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Skagit County Auditor

2/6/2001 Page 1 of 2 1:48:36PM

**RETURN ADDRESS:**

Puget Sound Energy, Inc.  
Attn: R/W Department  
1700 E. College Way  
Mt. Vernon, WA 98273

**EASEMENT**

FIRST AMERICAN TITLE CO.

ACCOMMODATION RECORDING ONLY

M7490

REFERENCE #  
GRANTOR: ROSS  
GRANTEE: PUGET SOUND ENERGY, INC.  
SHORT LEGAL: Ptn. Gov. Lot 7, Sec. 36, Twp. 34 N., Rng. 4E., W.M.  
ASSESSOR'S PROPERTY TAX PARCEL: 340436-0-013-0009/P29876

For and in consideration of One Dollar (\$1.00) and other valuable consideration in hand paid, **JAMES E. ROSS and NANCY J. ROSS**, Co-Trustees of the Ross Family Trust dated November 27, 1999 ("Grantor" herein), hereby conveys and warrants to **PUGET SOUND ENERGY, INC.**, a Washington Corporation ("Grantee" herein), for the purposes hereinafter set forth, a nonexclusive perpetual easement over, under, along across and through the following described real property ("Property" herein) in Skagit County, Washington:

**THAT PORTION OF GOVERNMENT LOT 7 IN SECTION 36, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:**

**BEGINNING AT A POINT ON THE WESTERLY BOUNDARY LINE OF THE RIGHT-OF-WAY OF THE NORTHERN PACIFIC RAILWAY CO., A DISTANCE OF 150 FEET SOUTH OF THE NORTH LINE OF SAID LOT 7; THENCE WEST PARALLEL WITH THE NORTH LINE OF SAID LOT 7 TO BIG LAKE; THENCE SOUTHERLY FOLLOWING THE SHORE OF BIG LAKE TO A POINT 250 FEET SOUTH OF THE NORTH LINE OF SAID LOT 7; THENCE EAST PARALLEL WITH SAID LOT LINE TO THE SAID RAILWAY RIGHT-OF-WAY; THENCE NORTHERLY, FOLLOWING SAID RIGHT-OF-WAY LINE TO THE POINT OF BEGINNING.  
SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.**

Except as may be otherwise set forth herein Grantee's rights shall be exercised upon that portion of the Property ("Easement Area" herein) described as follows:

A right of way ten (10) feet in width with five (5) feet on each side of a centerline described as follows:

**BEGINNING AT A POINT ON THE SOUTH LINE OF THE ABOVE DESCRIBED PROPERTY THAT IS 96 FEET WEST OF THE SOUTHEAST CORNER THEREOF; THENCE NORTH 09° WEST TO A POINT ON THE NORTH LINE THAT IS 96 FEET WEST OF THE NORTHEAST CORNER THEREOF AND THE TERMINUS.**

**1. Purpose.** Grantee shall have the right to construct, operate, maintain, repair, replace, improve, remove, enlarge, and use the easement area for one or more utility systems for purposes of transmission, distribution and sale of electricity. Such systems may include, but are not limited to:

**a. Overhead facilities.** Poles, towers and other support structures with crossarms, braces, guys and anchors; electric transmission and distribution lines; fiber optic cable and other lines, cables and facilities for communications; transformers, street lights, meters, fixtures, attachments and any and all other facilities or appurtenances necessary or convenient to any or all of the foregoing; and.

**b. Underground facilities.** Conduits, lines, cables, vaults, switches and transformers for electricity; fiber optic cable and other lines, cables and facilities for communications; semi-buried or ground-mounted facilities and pads, manholes, meters, fixtures, attachments and any and all other facilities or appurtenances necessary or convenient to any or all of the foregoing.

Following the initial construction of all or a portion of its systems, Grantee may, from time to time, construct such additional facilities as it may require for such systems. Grantee shall have the right of access to the Easement Area over and across the Property to enable Grantee to exercise its rights hereunder. Grantee shall compensate Grantor for any damage to the Property caused by the exercise of such right of access by Grantee.

**2. Easement Area Clearing and Maintenance.** Grantee shall have the right to cut, remove and dispose of any and all brush, trees or other vegetation in the Easement Area. Grantee shall also have the right to control, on a continuing basis and by any prudent and reasonable means, the establishment and growth of brush, trees or other vegetation in the Easement Area.

OH/UG Gas & Electric Easement 11/1998  
101007813/31027  
SE36-3404

*No monetary consideration was paid*

