



200305300244

Skagit County Auditor

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Document Title:

Easement

Reference Number :

Grantor(s):

additional grantor names on page ___

1. Clear Lake LLC

2.

Grantee(s):

additional grantee names on page ___

1. Lipscomb, Brian E

2.

Abbreviated legal description:

full legal on page(s) ___

PTN Block 4 Bingham Acreage

Assessor Parcel / Tax ID Number:

additional tax parcel number(s) on page ___

P62200

EASEMENT

THE GRANTOR, CLEAR LAKE LLC, a Washington limited liability company, on condition of Grantee's release (1) of any claims concerning drainage or drainage rights he may have against William A. Rimmer, Preview Properties, Clear Lake LLC, Buchanan Ave LLC and/or Coldwell Banker Piazza Realty arising out of his purchase and ownership of the real property described in Exhibit B hereof and (2) of any drainage rights or reservations he may have relative to or encumbering any other real property contiguous to his said real property, conveys to BRIAN E. LIPSCOMB, a single man, as his separate property, THE GRANTEE, and to his heirs, successors and assigns in ownership of the property described on Exhibit "B" attached hereto, a non-exclusive easement for construction, installation, repair and maintenance of a septic drain field over, under, across and through the following described real property:

As attached hereto as Exhibit "A"

This easement Agreement is executed the 12 day of MAY, 2003.

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

MAY 30 2003

Amount Paid \$
Skagit Co. Treasurer
By Deputy

W.A. Rimmer

CLEAR LAKE LLC
By WILLIAM A. RIMMER
Its: Managing Member

STATE OF WASHINGTON)



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STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I hereby certify that I know or have satisfactory evidence that WILLIAM A. RIMMER is the person who personally appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Managing Member of CLEAR LAKE LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED this 12 day of May, 2002.



Lisa L. Riggles
Print Name:
Notary Public in and for the State
of Washington, residing at Mount Vernon
My appointment expires: 10/1/2005



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EXHIBIT "A"

The South 80 feet of Lot 4, Block 4, "BINGHAM ACREAGE,
SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume
4 of Plats, page 24, records of Skagit County, Washington.

EXCEPT the West 15 feet thereof, and

EXCEPT the East 20 feet thereof.

Situate in the County of Skagit, State of Washington.



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EXHIBIT "B"

Lots 12 and 13, Block 4, "BINGHAM ACREAGE, SKAGIT COUNTY, WASHINGTON," as per plat recorded in Volume 4 of Plats, page 24, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.



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