



200305130172
Skagit County Auditor

5/13/2003 Page 1 of 5 3:35PM

After Recording Return to:

SKAGIT COUNTY BOARD OF COMMISSIONERS
700 SO. SECOND STREET, ROOM 202
MOUNT VERNON, WA 98273

DOCUMENT TITLE: Easement for Storm Drainage

GRANTOR: Mark A. & Julie Ray Dickhaut

GRANTEE: Skagit County

SKAGIT COUNTY
Contract # C20030228

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EASEMENT FOR STORM DRAINAGE

The undersigned, Mark A. and Julie Ray Dickhaut, their Trustee(s), Trustor(s) and Beneficiaries, Successors, Heirs, and Assigns, hereinafter called the "Owners", hereby grants to Skagit County, Washington, a Municipal Corporation, hereinafter called the "County", and its assigns, a perpetual, non-exclusive easement for storm drainage, according to the following terms and conditions:

Lot 39 Cavanaugh Lake Div 2 BL 1 P 66519

1. The Owner(s) hereby grant a perpetual, non-exclusive easement and right of entry to the County for installation, maintenance, vegetation control, and reconstruction as necessary, of a pipe and open channel storm drain to route and regulate surface drainage and overflow. This shall be a public storm drain.
2. The Owner(s) shall submit for permits for this storm drain. All costs for installation, maintenance, and any reconstruction, of the storm drain shall be borne by the County, except that the land shall be cleared by the Owner(s) prior to the County's work. All work shall conform to Skagit County standards and requirements for similar work at other locations. All risks connected to installation, ownership and operation of this storm drain shall be the risk of Skagit County and the County shall hold the Owners harmless from said risks. Said risks shall exclude the intentional,

negligent and/or reckless acts of others.

3. The land shall be restored to a level condition matching and blending to the original grade and reseeded to grass by the County upon completion of any work.
4. Any fences dismantled or removed by the County during the course of the work shall be replaced by new fence, or restored to original or better condition by the County.
5. Terms and conditions 2 through 4 above shall apply anytime that reconstruction of any part of the storm drain becomes necessary.
6. The County shall give the Owners reasonable advance notice any time it needs to enter the easement area for any reason.
7. The Owners shall have the right to connect their storm drainage to the facility at any time, provided that they give the County reasonable advance notice that such connection shall be made and arrange for any necessary permits. Any storm drainage connected to the storm drain shall comply with the current statutes regarding quantity and water quality, and shall not exceed the capacity of the County storm drain.

LEGAL DESCRIPTION:

The land is legally described as the Westerly 5-feet of Lot 39, Cavanaugh Lake Subdivision, Division No. 2, Block 1, in Section 26, Township 33 North, Range 6 East, W.M., as per plat recorded in vol. 5, page 49, records of Skagit County, Washington.

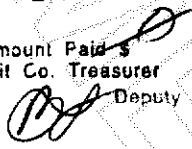
See Exhibit "A"- Map, attached hereto, which is hereby incorporated by reference.

Accepted and agreed by the parties hereto on the date set forth below.

(Continued on next page.)

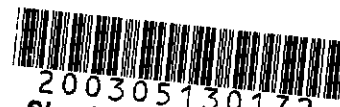
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 13 2003

Amount Paid \$
Skagit Co. Treasurer
By  Deputy

SKAGIT COUNTY
Contract # C20030228

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UNOFFICIAL
WITNESS my hand this 13 day of APRIL, 2003.

By: [Signature]

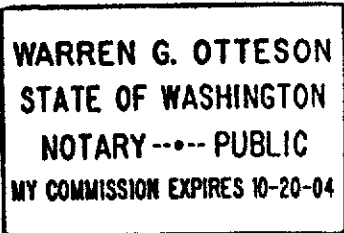
By: [Signature] Owner
Owner

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Mark A and Julie Ray Dickhaut is/are the person(s) who appeared before me, and said person(s) acknowledged that she (he) signed this instrument and acknowledged it to be her (his) free and voluntary act for the uses and purposes mentioned in the instrument.

Date: April 13, 2003

[Signature: Warren G. Otteson]
(Signature)



NOTARY PUBLIC in and for the State of Washington, residing at
34207 So Shore Dr Mount Vernon

My appointment expires: 10/20/04

IN WITNESS WHEREOF, the parties have executed this Agreement this 13th day of April, 2003.

SKAGIT COUNTY, WASHINGTON

[Signature: Burton Leavin]
Skagit County Staff Contact

[Signature: Burt Beamer]
Name

(360) 336-9400
Phone

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Dated this 13th day of May, 2003.

