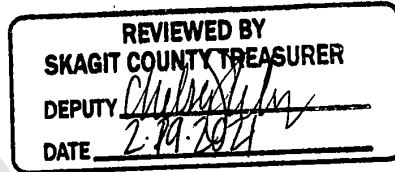


202103090003

03/09/2021 08:30 AM Pages: 1 of 3 Fees: \$105.50
Skagit County Auditor

FILED FOR RECORD AT THE
REQUEST OF/RETURN TO:

Sedro Woolley, LLC
222 Grand Avenue, Suite C
Bellingham, WA 98225



TERMINATION OF EASEMENT

Reference Nos.: 200305190183

Grantor (s): CITY OF SEDRO WOOLLEY, a Washington municipal corporation

Grantee (s): SEDRO WOOLLEY, LLC, a Washington limited liability company

Abbreviated Legal: Parcels D, G & E, Amended Gateway Binding Site Plan;
Ptn SW, SE, S23, T35N, R4E, W.M.

Additional Legal on page(s):

Assessor's Tax Parcel Nos.: P120419, 8044-000-004-0000; P120420, 8044-000-005-0000;
P120422, 8044-000-007-0000

WHEREAS, the Grantee, SEDRO WOOLLEY, LLC, a Washington limited liability company, is the owner of the following parcels of real property (collectively the "Grantee's Property"):

Parcels D, E and G of the Amended Gateway Binding Site Plan,
approved on the 22nd day of January, 2021,
and recorded on the 9 day of March, 2021
under Skagit County Auditor's File No. 202103090001, and
being a portion of the Southwest 1/4, of the Southeast 1/4, of Section 23, Township
35 North, Range 4 East, W.M.,

Situate in the County of Skagit' State of Washington.

AND WHEREAS, the Grantor, THE CITY OF SEDRO WOOLLEY, a Washington municipal corporation is benefitted by easements over, under and across the Grantee's Property as identified in the GATEWAY BINDING SITE PLAN, approved on April 7, 2003 and May 6, 2003 and recorded May 19, 2003 under Skagit County Auditor's File No. 200305190183.

AND WHEREAS, Grantee is conveying a new easement to the Grantor in conjunction with the

Amended Gateway Binding Site Plan;

AND WHEREAS, the Grantor and Grantee desire to terminate the easements granted to the City of Sedro Woolley under Skagit County Auditor's File No. 200305190183;

NOW THEREFORE, THE UNDERSIGNED, THE CITY OF SEDRO WOOLLEY, a Washington municipal corporation, (hereinafter referred to as "Grantor") in consideration of clearing titles to the Grantee's property and other good and valuable consideration, the receipt and sufficiency of which consideration is hereby acknowledged, hereby terminates the easements which are granted to the City of Sedro Woolley and more particularly described in the GATEWAY BINDING SITE PLAN, approved on April 7, 2003 and May 6, 2003 and recorded May 19, 2003 under Skagit County Auditor's File No. 200305190183.

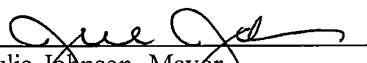
The Grantor and Grantee acknowledge that this document shall serve to terminate the easements described herein in addition to any and all other rights of ingress and egress over, under and/or across the Grantee's property pursuant to those easements; and that neither Grantor nor Grantee shall have any further right or obligation with respect to the easements and rights described herein.

Nothing in this document shall serve to terminate, modify or otherwise affect any easements granted to the City of Sedro Woolley in the GATEWAY BINDING SITE PLAN, approved on April 7, 2003 and May 6, 2003 and recorded May 19, 2003 under Skagit County Auditor's File No. 200305190183, which easements are located on Parcel A, Parcel B, Parcel C, Parcel F, Tract P, Tract H, Tract R or any parcel or tract other than Parcels D, E and G, as identified in in the GATEWAY BINDING SITE PLAN, approved on April 7, 2003 and May 6, 2003 and recorded May 19, 2003 under Skagit County Auditor's File No. 200305190183.

DATED this 16th day of FEBRUARY, 2021.

THE CITY OF SEDRO WOOLLEY

By


Julia Johnson, Mayor


Approved as to Form:

Attest:

Termination of Easement

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Attest:


Doug Merriman, Finance Director / City Clerk

I certify that I know or have satisfactory evidence that Julia Johnson is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the MAYOR of THE CITY OF SEDRO WOOLLEY, a Washington municipal corporation, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

CHRISTINE A. SALSEINA
STATE OF WASHINGTON
NOTARY --- PUBLIC
My Commission Expires 07-22-2021

(Signature)

NOTARY PUBLIC

Christine A. Salseing

Print Name of Notary

My appointment expires: 07-22-2021