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Skagit County Auditor

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

REVIEWED BY	
SKAGIT COUNTY TREASURER	
DEPUTY	<u>BJ</u>
DATE	<u>9-27-22</u>

Declaration of Easement for Drainfield

Grantor: Corporation of the Catholic Archbishop of Seattle

Grantee: Corporation of the Catholic Archbishop of Seattle

Legal Description: ptn Lot 3, Short Plat BU-2-93, AFN 9304010033, ptn SW ¼ 31-35N-4EWM

Assessor's Property Tax Parcel or Account Nos.: P107266; P107269

Reference Nos of Documents Assigned or Released: N/A

THIS DECLARATION OF EASEMENT is made this 22 day of Sept., 2022, by the Corporation of the Catholic Archbishop of Seattle, a Washington nonprofit corporation, the owner of the real property described herein.

Grantors does hereby declare the existence of a non-exclusive easement for a sanitary sewer drainfield and the maintenance thereof, over, under and across the real property described in the attached Exhibit A, and impose the same as an appurtenance thereto.

The said easement shall benefit, run with and be appurtenant to the real property described as follows:

Lot 1, City of Burlington Short Plat No. BU-2-93, approved March 23rd, 1993 and recorded under Skagit County Auditor's File No. 930410033, being a portion of the Southwest quarter of Section 31, Township 35 North, Range 4 East, W.M.

(P107266)

It is the intention of the Grantor that the said easement shall not be subject to any merger, but in the event such merger be found to occur, then the said easement shall be deemed effective either (1) as a reservation of easement for the dominant estate upon the conveyance by Grantor, including a transfer by operation of law, of the servient property, or (2) as an affirmative grant of easement over the servient estate upon the conveyance by Grantor, including a transfer by operation of law, of the dominant property.

A diagram showing the location of the said easement is attached hereto as Exhibit B.

CORPORATION OF THE CATHOLIC ARCHBISHOP OF SEATTLE

By: Caitlin H. Moulding

Caitlin H. Moulding, C.O.O.

(Printed Name & Title)

STATE OF WASHINGTON)
 :SS.
COUNTY OF King)

On this 22nd day of September, 2022, before me personally appeared CAITLIN MOULDING to me known to be the/a C.O.O. of The Corporation of the Catholic Archbishop of Seattle, the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he or she was authorized to execute said instrument and that the seal affixed, if any, is the corporate seal of said corporation.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.



Benj Altenhofen
Notary Public in and for the State of Washington,
residing at Shoreline
My commission expires 11/12/2023
Printed Name: BENJAMN ALTENHOFEN

Exhibit "A"**Sanitary Sewer Easement**

An easement for sanitary sewer drainfield purposes, and the maintenance thereof, over, under and across a portion of Lot 3, City of Burlington Short Plat No. BU-2-93, approved March 23, 1993, and recorded April 1, 1993 under Skagit County Auditor's File No. 9304010033, being a portion of the Southwest 1/4 of Section 31, Township 35 North, Range 4 East, W.M. and being more particularly described as follows:

BEGINNING at the Northwest corner of Lot 1 said Burlington Short Plat No. BU-2-93;
thence South 1°55'43" West along the Westerly line of said Lot 2, being a common line with said Lot 3 for a distance of 20.00 feet;
thence North 87°52'47" West for a distance of 50.00 feet;
thence North 1°55'43" East for a distance of 80.00 feet;
thence South 87°52'47" East for a distance of 50.00 feet to the Westerly line of Lot 2 of said Burlington Short Plat No. BU-2-93 at a point bearing North 1°55'43" East from the POINT OF BEGINNING;
thence South 1°55'43" West along said Westerly line of Lot 2 of said line extended, being a common line of said Lots 1, 2 and 3, for a distance of 60.00 feet to the POINT OF BEGINNING.

SUBJECT TO and TOGETHER WITH easements, reservations, restrictions, covenants, liens, leases, court causes and other instruments of record.

Situate in the City of Burlington, County of Skagit, State of Washington.



9-6-22

EXHIBIT "B"

3

S.P. BU-2-93
A.F. NO. 9304010033

P-107269

SEPTIC DRAIN FIELD
EASEMENT AREA

587°52'47"E
50.00'

2

P-62590

N1°55'43"E
80.00'

S1°55'43"W
60.00'

50.00' 20.00'
N87°52'47"W

S1°55'43"W

P-107266



9.6.22

S.P. BU-1-90

P-62604



PETERSON ROAD

EASEMENT EXHIBIT MAP IN A PORTION OF THE
LOT 3 SHORT PLAT BU-2-93
SECTION 31, T. 35 N., R. 4 E., W.M.
SKAGIT COUNTY, WASHINGTON
FOR: CORP. OF THE CATHOLIC ARCHBISHOP OF SEATTLE

SCALE: 1"=60'
MERIDIAN: ASSUMED

LISSER & ASSOCIATES, PLLC
SURVEYING & LAND-USE CONSULTATION
MOUNT VERNON, WA 98273 360-419-7442

DATE: 9/06/22
DWG: 22-103 ESMT