

FILED FOR RECORD AT THE
REQUEST OF/RETURN TO:

Asset Recovery & Remediation, LLC
P. O. Box 836
Mount Vernon, WA 98273



201810260127

10/26/2018 03:48 PM Pages: 1 of 5 Fees: \$103.00
Skagit County Auditor

EASEMENT

Grantor (s): RICHARD F. EITNER and PATRICIA A. EITNER, husband and wife
Grantee (s): ASSET RECOVERY & REMEDIATION, LLC,
a Washington limited liability company

Abbreviated Legals:

Parcel 1: Lots 21 and 22, Block "N," "Map of LaConner,
Whatcom County, Washn. Terry., 1872"
Parcel 2: Lot 20 and S 20' of Lot 19, Block "N,"
Town of LaConner

Assessor's Tax Parcel Nos.:

Parcel 1: P74029 / 4123-014-022-0009
Parcel 2: P74028 / 4123-014-020-0001

The Grantors, RICHARD F. EITNER and PATRICIA A. EITNER, husband and wife,
are the owners of the following parcel of property:

Parcel A:

Lots 21 and 22, Block "N," "MAP OF LACONNER, WHATCOM COUNTY,
WASHN. TERRY., 1872," as per plat recorded in Volume 2 of Plats, page 49,
records of Skagit County, Washington.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions,
covenants, liens, leases, court causes and other instruments of record.

Situate in the County of Skagit, State of Washington.

Skagit County Assessor's Parcel Number P74029.

EASEMENT - 1

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Easement
OCT 26 2018

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

The Grantee, ASSET RECOVERY & REMEDIATION, LLC, a Washington limited liability company, is the owner of the following parcel of property:

Parcel B:

Lot 20 and the South 20 feet of Lot 19, Block N, Town of LaConner, according to the Plat, thereof recorded in Volume 2 of Plats, page 49, records of Skagit County, Washington.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in the County of Skagit, State of Washington.

Skagit County Assessor's Parcel Number P74028.

WHEREAS: The Grantors, RICHARD F. EITNER and PATRICIA A. EITNER, husband and wife, and the Grantee, ASSET RECOVERY & REMEDIATION, LLC, a Washington limited liability company, wish to grant an easement as follows;

NOW THEREFORE, THE GRANTORS, RICHARD F. EITNER and PATRICIA A. EITNER, husband and wife, as the owners of Parcel "A" described above, for no monetary consideration and in order to resolve an issue with the boundary line between the Grantor's property and the Grantee's property and to recognize long established occupation lines, the sufficiency of which consideration is hereby acknowledged by the parties, do hereby convey and quit claim to ASSET RECOVERY & REMEDIATION, LLC, a Washington limited liability company, as the owner of Parcel "B" described above, the following easements:

Easement #1: A perpetual, exclusive easement for location of the existing structures and all other uses of Grantee, over, under and across the following described real estate situate in the Town of La Conner, County of Skagit, State of Washington, together with all after-acquired title of the Grantors therein, to-wit: that property described as:

That portion of Lot 21 described as follows:

The Northeasterly 1.5 feet (as measured perpendicular to the northeasterly line, common with Lot 20) of Lot 21.

Situate in the Town of La Conner, County of Skagit, State of Washington.

The area of this Easement #1 is limited to the location of that portion of the existing house located on Grantee's property that encroaches onto Grantor's property.

Easement #2: An easement for ingress and egress over and across the Northeasterly 6.5 feet (as measured perpendicular to the northeasterly line, common with Lot 20) of Lot 21, as more particularly described below, as necessary for maintenance, repair and replacement of the existing structure(s) located within the area identified above. Any user of this easement area shall, after completion of any work in the easement area, promptly restore the easement area to the condition it was in before work commenced.

Lots 21 and 22, Block "N," "MAP OF LACONNER, WHATCOM COUNTY, WASHN. TERRY., 1872," as per plat recorded in Volume 2 of Plats, page 49, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

Skagit County Assessor's Parcel Number P74029.

The area of this Easement #2 is limited to that portion of the above described property located within 6.5 feet of that portion of the existing house located on Grantee's property that encroaches onto Grantor's property.

Termination of Prior Easement.

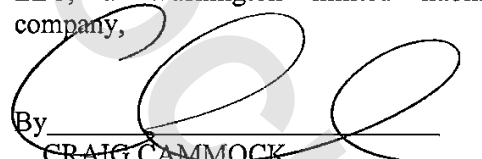
The Grantors and Grantees hereby terminate that certain easement that was granted in that certain Quitclaim Deed for Boundary Line Adjustment recorded September 20, 2018 under Skagit County Auditor's File Number 201809200061.

DATED this 25 day of October, 2018.


RICHARD F. EITNER


PATRICIA A. EITNER

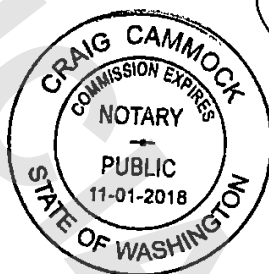
ASSET RECOVERY & REMEDIATION,
LLC, a Washington limited liability
company,

By 
CRAIG CAMMOCK
Its Member

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that RICHARD F. EITNER is the person who appeared before me and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: October 25, 2018.



(Signature of Notary)

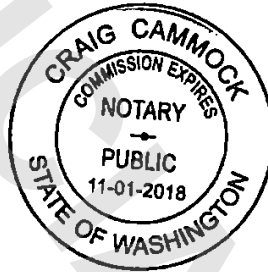
CRAIG CAMMOCK

(Legibly Print or Type Name of Notary)

My appointment expires: 11-1-2018

DATED: 04th Nov 20, 2018.

My appointment expires: 11-1-2018



DATED: OCTOBER 25, 2018.

My appointment expires: 11-09-2021

