



200109120121

, Skagit County Auditor

9/12/2001 Page 1 of 2 3:44:12PM

Filed for record at the request of:

*ELK PROPERTIES, LLC  
26135 MINKLER RD  
SEOKO WOODLEY WA 98284*

**DOCUMENT TITLE:** DECLARATION OF EASEMENT AND MAINTENANCE AGREEMENT  
**GRANTOR:** ELK PROPERTIES, L.L.C.  
**GRANTEE:** ELK PROPERTIES, L.L.C.  
**LEGAL DESC.:** Lots 11 and 12, Plat of Westpark  
**TAX PARCEL NO.:** 4778-000-011-0000  
4778-000-012-0000

FIRST AMERICAN TITLE CO.  
*65762 E-1*

**NON-EXCLUSIVE EASEMENT AND MAINTENANCE DECLARATION**

ELK PROPERTIES, a Washington Limited Liability Company, the owner of the following described real property:

Lots 11 and 12 of "PLAT OF WESTPARK", as per plat recorded under Skagit County Auditor's File No. 200105310140, records of Skagit County, Washington.

does create by this instrument a non-exclusive easement for ingress, egress and utilities over, under and through a Fifty (50) foot wide (east-west) and Three Hundred Seventy Four and Two-Hundredths (374.02) foot long (north-south) strip of land located on the westerly and northerly 25 feet of Lot 12 and the easterly and northerly 25 feet of Lot 11 of said "PLAT OF WESTPARK", for the mutual benefit of the owners of Lots 11 and 12 of said Plat, and their heirs, successors and assigns.

The owners of each such parcel shall bear the mutual responsibility of maintenance and repair of said easement road. "Maintenance" as used herein shall mean the equal requirement of said lot owners and their successors in interest to share labor and cost to maintain the roadway easement in a good and workmanlike manner.

Further, declarant, under this declaration acknowledges and grants a perpetual easement for installation of utilities and for all reasonable utility maintenance and servicing requirements, including the right to enter in, cross under, through and over the described easement to provide utility services to each owner of the said lots 11 and 12.

This declaration of easement is intended to be a covenant running with the land and binding upon the present and future owners of said Lots 11 and 12, their heirs, successors and assigns and shall be considered perpetual in nature.

