

RETURN TO:
Comcast Cable
7020 Auburn Way N
Auburn, WA 98002
Attn: Xfinity Communities



* 3 0 0 0 9 G A M R E C 2 0 1 9 8 *

Skagit County

Document Title(s): Grant of Easement
Anacortes Family Center

REVIEWED BY
SKAGIT COUNTY TREASURER
DEPUTY Marissa Guerrero
DATE 02/12/2020

Grantor(s):

ANACORTES FAMILY CENTER

Grantee:

Comcast Cable Communications Management, LLC

LEGAL DESCRIPTION (abbreviated: i.e. lot, block, plat OR section, township, range, qtr)

LOT 13, BLOCK 6, PLAT OF HENSLER'S FIRST ADDITION TO THE CITY OF ANACORTES,
ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 3 OF PLATS, PAGE 46, RECORDS
OF SKAGIT COUNTY, WASHINGTON.

Q: SW

R: 02E

T: 35N

S: 19

☐ Additional legal is on page ___ of document.

Assessor's Property Tax Parcel/Account Number
P57345

☐ Property Tax Parcel ID is not yet assigned.☐ Additional parcel numbers on page ___ of document**NO MONETARY COMPENSATION PROVIDED FOR EASEMENT**

The Auditor/Recorder will relay on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information.

GRANT OF EASEMENT

This Grant of Easement (this "Easement") dated August 15th, 2019, is made by and between Comcast Cable Communications Management, LLC, with an address of 4020 Auburn Way N, Auburn, WA 98002, its successors and assigns, hereinafter referred to as "Grantee" and Anacortes Family Center, with an address of 2702 Commercial Ave., Anacortes, WA 98221, its successors and assigns, hereinafter referred to as "Grantor."

The Grantor and the Grantee are parties to an Xfinity Communities Service Agreement dated August 15th, 2019 (the "Agreement"), pursuant to which the Grantee provides certain services described in the Agreement to the Premises described below.

In consideration of One Dollar (\$1.00), the Grantor(s), owner(s) of the property described below, hereby grant(s) to the Grantee, its successors and assigns, a non-exclusive easement in gross and right-of-way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time a broadband communications system (hereinafter referred to as the "Distribution System") consisting of wires, underground conduits, cables, pedestals, vaults, and including but not limited to above ground enclosures, markers and concrete pads or other appurtenant fixtures and equipment necessary or useful for distributing broadband services and other like communications, in, on, over, under, across and along that certain real property (the "Property") located at 1016 27th Street Anacortes, WA 98221 in Skagit County, Washington, described as follows:

LEGAL DESCRIPTION:

(See Attached)

The Grantor(s) agree(s) for itself and its heirs and assigns that the Distribution System on the Property shall be and remain the personal property of the Grantee and may not be altered, obstructed or removed without the express written consent of the Grantee. The Grantee, and its contractors, agents and employees, shall have the right to trim or cut trees and/or roots which may endanger or interfere with said Distribution System and shall have free access to said Distribution System and every part thereof, at all times for the purpose of exercising the rights herein granted; provided, however, that in making any excavation on the Property, the Grantee shall make the same in such manner as will cause the least injury to the surface of the ground around such excavation, and shall replace the earth so removed by it and restore the area to as near the same condition as it was prior to such excavation as is practical. This Easement shall run with the land for so long as the Grantee, its successors or assigns provides broadband service to the Property.

[signatures appear on following pages]

IN WITNESS WHEREOF, the parties hereto have caused this Easement to be executed by their duly authorized representatives as of the date first written above.

GRANTOR

Dustin Johnson

WITNESS/ATTEST:

Heather Geer
Name: Heather Geer

By: Heather Geer
Name: Heather Geer
Title: Development Director

GRANTEE

ATTEST:

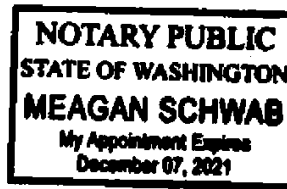
Comcast Cable Communications Management, LLC

Name: _____

By: Kimmy O'Leary
Name: _____
Title: _____

STATE OF Washington

) ss.

COUNTY OF Skaagit

The foregoing instrument was acknowledged before me this 16 day of August, 2019 by Dustin Johnson, the Executive Director of Anacortes Family Center on behalf of said entity. He/she is personally known to me or has presented WADL (type of identification) as identification and did/did not take an oath.

Witness my hand and official seal.

Meagan Schwab
Meagan Schwab Notary Public
(Print Name)

My commission expires: 12/07/2021STATE OF Washington

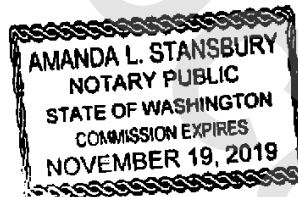
) ss.

COUNTY OF King

The foregoing instrument was acknowledged before me this 15 day of November, 2019 by Vicky Orlay, the VP Sales Marketing of Comcast Cable Communications Management, LLC, on behalf of said entity. He/she is personally known to me or has presented _____ (type of identification) as identification and did/did not take an oath.

Witness my hand and official seal.

Amanda L. Stansbury
Amanda L. Stansbury Notary Public
(Print Name)

My Commission expires: 11/19/2019

GRANT OF EASEMENT
Exhibit A
LEGAL DESCRIPTION

ANACORTES FAMILY CENTER
2702 COMMERCIAL AVE
ANACORTES, WA. 98221-2734

Quarter, Quarter, Section, Township and Range: R : 02E T : 35N S : 19

Parcel or Tax Account Number(s): P57345

Plat Name:

Legal Description of Premises

MetroScan Full Legal APN:P57345

LOT 13, BLOCK 6, PLAT OF HENSLER'S FIRST ADDITION TO THE CITY OF
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