

FILED FOR RECORD AT THE  
REQUEST OF/RETURN TO:

Alger Mini Storage  
1761 Patrick Lane  
Bellingham, WA 98229



201606280097

Skagit County Auditor

6/28/2016 Page

1 of

5 1:59PM

\$77.00

**TERMINATION OF EASEMENT**

GUARDIAN NORTHWEST TITLE CO.

Reference Nos.: 9402080044 (portion of easement only)  
9402150001 (portion of easement only)  
200203060083 (portion of easement only)

Grantor (s): DALE ALLEN HUSTLER as Trustee of the  
DALE ALLEN HUSTLER LIVING TRUST

Grantee (s): ALGER MINI STORAGE, LLC, a Washington  
limited liability company

Abbreviated Legals: Lot 1, SP #96-063, being a ptn of S18-T36N-R4E,  
W.M;  
ptn Gov. Lot 4, S7-T36N-R4E, W.M.

Additional Legals on page(s): 2, 3, 4, 5

Assessor's Tax Parcel Nos.: P112944 / 360418-2-001-0300  
P107133 / 360418-2-001-0200  
P48997 / 360407-0-008-0504

**WHEREAS**, the Grantor, DALE ALLEN HUSTLER as Trustee of the DALE ALLEN HUSTLER LIVING TRUST is the owner of the following parcel of real property (the "Hustler Trust Property"):

Lot 1 of Short Plat #96-063, approved March 31, 1998, and recorded on April 1, 1998, in Book 13 of Short Plats, page 112, Auditor's File No. 9804010116, records of Skagit County, Washington, and being in a

portion of the NW ¼ of Section 18, Township 36 North, Range 4E W.M.

Skagit County Assessor's Parcel Numbers P112944 and P107133.

Situated in the County of Skagit, State of Washington.

**AND WHEREAS**, the Grantee, ALGER MINI STORAGE, LLC, a Washington limited liability company is the owner of the following real property (the "Mini Storage Property"):

**PARCEL A:**

That portion of Government Lot 4 of Section 7, Township 36 North, Range 4 East of the Willamette Meridian, described as follows:

Commencing at the Southwest corner of said Government Lot 4;  
Thence South 89°01'34" East a distance of 1,451.78 feet to the Southeast corner of said Government Lot 4, being the Southeast corner of Skagit County Short Plat No. 11-85, approved March 10, 1986, and recorded March 11, 1986, under Auditor's File No. 8603110018, records of Skagit County, Washington, and the point of beginning;

Thence North 00°18'56" West along the East line of said government lot and said short plat a distance of 1,201.82 feet to the Southerly line of Alger-Lake Samish Road;

Thence North 70°55'30" West along said Southerly line a distance of 261.41 feet to the centerline of Patrick Lane as shown upon said short plat;

Thence South 03°20'47" East along said centerline a distance of 22.10 feet;

Thence South 25°41'33" West along said centerline a distance of 215.99 feet;

Thence South 03°03'26" West along said centerline a distance of 123.31 feet;

Thence North 89°01'34" West a distance of 290.00 feet;

Thence South 13°00'00" West a distance of 150.00 feet;

Thence South 13°00'00" West a distance of 100.00 feet;

Thence South 15°50'30" West a distance of 104.59 feet to the Easterly line of Interstate Highway No. 5;

Thence Southerly along said Easterly line the following courses:

South 23°56'55" East a distance of 301.93 feet;

Thence South 27°24'52" East a distance of 146.80 feet;

Thence South 27°56'00" East a distance of 237.89 feet to the South line of said Government Lot 4;

Thence South 89°01'34" East along said South line a distance of 467.09 feet to the point of beginning;

Skagit County Assessor's Parcel Number P48997.

Situated in Skagit County, Washington.

**PARCEL B:**

Lot 3 of Short Plat #96-063, approved March 31, 1998, and recorded on April 1, 1998, in Book 13 of Short Plats, page 112, Auditor's File No. 9804010116, records of Skagit County, Washington, and being in a portion of the NW ¼ of Section 18, Township 36 North, Range 4 E.W.M.

Skagit County Assessor's Parcel Number P49367.

