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01/30/2023 09:29 AM Pages: 1 of 4 Fees: \$206.50
Skagit County Auditor

When recorded return to:

Craig Sjostrom
1204 Cleveland Ave.
Mount Vernon, Washington 98273

REVIEWED BY
SKAGIT COUNTY TREASURER
DEPUTY Karen Audman
DATE 1/30/2023

GRANT OF STORM DRAINAGE EASEMENT

Grantors: David A. Chamberlin & Lori A. Chamberlin, h/w

Grantee: Marilee Fohn

Legal Description: ptn Lot 130 Nookachamp Hills PUD Ph. II-B, AFN 200508230082

Additional Legal Description Attached

Assessor's Property Tax Parcel or Account Nos.: P120782; P123223

Reference Nos of Documents Assigned or Released: N/A

THIS INDENTURE, made this 27th day of JANUARY, 2023 is made by and between David A. Chamberlin & Lori A. Chamberlin, h/w, Grantors, and Marilee Fohn, as her separate property, Grantee.

For and in consideration of an agreement between the parties, and for no monetary consideration, Grantors hereby grants and conveys to Grantee a non-exclusive easement for storm drainage purposes over, across under and through the property described and as set forth in the attached Exhibit A.

The easement herein granted shall be further conditioned on and governed by the following covenant running with the land:

That if the Grantee or her agents, successors or assigns perform or cause to be performed any maintenance, alterations, construction, or other activities in, on or under the subject easement area, that the Grantee (or her agents, successors or assigns, as the case may be) shall promptly restore the said property to its condition as the same existed immediately prior thereto, at their sole cost and expense, and that Grantee (or her agents, successors or assigns, as the case may be) shall further indemnify and hold Grantors harmless from any costs, liabilities or obligations resulting therefrom or incident thereto.

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

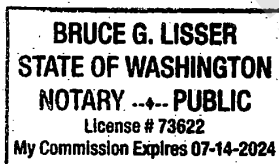

DAVID A. CHAMBERLIN

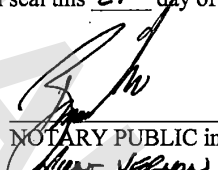

LORI A. CHAMBERLIN

STATE OF WASHINGTON)
)
)
COUNTY OF SKAGIT)

On this day personally appeared before me David A. Chamberlin, to me known to be one of the individuals described in and 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 this 27th day of JANUARY, 2023.




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

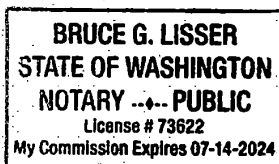
My commission expires: 7-14-24

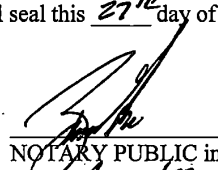
Name: BRUCE G. LISSER

STATE OF WASHINGTON)
)
)
COUNTY OF SKAGIT)

On this day personally appeared before me Lori A. Chamberlin, to me known to be one of the individuals described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 27th day of JANUARY, 2023.




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

My commission expires: 7-14-24

Name: BRUCE G. LISSER

Exhibit "A"

**Storm Drainage Easement Across Chamberlin Parcel
(Skagit County Assessor's Parcel No. P-123223)
For the Benefit of Fohn Parcel
(Skagit County Assessor's Parcel No. P-120782)**

An easement for storm drainage purposes, and the maintenance thereof, over, under and across a portion of Lot 130, Plat of Nookachamp Hills PUD Phase IIB, recorded under Skagit County Auditor's File No. 200508230082 for the benefit of Lot 102, Plat of Nookachamp Hills PUD Phase IIA, recorded under Skagit County Auditor's File Number 200309150157, said easement being more particularly described as follows:

The Northwesterly 2.00 feet (as measured perpendicular to the Northwesterly line) of Lot 130, said Plat of Nookachamp Hills PUD Phase IIB;

EXCEPT any portion thereof lying within that certain 10-foot wide Private Drainage Easement (PDE) as shown on the face of said plat.

TOGETHER WITH the Northwesterly 10.00 feet (as measured perpendicular to the Northwesterly line of said Lot 130) of that certain Private Drainage Easement (PDE) that runs along the Southwesterly line of said Lot 130, Plat of Nookachamp Hills PUD Phase IIB.

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

Situate in the County of Skagit, State of Washington.

In addition to the permanent easement described above, reasonable access for construction and maintenance across the Northwesterly 8.0 feet of said Lot 130 shall be allowed. Request and scheduling for said access will be mutually agreed upon.



1-12-23

