

When recorded return to:

Pamela A. Johnson

P.O. Box 699

La Conner, WA 98257



201509090011

Skagit County Auditor

\$77.00

9/9/2015 Page

1 of

6 9:54AM

Filed for Record at Request of

Pamela A. Johnson

Grantor: Pamela A. Johnson

EASEMENT MAINTENANCE AGREEMENT

THE INGRESS AND EGRESS EASEMENT over, under and across a portion of Lot 6, Plat of Tillinghast/Dalan Estates recorded under Skagit County Auditor's File No. 200410290108 for the benefit of Lots 5 and 7 of said Plat of Tillinghast/Dalan Estates as well as the use by the underlying owner of said Lot 6, described specifically in "Exhibit A" attached hereto; shall be subject to the following **Maintenance Agreement**:

- 1. The owners of Lots 5, 6 and 7 of the Plat of Tillinghast/Dalan Estates** shall share equally in all costs associated with the maintenance of the easement, with the exception of the initial installation of utilities to Lots 6 and 7, which shall be borne independently by the respective owners of Lots 6 and 7.
- 2. Decisions regarding maintenance of the easement** shall be determined by majority vote of the owners of Lots 5, 6 and 7, with one vote per lot.

Legal Description of Lot 6:

(0.1700 ac) TILLINGHAIST-DALAN ESTATES, LOT 6, ACRES 0.17, AF#200410290108; BEING A PORTION OF OF BLOCK "D", CALHOUN ADDITION TO THE TOWN OF LACONNER. AF#200410290108; BEING A PORTION OF OF BLOCK "D", CALHOUN ADDITION TO THE TOWN OF LACONNER.

P122295

Exhibit "A"

LISSE & ASSOCIATES, PLLC

320 Milwaukee St, PO Box 1109, Mount Vernon WA 98273 (360) 419-7442 FAX (360) 419-0581

April 24, 2015

Ingress and Egress Easement

A non-exclusive mutually beneficial easement for ingress and egress and the maintenance thereof over, under and across a portion of Lot 6, Plat of Tillinghast/Dalan Estates recorded under Skagit County Auditor's File No. 200410290108 for the benefit of Lots 5 and 7 said Plat of Tillinghast/Dalan Estates as well as the use by the underlying owner of said Lot 6, being more particularly described as follows:

BEGINNING at the Southwesterly most corner of said Lot 6, Plat of Tillinghast/Dalan Estates;
thence North 17°02'20" East along the Westerly line of said Lot 6 for a distance of 57.97 feet to an angle point in said line;
thence North 88°24'39" East for a distance of 15.83 feet, more or less, to an angle point in the Southerly line of said Lot 6;
thence South 17°02'20" West along said Southerly line of said Lot 6 for a distance of 72.05 feet to a point on a non-tangent curve;
thence along the arc of said curve to the left, concave to the Southwest, having an initial tangent bearing of North 35°12'24" West, a radius of 75.00 feet, through a central angle of 13°24'22", an arc distance of 17.55 feet, more or less, 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 Town of La Conner, County of Skagit, State of Washington.

Containing 969+/- sq ft



4-24-15

State of Washington

County of Skagit

I certify that I know or have satisfactory evidence that Donna Cushing

Is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.

Notary Public
State of Washington
LUCY A KELLY
My Appointment Expires Jan 30, 2017

Dated June 17, 2015

Lucy A Kelly

Signature

Easement
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUN 30 2015

Amount Paid \$
Skagit Co. Treasurer
By MF Deputy

Notary Public

Title

My appointment expires

1-30-2017

State of Washington

County of Skagit

I certify that I know or have satisfactory evidence that Richard Cushing

Is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.

Notary Public
State of Washington
LUCY A KELLY
My Appointment Expires Jan 30, 2017

Dated June 17, 2015

Lucy A Kelly

Signature

Notary Public

Title

My appointment expires

1-30-2017

JURAT PAGE TO BE ATTACHED TO THE FOLLOWING DOCUMENT:
Easement Maintenance Agreement

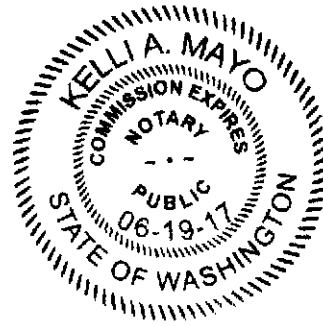
State of Washington

County of Skagit

Signed and sworn to (or affirmed) before me on June 18, 2015 by John Metke and Mary Metke.


Name: Kelli A. Mayo
Notary Public in and for the State of Washington,
Residing at: Sedro Woolley, WA

My appointment expires: 6-19-17



Dated this 8th day of ~~June~~^{July}, 2015



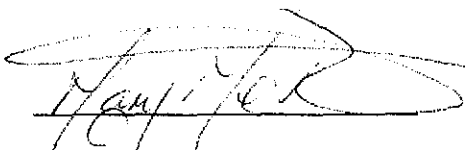
Richard Linton, Owner, Lot 6



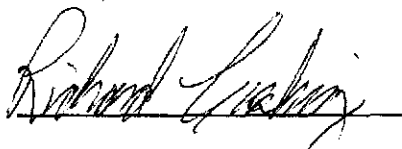
Becki R Bell
EX 04/18/19
in LaConner Wa



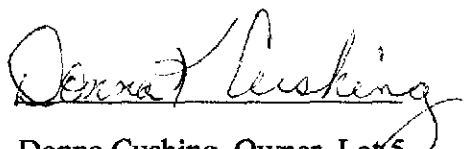
John Metke, Owner, Lot 7



Mary Metke, Owner, Lot 7



Richard Cushing, Owner, Lot 5



Donna Cushing, Owner, Lot 5