Situated in the County of Skagit, State of Washington

**AND WHEREAS**, the Grantee's property is subject to easements for ingress and egress in favor of the Hustler Trust Property, which easements are described in: 1) paragraphs 2A and 2B of that certain document titled "Mutual Easements and Covenants" which is dated the 7<sup>th</sup> day of February, 1994, and recorded February 8, 1994 under Auditor's File No. 9402080044, records of Skagit County, Washington, and 2) paragraphs 2A and 2B of that certain document titled "Mutual Easements and Covenants" which is dated the 7<sup>th</sup> day of February, 1994, and recorded February 8, 1994 under Auditor's File No. 9402150001, records of Skagit County, Washington, and 3) paragraph 2A of that certain document titled "Ammendment (*sic*) to the Spink Buggia Agreement Mutual Easments (*sic*) and Covenants" which is dated March 6, 2002 and recorded March 6, 2002 under Auditor's File No. 200203060083, records of Skagit County, Washington, which easement affects a portion of the Northwest ¼ of Section 18, Township 36 North, Range 4E, W.M.;

**AND WHEREAS**, the Grantors and Grantee desire to terminate the easements that are described in those specific paragraphs and documents which are set forth in the preceding paragraph;

**NOW THEREFORE, THE UNDERSIGNED**, DALE ALLEN HUSTLER as Trustee of the DALE ALLEN HUSTLER LIVING TRUST, (hereinafter referred to as "Grantor") in consideration of clearing titles to the Grantor's and Grantee's property and other good and valuable consideration, the receipt and sufficiency of which consideration is hereby acknowledged, hereby terminates the easements which are described in: 1) paragraphs 2A and 2B of that certain document titled "Mutual Easements and Covenants" which is dated the 7<sup>th</sup> day of February, 1994, and recorded February 8, 1994 under Auditor's File No. 9402080044, records of Skagit County, Washington, and 2) paragraphs 2A and 2B of that certain document titled "Mutual Easements and Covenants" which is dated the 7<sup>th</sup> day of February, 1994, and recorded February 8, 1994 under Auditor's File No. 9402150001, records

of Skagit County, Washington, and 3) paragraph 2A of that certain document titled "Ammendment (sic) to the Spink Buggia Agreement Mutual Easments (sic) and Covenants" which is dated March 6, 2002 and recorded March 6, 2002 under Auditor's File No. 200203060083, records of Skagit County, Washington, which easements affect a portion of the Grantee's property.

The Grantor also hereby terminates any and all rights of ingress and egress over and/or across the Grantee's property, whether or not of record.

The Grantor and Grantees acknowledge that this document shall serve to terminate the easements described herein in addition to any and all other rights of ingress and egress over, under and/or across the Grantee's property; and that neither Grantor nor Grantees shall have any further right or obligation with respect to the easements and rights described herein.

**It is understood that both Alger Mini Storage LLC and Dale Hustler that this instrument of termination will practically mean that neither party will have any access of ingress or egress across the other's property, now or in the future.**

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUN 28 2016

Amount Paid \$  
Skagit Co. Treasurer  
By *MA* Deputy

DATED this 18<sup>th</sup> day of June, 2016.

HUSTLER REVOCABLE LIVING TRUST

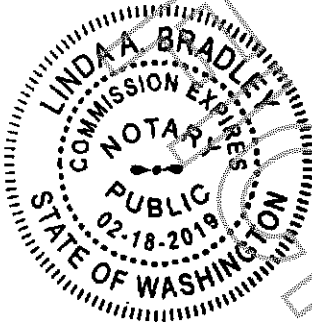
By *Dale Allen Hustler*  
DAVID ALLEN HUSTLER, Trustee  
DALE - DH 6-18-16

STATE OF WASHINGTON )  
COUNTY OF Skagit ) SS

I certify that I know or have satisfactory evidence that Dale Allen Hustler is the person

who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument, and acknowledged it as the Trustee of the Dale Allen Hustler Living Trust, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 6/18/16, 2016.



Linda A. Bradley  
(Signature)

NOTARY PUBLIC

LINDA A. BRADLEY  
Print Name of Notary

My appointment expires: 2/18/2019