

City of Sedro-Woolley
325 Metcalf St
Sedro-Woolley, WA 98284
Attention: Mark A. Freiburger, PE, Director of Public Works



Skagit County Auditor \$77.00
4/30/2018 Page 1 of 4 4:03PM

GUARDIAN NORTHWEST TITLE CO.
SLOPE AND DRAINAGE EASEMENT

115313

Grantor(s): State of Washington, Department of Enterprise Services
Grantee: City of Sedro-Woolley
Abbreviated Legal: Section 18, Township 35 North, Range 5 East; Ptn. NE ¼ NE ¼
Tax Parcel No.: P39356
Project Name: Fruitdale Road Arterial Improvement Project

THE GRANTOR(S), State of Washington, Department of Enterprise Services, for and in consideration of mutual benefits and in further consideration of the general public welfare and of the peculiar and special benefits to accrue to us therefrom, do(es) by these presents grant and convey to the City of Sedro-Woolley a Municipal Corporation in Skagit County, Washington, for the use of the public, an easement and privilege to construct and maintain cuts and/or fills for slopes and drainage facilities including ditches, pipes and/or other structures occasioned by the original grading and reestablishment of grades for street purposes along, across, and upon the following described real property situated in Skagit County, Washington, to the same extent and purposes as if the rights granted had been acquired under the Eminent Domain Statute of the State of Washington, together with the right to enter upon said premises at any time with all necessary workers, material, and equipment for the purposes of constructing, inspecting, repairing, and maintaining the same, to wit:

Per Exhibits A and B attached hereto and made a part hereof by this reference

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

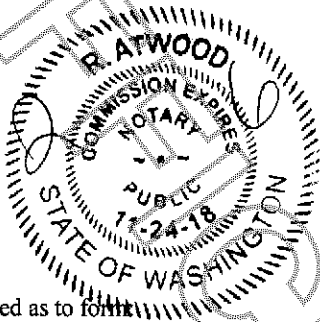
APR 30 2018

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

NO MONETARY CONSIDERATION

The Grantor(s) acknowledge(s) that the property and/or property rights conveyed herein are a donation; the consideration is a mutual benefit to be derived; 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 9th day of April, 2018.



STATE OF WASHINGTON, DEPARTMENT
OF ENTERPRISE SERVICES

BY: [Signature]
NAME: Christopher Liu
TITLE: Director

Approved as to form:

Brian Staller

Assistant Attorney General

DATED: 4 / 4 / 2018

STATE OF WASHINGTON

County of

I certify that I know or have satisfactory evidence that Christopher Liu (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 Director of the State of Washington, Department of Enterprise Services to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED: 4 / 9 / 2018

[Signature]

Name (typed or printed):
NOTARY PUBLIC in and for the State of Washington
Residing at
My appointment expires:

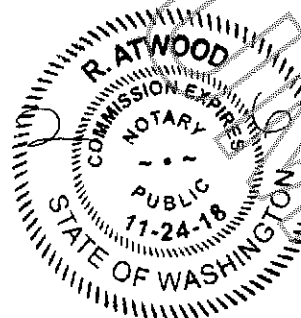


EXHIBIT A

SLOPE AND DRAINAGE EASEMENT (P39356)

An easement for ingress, egress and utilities, over, across and through that portion of the northeast quarter of the northeast quarter of Section 18, Township 35 North, Range 5 East, W.M. described as follows:

Commencing at the southwest corner of said subdivision; thence S 89°36'33"E, a distance of 40.08 feet; thence N 00°02'49"W, a distance of 101.19 feet to an angle point in the east line of Fruitdale Road; thence N 46°13'49"W, a distance of 32.43 feet to an angle point in the east line of Fruitdale Road and the point of beginning of this description; thence N 00°24'20"W along the east line of Fruitdale Road, a distance of 594.37 feet; thence N 11°21'14"E, a distance of 18.27 feet to a curve to the right having a radius of 40.50 feet; thence northeasterly along said curve through a central angle of 53°43'12", and an arc distance of 37.97 feet to a curve to the left having a radius of 54.50 feet; thence northeasterly along said curve through a central angle of 35°25'23", and an arc distance of 33.69 feet to a curve to the right having a radius of 75.50 feet; thence northeasterly along said curve through a central angle of 28°41'32", and an arc distance of 37.81 feet to a curve to the left having a radius of 176.50 feet; thence northeasterly along said curve through a central angle of 21°31'15", and an arc distance of 66.30 feet to a non-tangent line; thence S 52°51'12"E, a distance of 12.00 feet to a curve concave to the southwest which radius point bears N 53°09'26"W, a distance of 188.50 feet; thence southwesterly along said curve through a central angle of 21°30'01", and an arc distance of 70.73 feet to a curve to the left having a radius of 63.50 feet; thence southwesterly along said curve through a central angle of 28°41'32", and an arc distance of 31.80 feet to a curve to the right having a radius of 66.50 feet; thence southwesterly along said curve through a central angle of 35°25'23", and an arc distance of 41.11 feet to a curve to the left having a radius of 28.50 feet; thence southwesterly along said curve through a central angle of 43°12'01", and an arc distance of 21.49 feet to a non-tangent line; thence S 00°24'20"E, a distance of 631.32 feet; thence N 46°13'49"W along said east line, a distance of 23.70 feet to the point of beginning.

Containing 12,578 square feet.

Situate in Skagit County, Washington.

EXHIBIT B

SLOPE AND DRAINAGE EASEMENT (P39356)

An easement for ingress, egress and utilities, over, across and through that portion of the northeast quarter of the northeast quarter of Section 18, Township 35 North, Range 5 East, W.M. described as follows:

Commencing at the southwest corner of said subdivision; thence S 89°36'33"E, a distance of 40.08 feet; thence N 00°02'49"W, a distance of 101.19 feet to an angle point in the east line of Fruitdale Road; thence N 46°13'49"W, a distance of 32.43 feet to an angle point in the east line of Fruitdale Road; thence N 00°24'20"W along the east line of Fruitdale Road, a distance of 759.80 feet to a non-tangent curve concave to the north which radius point bears N 51°41'31"E, a distance of 79.00 feet and the point of beginning of this description; thence southeasterly along said curve through a central angle of 16°22'39", and an arc distance of 22.58 feet to a curve to the left having a radius of 43.50 feet; thence easterly along said curve through a central angle of 71°50'38", and an arc distance of 54.55 feet to a curve to the left having a radius of 56.50 feet; thence northeasterly along said curve through a central angle of 14°12'50", and an arc distance of 14.02 feet; thence N 39°15'24"E, a distance of 13.93 feet; thence N 50°44'36"W, a distance of 11.00 feet; thence S 39°15'24"W, a distance of 13.93 feet to a curve to the right having a radius of 45.50 feet; thence southwesterly along said curve through a central angle of 14°12'50", and an arc distance of 11.29 feet to a curve to the right having a radius of 32.50 feet; thence westerly along said curve through a central angle of 71°50'38", and an arc distance of 40.75 feet to a curve to the right having a radius of 68.00 feet; thence northwesterly along said curve through a central angle of 30°43'41", and an arc distance of 36.47 feet to a point on the east line of Fruitdale Road; thence S 00°24'20"E, a distance of 21.36 feet to the point of beginning.

Containing 1,134 square feet.

Situate in Skagit County, Washington.