



201805070152

05/07/2018 02:02 PM Pages: 1 of 4 Fees: \$77.00
Skagit County Auditor

When recorded return to:
Robert Hubert/Pamela Hubert
P.O. Box 212, Marblemount, WA 98267

Filed for record at request of:
Robert Hubert

Easement

The GRANTOR, **Gary A. Dschaak**, hereby grants to the GRANTEE, **Robert C. Hubert and Pamela Hubert and/or their assigns**, an Easement for ingress, egress and utilities as described herein at Exhibit "A", benefitting that parcel described herein at Exhibit "B". Said easement will henceforth run with the land.

'Dschaak' Parcel (property burdened by the subject easement)
Tax # (P45308) 351014-0-001-0000

'Hubert' Parcel (property benefitted by the subject easement)
Tax # (P45310) 351014-0-003-0008

Abbreviated Legal: Ptn. Gov. Lot 1; Section 14, Township 35N., Range 10E.

Dated: May 7, 2018

Gary A. Dschaak
Gary A. Dschaak

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
EASEMENT
MAY - 7 2018

Amount Paid \$
Skagit Co. Treasurer
By HB Deputy

STATE OF Washington
County of Snohomish

I certify that I know or have satisfactory evidence that **Gary A. Dschaak**, is the individual who appeared before me, said individual acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in this instrument.

Dated this 7th day of May, 2018.

Maryanne Armstrong
Notary Public and for the
State of Washington, residing at Lake Stevens
My appointment expires 5/10/2020

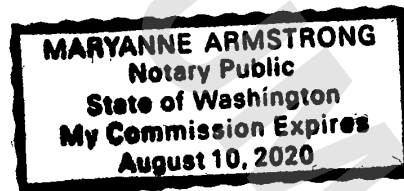


Exhibit "A"

Easement Description

A non-exclusive easement for ingress, egress and utilities over that existing 20 foot driveway lying Southeasterly of the following described line:

Beginning at a point 165 feet West of the Northeast corner of the following described parcel, as measured along the North line of said parcel:

(Parcel Description; #P45308)

The South 1/2, EXCEPT the North 220 feet thereof, of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., described as follows:

Commencing at a point on the East line of said Section 14 which is 40 rods South of the East ¼ corner of said Section 14; thence West to the Skagit River; thence in a Southwesterly direction along Skagit River to the South boundary line of said Government Lot 1; thence East along the South line of said Government Lot 1 to the Southeasterly corner thereof; thence North to the point of beginning.

Thence Southwest to a point along the East line of 'Willow Lane' which lies 34 Feet South of the North line of the above described parcel; Said point being the termination of the described line.

Situate within the County of Skagit, State of Washington.

Exhibit "B"***Note: The above described easement is granted to benefit the following described parcel:***

The North 110 feet of the South ½ of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., described as follows:

Beginning at a point on the East line of said Section 14, which is 40 rods South of the East ¼ corner of said Section 14;
thence West to Skagit River;
thence in a Southwesterly direction along Skagit River to the South boundary line of said Government Lot 1;
thence East along the South line of said Government Lot 1 to the Southeasterly corner thereof;
thence North to the point of beginning;

EXCEPT that parcel described as follows:

Beginning at the Southeast corner of the North 110 feet of the South ½ of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., described as follows:

Beginning at a point on the East line of said Section 14, which is 40 rods South of the East ¼ corner of said Section 14;
thence West to Skagit River;
thence in a Southwesterly direction along Skagit River to the South boundary line of said Government Lot 1;
thence East along the South line of said Government Lot 1 to the Southeasterly corner thereof;
thence North to the point of beginning;
thence Westerly along the South line of the above described North 110 feet of the South ½ of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., 335 feet to the true point of beginning;
thence North parallel to the East line of said Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., 40 feet;
thence Westerly parallel with the South line of the above described North 110 feet of the South ½ of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., 75 feet;
thence South parallel to the East line of said Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., 40 feet to the South line of the above described North 110 feet of the South ½ of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M.;
thence Easterly along the said South line, 75 feet, plus or minus, to the true point of beginning.

-continued-

TOGETHER WITH that parcel described as follows:

Beginning at the Southeast corner of the North 110 feet of the South $\frac{1}{2}$ of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., described as follows:

Beginning at a point on the East line of said Section 14, which is 40 rods South of the East $\frac{1}{4}$ corner of said Section 14;
thence West to Skagit River;
thence in a Southwesterly direction along Skagit River to the South boundary line of said Government Lot 1;
thence East along the South line of said Government Lot 1 to the Southeasterly corner thereof;
thence North to the point of beginning;
thence Westerly along the South line of the above described North 110 feet of the South $\frac{1}{2}$ of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., 165 feet;
thence South parallel to the East line of said Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., 110 feet, more or less, to the South line of that parcel described at Exhibit A, as Parcel A, of that deed conveying title to Gary A. Dschaak recorded under Skagit County Auditor's File No. 200504220101;
thence Easterly parallel with the South line of the above described North 110 feet of the South $\frac{1}{2}$ of that portion of Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., to the East line of Government Lot 1, 165 feet, more or less;
thence North along the East line of said Government Lot 1, Section 14, Township 35 North, Range 10 East, W.M., to the point of beginning.

Situate in the County of Skagit, State of Washington.