

RETURN ADDRESS

FRONTIER COMMUNICATIONS NORTHWEST INC.
Attn: Spec. - Easement/Right of Way
Suite N100 (MC0102OS)
1800 41st street
Everett, WA 98203



201808210058

08/21/2018 04:03 PM Pages: 1 of 3 Fees: \$101.00
Skagit County Auditor



(Rev. 8/00)

EASEMENT

THIS AGREEMENT, made and entered into, and effective as of the 21st day of August, 2018, by and between STAR M FIDLER, a single woman, and TORY FIDLER and TRACY FIDLER, husband and wife, hereinafter referred to as Grantor; and FRONTIER COMMUNICATIONS NORTHWEST INC., a Washington Corporation, whose business address is 1800 41st, Everett, Washington 98201, hereinafter referred to as "Grantee", WITNESSETH:

WHEREAS, Grantor is the owner of certain lands and premises situated in the Northwest Quarter of Section 20, Township 33 North, Range 4 East, W.M., County of Skagit, State of Washington, described as follows, to-wit ("Grantor's Property"):

ABBREVIATED LEGAL DESCRIPTION: Portion E 1/2 NW1/4 NW1/4 Sec20, T33N, R4E, WM

COMPLETE LEGAL DESCRIPTION FOUND ON ATTACHED EXHIBIT A (Page 3)

SKAGIT COUNTY TAX PARCEL NO: 330420-2-006-0003 (P16997)

AND WHEREAS, the Grantee is desirous of acquiring certain rights and privileges over, under, above and across the said ~~lands and premises~~ ^{skagit} EASEMENT AREA ~~from~~ ^{TF TO}

NOW, THEREFORE, Grantor, for and in consideration of the sum of \$1.00 and other valuable consideration, receipt of which is hereby acknowledged, hereby conveys and grants to Grantee, its agents, contractors, successors and assigns, the perpetual right, privilege, and authority to install, inspect, and maintain the aerial facilities necessary to provide communication service across, over, under and upon the following described lands and premises situated in the County of Skagit, State of Washington to-wit:

THE NORTHERLY 10 FEET OF THE EASTERLY 145 FEET OF THE ABOVE-DESCRIBED GRANTOR'S PROPERTY (the "Easement" or "Easement Area")
(FOR ATTACHMENT TO EXISTING PUGET SOUND ENERGY POLES AND AERIAL CABLE OVERHANG ONLY)

Together with the right at any time to remove said facilities from said lands. -

Grantee shall restore, to a like or better condition, any and all of Grantee's existing improvements which are disturbed by Grantee's said installation, inspection, maintenance, and/or removal of said facilities. Should Grantee's entry or activities on Grantor's Property result in any damage to the crops located thereon Grantee's restoration shall include, at Grantor's option, compensation for said crop damage. Grantor and the heirs, successors, or assigns of Grantor hereby covenant and agree not to construct or permit to be constructed any structures of any kind on the easement area without approval of the Grantee

The rights, title, privileges and authority hereby granted shall continue to be in force until such time as the Grantee, its successors or assigns, shall permanently remove said facilities from said lands, or shall otherwise permanently abandon said facilities, at which time all such rights, title, privileges and authority hereby granted shall terminate.

Grantee shall defend, indemnify and hold Grantor and its employees, agents, and contractors harmless from any and all claims, liens, costs or liabilities, including attorney's fees, for damage to property or injury of persons, and to any work done or to be done resulting from Grantee's use of the above described Easement, except for that which is attributable to the negligence or willful misconduct of Grantor, its employees, agents, or contractors.

The Grantor warrants that the Grantor has good title to the above property and warrants the Grantee title to, and quiet possession of, the easement conveyed hereto.

IN WITNESS WHEREOF, this instrument has been executed the day and year first above written.

GRANTOR:


STAR M FIDLER

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
201808210058
AUG 21 2018

Amount Paid \$ 76.20
Skagit Co. Treasurer
By Deputy



TORY FIDLER



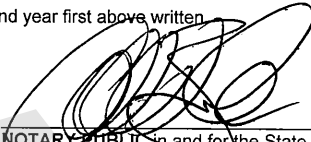
TRACY FIDLER

STATE OF WASHINGTON)
)ss
COUNTY OF SKAGIT)

On this 21st day of August, 2018, before me, the undersigned, a Notary Public in and for the State of Washington, personally appeared STAR M FIDLER, known to me to be the person whose name is subscribed to the within and foregoing instrument and acknowledged to me that she executed the same.

Witness my hand and official seal hereto affixed the day and year first above written.



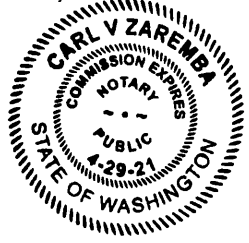


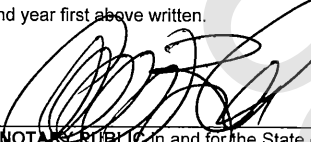
NOTARY PUBLIC in and for the State of Washington
Carl V Zaremba residing at Monroe therein.
My appointment expires April 29, 2021

STATE OF WASHINGTON)
)ss
COUNTY OF SKAGIT)

On this 21st day of August 2018, before me, the undersigned, a Notary Public in and for the State of Washington, personally appeared TORY FIDLER and TRACY FIDLER, known to me to be the persons whose names are subscribed to the within and foregoing instrument and acknowledged to me that they executed the same.

Witness my hand and official seal hereto affixed the day and year first above written.





NOTARY PUBLIC in and for the State of Washington
Carl V Zaremba residing at Monroe therein.
My appointment expires April 29, 2021

Frontier Project Name SR 534 CONTROL ZONE MITIGATION
MP 0.22 – MP 0.26

Exchange 51471

W.O. Number 5224559

EXHIBIT A
(Legal Description)

That portion of the NW ¼ of Section 20, Township 33 North, Range 4 East, W.M., described as follows: The East ½ of the Northwest ¼ of the Northwest ¼, EXCEPT County road right-of-way along the North line thereof including that portion conveyed to Skagit County by deed recorded as Auditor's File No. 276945; ALSO EXCEPT that certain 50 foot wide strip of land taken for Drainage District No. 17 in Skagit County Cause No. 17539; ALSO EXCEPT that portion thereof taken for road purposes by the State of Washington in Skagit County Cause No. 30390;

ALSO EXCEPT that portion conveyed to Precision General Contractors, Inc., by deed dated October 29, 1970, and recorded November 30, 1970 as Auditor's File No. 746240 and more particularly described as follows:

That portion of the Northwest ¼ of the Northwest ¼ of Section 20, Township 33 North, Range 4 East, W.M., described as follows:

Beginning at the intersection of the proposed East right-of-way line of the FR 7 line and proposed South right-of-way line of SR 534, as both are shown in detail within that certain map known as SR 5 MP 218.79 to MP 222.10 Conway Hill to Johnson Road, Sheet 6 of 20 sheets now of record and on file in the office of the Director of Highways, Olympia, Washington, and bearing date of approval, June 20, 1968, the center line of which is also shown of record in Volume A of Highway Plats, page 115, File No. 718672, records of Skagit County; thence South 1°19'45" West along said East right-of-way line of the FR 7 line a distance of 200 feet; thence South 88°40'15" East 260 feet; thence North 1°19'45" East 243.98 feet to the South right-of-way line of said SR 534; thence South 81°43'40" West along said South right-of-way line 263.69 feet to the point of beginning.