

When recorded return to:  
**Benner-Rothboeck**  
**1008 5<sup>th</sup> Street**  
**Anacortes, Washington 98221**



**201909300095**

09/30/2019 09:10 AM Pages: 1 of 2 Fees: \$104.50  
Skagit County Auditor

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

**EASEMENT**  
**SEP 30 2019**

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

## **GRANT OF EASEMENT**

Grantor:	Pete's Real Estate LLC Grantee
Grantee:	Fogarty Revocable Living Trust Michael Thomas Fogarty, trustee
Servient address:	3915 Isle Way, Anacortes, Washington 98221
Dominant address:	3913 Isle Way, Anacortes, Washington 98221
Servient parcel number:	P124402
Dominant parcel number:	P124401
Abbreviated Description of Dominant Parcel:	ISLES PUD, LOT 14, AF#200605030185.
Abbreviated Description of Servient Parcel:	ISLES PUD, LOT 15, AF#200605030185.

The Grantor, Pete's Real Estate LLC, a Washington State Limited Liability Company, for and in consideration of clearing title and without monetary consideration, conveys and grants to the Fogarty Revocable Living Trust, Michael Thomas Fogarty, trustee, perpetual easements appurtenant to and for the benefit of Lot 14, Isles PUD, Skagit County, Washington, as recorded under Skagit County Auditor's File #200605030185, over and upon the following described real property located in Skagit County, Washington:

### **Easement #1:**

Legal description for the lot 14 concrete driveway encroachment onto lot 15 (for the benefit of Lot 14).

That portion of Lot 15, "THE ISLES PUD", as per plat recorded on May 3, 2006 under Auditor's File No. 200605030185 records of Skagit County, Washington, described as follows:

COMMENCING in the Northwest corner of said Lot 15, thence South 67° 16'22" East, 37.58 feet to the POINT OF BEGINNING;

Thence South 67°16'22" East, 7.32 feet;

Thence South 22°43'38" West, 5.36 feet;

Thence North 31°02'37" West, 9.07 feet to the POINT OF BEGINNING,  
and the end of this description.

**Easement #2:**

Legal description for the lot 14 rock wall and water line encroachment  
onto lot 15 (for the benefit of Lot 14).

That portion of Lot 15, "THE ISLES PUD", as per plat recorded on May  
3, 2006 under Auditor's File No. 200605030185 records of Skagit  
County, Washington, described as follows:

COMMENCING in the Southeast corner of said Lot 15, thence North  
22°43'38" East, 10.82 feet to the POINT OF BEGINNING

Thence North 20°21'48" West, 16.00 feet;

Thence North 69°38'12" East, 7.00 feet;

Thence South 20°21'48" East, 12.52 feet;

Thence South 22°43'38" West, 10.25 feet to the POINT OF BEGINNING,  
and the end of this description

To include the right to excavate underground utilities, but any excavation shall, upon the  
completion of work, be backfilled, brought to grade and surface conditions restored to  
their pre-excavation condition.

Pete's Real Estate LLC, Grantor,

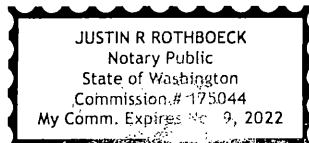
By: 

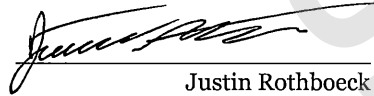
Donald Peterson, Manager

9-26-19  
Date

COUNTY OF SKAGIT )  
 )  
STATE OF WASHINGTON ) SS

I certify that I know or have satisfactory evidence that Donald Peterson is the person who  
appeared before me on this 26<sup>th</sup> day of September, 2019, as an authorized  
representative and manager of Pete's Real Estate LLC, a Washington State Limited  
Liability Company, and said person acknowledged that he signed this instrument and  
acknowledged it to be his free and voluntary act on behalf of said Limited Liability  
Company for the uses and purposes mentioned in this instrument.



  
Justin Rothboeck  
Notary Public for the State of Washington  
Residing in Anacortes, Washington  
My commission expires November 9, 2022