONAL -

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Item No. 5906 • Reorder: Call Toll-Free 1-800-876-6827

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Although the information in this section is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document:

Document Date: Number of Pages:

Signer(s) Other Than Named Above:

GRANTOR: GEMS, LLC STATE OF WASHINGTON SPOKANE COUNTY OF WHATCOM On this ______ day of October, 2015, before me personally appeared SNONNOT our form me known to be the first and foregoing instrument to be the free and voluntary set and deed of said limited liability company for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument. IN WITNESS WHEREOF, I have hereunce set my hand and official seal the day and year first above written. **Notary Public** State of Washington MICHELLE DAY Notary Public in and for the State of MY COMMISSION EXPIRES residing at Bellingham. My Commission Expires: December 04, 2013

DRAINAGE BASEMENT-3



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EXHIBIT

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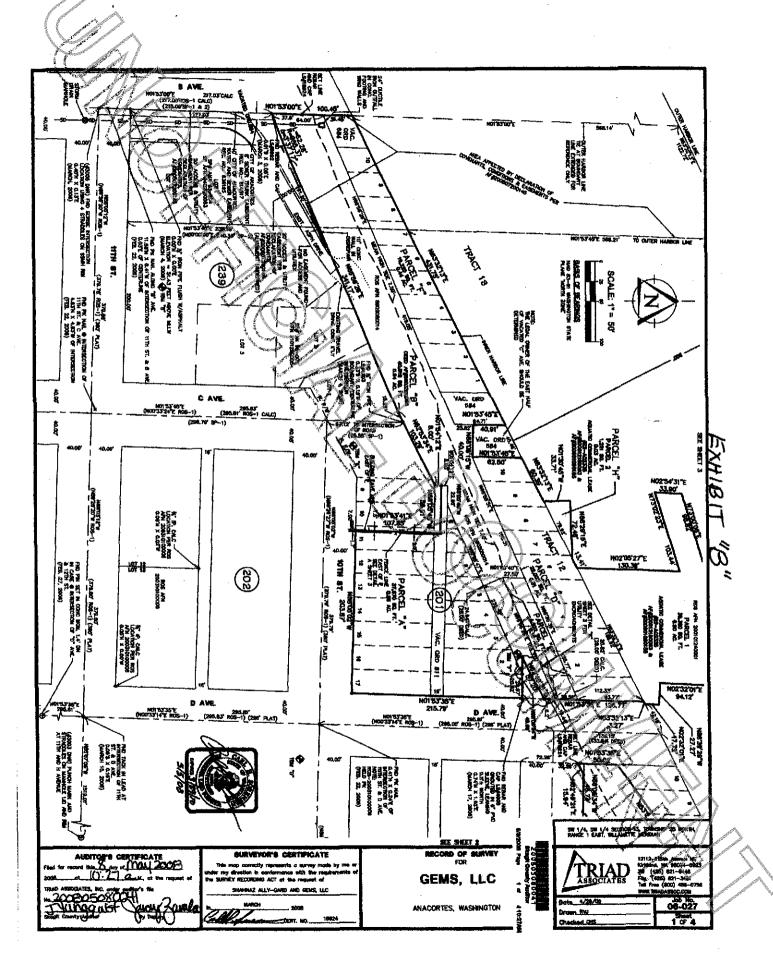
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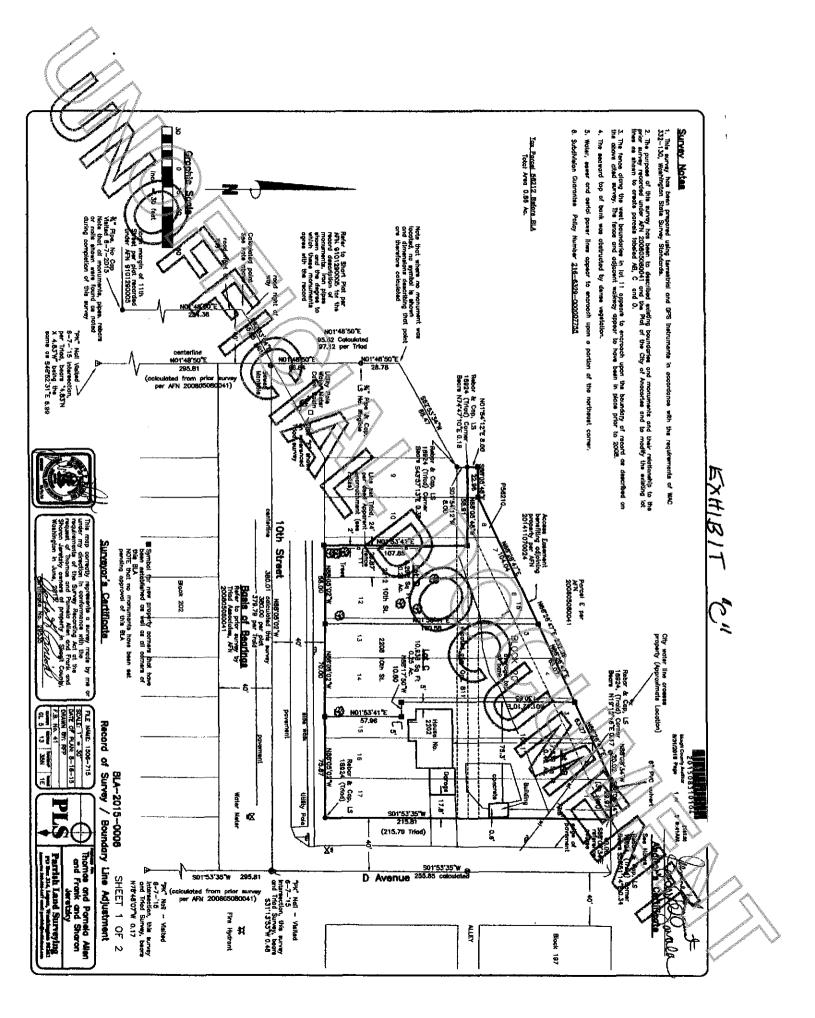
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RECORD OF SURVEY FOR GEMS, LLC

