



201708040024

Skagit County Auditor

\$79.00

8/4/2017 Page

1 of

6 10:24AM

RETURN TO:
Comcast Cable
4020 Auburn Way N
Auburn, WA 98002
Attn: Xfinity Communities

SKAGIT



Document Title(s): Grant of Easement SKAGIT VALLEY SENIOR VILLAGE	3000 AA51
Grantor(s): CASCADE LIVING GROUP - BURLINGTON, LLC	
Grantee: COMCAST CABLE COMMUNICATIONS MANAGEMENT, LLC	
LEGAL DESCRIPTION (abbreviated: i.e. lot, block, plat OR section, township, range, qtr S: 05 T: 34 R: 04 Q: SW (DK12) N1/2 W1/2 LYING WEST OF RAILWAY TRACT 79, EXCEPT THAT PORTION OF THE FOLLOWING DESCRIBED PROPERTY: THAT PORTION OF TRACT 79, PLAT OF BURLINGTON ACREAGE PROPERTY, (ALSO BEING A PORTION OF LOT 3, BURLINGTON SHORT PLAT NO. BURL-3-00, RECORDED UNDER AF# 200006230084, Additional legal is on page ____ of document.	
Assessor's Property Tax Parcel/Account Number P62822	
Property Tax Parcel ID is not yet assigned. Additional parcel numbers on page ____ of document.	

NO MONETARY COMPENSATION PROVIDED FOR EASEMENT

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information.

GRANT OF EASEMENT

This Grant of Easement (the "Easement") dated April 21, 2017, is made by and between Comcast Cable Communications Management, LLC, with an address of 4020 Auburn Way N, Auburn, WA 98002, its successors and assigns, hereinafter referred to as "Grantee" and Welltower Inc., with an address of 4500 Dorr Street, Toledo, OH 43615, hereinafter referred to as "Grantor." The Grantor has leased the Premises to Stanley & Shorten, LLC which has subleased the Premises to Cascade Living Group - Burlington, LLC hereinafter referred to as "Sublessee".

The Grantee and Sublessee are parties to a Services Agreement dated April 21, 2017, pursuant to which the Grantee provides certain broadband communications services to the Premises described below.

In consideration of One Dollar (\$1.00), the Grantor, owner of the Premises described below, hereby grants to the Grantee, its successors and assigns, a non-exclusive easement in gross and right-of-way to construct, use, maintain, operate, alter, add to, repair, replace, reconstruct, inspect and remove at any time and from time to time a broadband communications system (hereinafter referred to as the "Company Wiring") consisting of wires, underground conduits, cables, pedestals, vaults, and including but not limited to above ground enclosures, markers and concrete pads or other appurtenant fixtures and equipment necessary or useful for distributing broadband services and other like communications, in, on, over, under, across and along that certain real property (the "Premises") located at 400 Gilkey Road, Burlington, WA 98233 in Skagit County, Washington described as follows:

LEGAL DESCRIPTION:

(See Attached)

The Grantor agrees for itself and its heirs and assigns that the Company Wiring on the Premises shall be and remain the personal property of the Grantee and may not be altered, obstructed or removed without the express written consent of the Grantee. The Grantee, and its contractors, agents and employees, shall have the right to trim or cut trees and/or roots which may endanger or interfere with said Company Wiring and shall have free access to said Company Wiring and every part thereof, at all times for the purpose of exercising the rights herein granted; provided, however, that in making any excavation on said Premises of the Grantor, the Grantee shall make the same in such manner as will cause the least injury to the surface of the ground around such excavation, and shall replace the earth so removed by it and restore the area to as near the same condition as it was prior to such excavation as is practical. Upon the expiration or termination of this Easement and at the request of the Grantor, the Grantee will execute a commercially reasonable form of easement termination prepared by the Grantor, which the Grantor may record at its sole expense. This Easement shall run with the Premises for the term of the Services Agreement and a period of 6 months thereafter.

IN WITNESS WHEREOF, the parties hereto have caused this Easement to be executed by their duly authorized representatives as of the date first written above.

GRANTOR

WITNESS/ATTEST:

Welltower Inc., formerly known as Health Care REIT, Inc.

Michelle Pawlecki
Name: Michelle M. Pawlecki

By: *[Signature]*
Name: Matthew McQueen
Title: Authorized Signatory

GRANTEE

ATTEST:

Comcast Cable Communications Management,

Name: _____

By: *Vicky Oxley*
Name: Vicky Oxley
Title: Vice President, Sales & Marketing,

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

AUG 04 2017

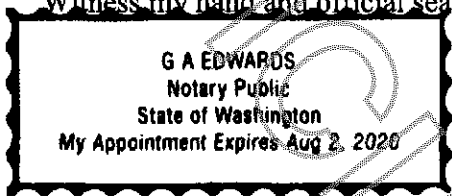
Amount Paid \$ /
Skagit Co. Treasurer
By *[Signature]* Deputy

UNOFFICIAL DOCUMENT

STATE OF Washington)
) ss.
COUNTY OF King)

The foregoing instrument was acknowledged before me this 17th day of May, 2017 by Thomas E. Stanley the Manager of Cascade Living Group - Burlington, LLC, on behalf of said entity. He/~~she~~ is personally known to me ~~or has~~ presented ~~_____~~ (type of identification) as identification and ~~did~~ did not take an oath.

Witness my hand and official seal.



G A EDWARDS Notary Public
(Print Name)

My commission expires: 8/2/2020

STATE OF OHIO)
) ss.
COUNTY OF LUCAS)

The foregoing instrument was acknowledged before me this 16 day of May, 2017 by Matthew McQueen, the Authorized Signatory of Welltower Inc., on behalf of said entity. He/~~she~~ is personally known to me and ~~did~~ did not take an oath.

Witness my hand and official seal.



ROBIN RADDE
NOTARY PUBLIC

STATE OF OHIO

My Comm. Expires April 1, 2018

Robin Radde
Notary Public
(Print Name)

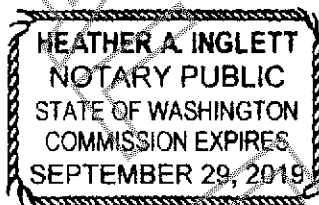
STATE OF WA)
) ss.
COUNTY OF King)

The foregoing instrument was acknowledged before me this 7th day of July, 2017 by Vicky Oxley, the Vice President, Sales & Marketing, Washington Region of Comcast Cable Communications Management, LLC, on behalf of said entity. He/She is personally known to me or has presented _____ (type of identification) as identification and did/did not take an oath.

Witness my hand and official seal.

Heather Inglett
Heather Inglett Notary Public
(Print Name)

My Commission expires: 9-29-19



LEGAL DESCRIPTION

PARCEL A:

That portion of the North Half of the West Half of Tract 79, PLAT OF THE BURLINGTON ACREAGE PROPERTY, according to the plat thereof recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington, lying Westerly of the Great Northern Railway Company right of way.

EXCEPT that portion conveyed to the City of Burlington under Auditor's File No. 200103010083, records of Skagit County.

Situated in Skagit County, Washington,

PARCEL B:

Lot 3 of CITY OF BURLINGTON SHORT PLAT NO. BURL-3-00, recorded June 23, 2000, under Auditor's File No. 200006230084, records of Skagit County, Washington; being a portion of Tract 79, Plat of Burlington Acreage Property, according to the plat thereof recorded in Volume 1 of Plats, page 49, records of Skagit County.

EXCEPT that portion conveyed to the City of Burlington under Auditor's File No. 200103010083, records of Skagit County.

Situated in Skagit County, Washington.