



202004230099

04/23/2020 03:09 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

RETURN ADDRESS:
Puget Sound Energy, Inc.
Attn: ROW Department
1660 Park Lane
Burlington, WA 98233

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20201431
APR 23 2020

Amount Paid \$ 47.32
By Skagit Co. Treasurer Deputy
BT



EASEMENT

GRANTOR (Owner): LARKIN
GRANTEE (PSE): PUGET SOUND ENERGY, INC.
SHORT LEGAL: PTN SE ¼ SW ¼ SEC 21 TWN 36N RNG 4E
ASSESSOR'S PROPERTY TAX PARCEL: P49734, 360421-3-010-0001

For and in consideration of good and valuable consideration, the receipt and sufficiency of which are acknowledged, **MARION LARKIN**, a single man, ("Owner" herein), hereby grants and conveys to **PUGET SOUND ENERGY, INC.**, a Washington corporation ("PSE" herein), for the purposes described below, a nonexclusive perpetual easement over, under, along across and through the following described real property (the "Property" herein) in SKAGIT COUNTY, Washington:

THE EASTERLY 19 ACRES OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼, LYING SOUTH OF THE CCC ROAD (ALSO KNOWN AS PARSONS CREEK ROAD), SECTION 21, TOWNSHIP 36 NORTH, RANGE 4 EAST, W.M.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

Except as may be otherwise set forth herein PSE's rights shall be exercised upon that portion of the Property ("Easement Area" herein) described as follows:

An Easement Area ten (10) feet in width being five (5) feet on each side of the centerline of PSE's facilities as now constructed or to be constructed lying within the above described property commencing at the Southerly line of Parson Creek Road right of way and extending Southerly of said right of way ten (10) feet, lying approximately ninety (90) feet Easterly of the West line of the above described property as measured along the North line of the above described property.

1. Purpose. PSE shall have the right to use the Easement Area to construct, operate, maintain, repair, replace, improve, remove or upgrade one or more guy wires, anchor poles and anchors together with any and all necessary or convenient appurtenances thereto. PSE shall have the right of access to the Easement Area over and across the Property to enable PSE to exercise its rights granted in this easement. Owner shall be entitled to compensation for damage to the Property caused by the exercise of such right of access by PSE.

2. Owner's Use of Easement Area. Owner reserves the right to use the Easement Area for any purpose not inconsistent with the rights herein granted, provided, that Owner shall not construct or maintain any building or other structure on the Easement Area.

3. Successors and Assigns. PSE shall have the right to assign, apportion or otherwise transfer any or all of its rights, benefits, privileges and interests arising in and under this easement. Without limiting the generality of the foregoing, the rights and obligations of the parties shall be binding upon their respective successors and assigns.

4. **Restoration.** Following initial installation, repair or extension of its facilities, PSE shall, to the extent reasonably practicable, restore landscaping and surfaces and portions of the Property affected by PSE's work to the condition existing immediately prior to such work. PSE shall use good faith efforts to perform its restoration obligations under this paragraph as soon as reasonably possible after the completion of PSE's work.

DATED this 26 day of February, 2020.

OWNER(S): **MARION LARKIN**, a single man

BY: *Marion Larkin*
Marion Larkin

STATE OF ARIZONA)
) SS
COUNTY OF La Paz

On this 26 day of February, 2020, before me, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared **MARION LARKIN**, a single man, to me known to be the individual(s) who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.
GIVEN UNDER my hand and official seal hereto affixed the day and year in this certificate first above written.

Linda M Darland
(Signature of Notary) Linda M Darland
(Print or stamp name of Notary) Arizona
NOTARY PUBLIC in and for the State of Washington, residing
at Salome
My Appointment Expires: 7-31-23

Notary seal, text and all notations must be inside 1" margins