ANACORTES, WASHINGTON







Property Description Before Boundary Line Adjustment (BLA)

Tax Porces 55212

Tax Porces 55212

Lots 1 to 5, Inclusive, the East 24 feet of Lot 11 and Lots 12 to 17, Inclusive, Block 201, "Mop of the City of Anacontes, Skogit Lourby, Washington," as per plot recorded in Volume 2 of Plate, page 4, records of Stagit County, Washington.

EXCEPTING THEREFROM that parties of Lots 2 to 8, inclusive, in said Block 201, that lies North and West of a line drawn from the Montheast comer of Lot 2 to a point on the South line of said Lot 8, opposite the Northstat comer of Lot 9 of said Block 201 as conveyed to the Grant Northern Reliefy Company by deed dated October 27, 1913 and recorded October 30, 1913 in Yolume 88 of Deeds, page 274, under Auditor's File No. 98078.

Know oil persons by these presents that adjustment is made as our free and ball

Decigration and Consent

100ETHER WITH that portion of the vocated alley adjoining sold Late, which upon vacation attached to sold premises by operation of

Situate in the City of Anacortes, County of Skagit, State of Woshington

Porsei AB After BLA

A portion of the eouthwest quarter of the acuthwest quarter, eaction 13, township 235 north, range 1 east, W.A., in Skagit Co. City of Ancoortee, Washington, described as follows:

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Parcel C After BLA

A portion of the southwest quarter of the southwest quarter, section 13, toenship 235 right, range 1 sost, W.H. City of Andoortes, Yoshington, described as follows:

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Porcel D After BLA

A portion of the couthwest quarter of the couthwest City of Andoortes, Washington, described as follows:

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Acknowledgement

ment Expires: OS/39/18

Notary Public

This A. Alen. Pomeia J. Alen eigned this instrument and on is the instrument and ocknowledged it as their free and loned in the instrument.

I carbly or have activificatory evidence that Frank Jenetiticy and Sharon Jevetitiky eligned this freshument and on oath estated that they are outhorised to execute the instrument and acknowledged it as their free and valuatory act for this sees and purposes manifered in the instrument.

Dated: Land, all Baston

ost, W.M., in Skagit County

Candice Seer

My Appointment Expires: OS 129 18

7 feet clang the north margin of 10th 1.04 feet clang the former south line of 154127W, 8.00 feet; thence SBEOG 685, 68.00 ce along eaid margin SBEOG 025, 58.00



27 day of



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Record of Survey Boundary Line Adjustment

BUA-2015-0008



nomas and Pameta Allen and Frank and Sharon