BOARD OF COUNTY COMMISSIONERS
SKAGIT COUNTY, WASHINGTON

Kenneth A. Dahlstedt

Kenneth A. Dahlstedt, Chairman

Ted W. Anderson, Commissioner

Don Munks

Don Munks, Commissioner

Approved:

By:

Chal A. Martin, P.E.
Director, County Engineer

By:

Budget & Finance Director

By:

Risk Manager

Approved as to Form Only:

By:

Deputy Prosecuting Attorney

Attest:

JoAnne Giesbrecht
JoAnne Giesbrecht, Clerk of the Board

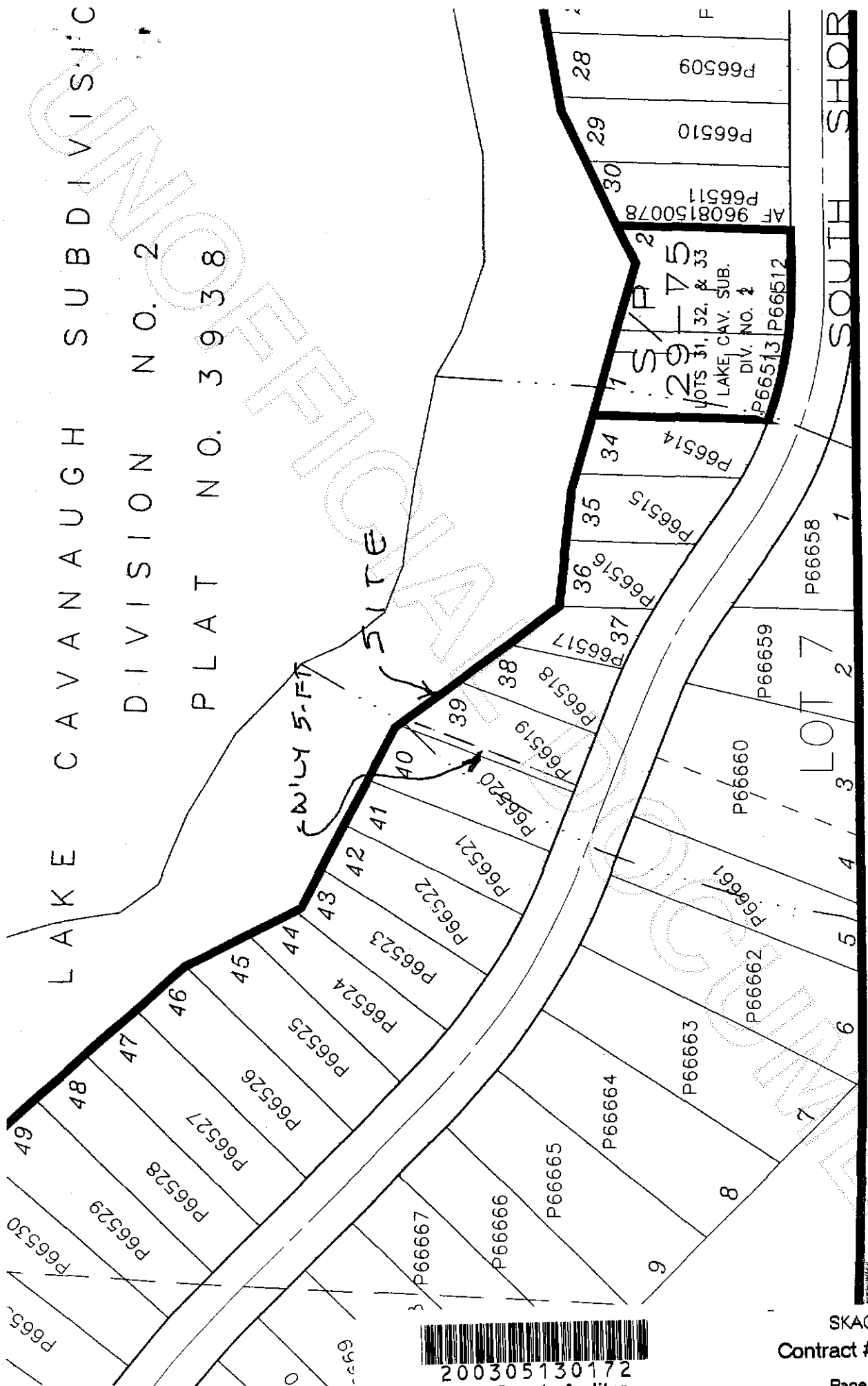
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LAKE CAVANAUGH SUBDIVISION
 DIVISION NO. 2
 PLAT NO. 3938



SOUTH SHOR

EXHIBIT "A"
 PICKHOUT ESMT
 4-8-03



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