

RETURN ADDRESS:

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

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Affidavit No. 2022-897

Mar 08 2022

Amount Paid \$34.64

Skagit County Treasurer
By Lena Thompson Deputy

**EASEMENT**

GRANTOR (Owner): **BRUCE A. & ELLEN K. JOHNSON**
GRANTEE (PSE): **PUGET SOUND ENERGY, INC.**
SHORT LEGAL: **TRACT 1 SP 14-79, VOL 3 – PG 99, AFN 7904190033, PTN GL 8, S21-T35N-R6E, W.M.**
ASSESSOR'S PROPERTY TAX PARCEL: **P41788 (350621-0-030-0408)**

For and in consideration of good and valuable consideration, the receipt and sufficiency of which are acknowledged, **BRUCE A. JOHNSON and ELLEN K. JOHNSON**, husband and wife ("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:

TRACT 1 OF SKAGIT COUNTY SHORT PLAT NO. 14-79, AS APPROVED APRIL 17, 1979 AND RECORDED IN BOOK 3 OF SHORT PLATS, PAGE 99, UNDER AUDITOR'S FILE NO. 7904190033, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING A PORTION OF GOVERNMENT LOT 8, SECTION 21, TOWNSHIP 35 NORTH, RANGE 6 EAST, W.M.

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, BEGINNING AT A POINT ON THE NORTHERLY RIGHT OF WAY LINE OF SOUTH LYMAN FERRY ROAD EXTENDING NORTHERLY A DISTANCE OF TEN (10) FEET.

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, unless said work was done at the request of Owner, in which case Owner shall be responsible for such restoration. All restoration which is the responsibility of PSE shall be performed

as soon as reasonably possible after the completion of PSE's work and shall be coordinated with Owner so as to cause the minimum amount of disruption to Owner's use of the Property.

DATED this 9th day of December, 2021.

OWNER:

Bruce A. Johnson
BRUCE A. JOHNSON

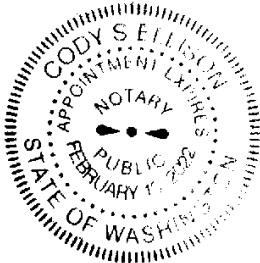
OWNER:

Ellen K. Johnson
ELLEN K. JOHNSON

STATE OF Washington }
COUNTY OF Skaet } ss

On this 9th day of December, 2021, before me, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared **BRUCE A. and ELLEN K. JOHNSON**, to me known to be the individual(s) who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as their 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.



Cody S. Ellison
(Signature of Notary)

Cody S. Ellison
(Print or stamp name of Notary)

NOTARY PUBLIC in and for the State of Washington, residing
at Mount Vernon

My Appointment Expires: 2-10-2022