



202410110055

10/11/2024 09:24 AM Pages: 1 of 5 Fees: \$307.50  
Skagit County Auditor

FILED FOR RECORD AT THE  
REQUEST OF/RETURN TO:  
Long Blackburn, LLC  
2520 Cedardale Road  
Mount Vernon, WA 98274

REVIEWED BY  
SKAGIT COUNTY TREASURER  
DEPUTY Cain Cress  
DATE 10/11/2024

**AMENDMENT OF EASEMENT**

Referenced Documents: 200709100133

Grantor (s): LONG BLACKBURN, LLC, a Washington limited liability company;  
SAVI BANK, a Washington state chartered bank, formerly known as  
BUSINESS BANK

Grantee (s): LONG BLACKBURN, LLC, a Washington limited liability company;  
SAVI BANK, a Washington state chartered bank, formerly known as  
BUSINESS BANK

Abbreviated Legal: Lots 1 & 2, BSP South Mount Vernon Business Park LU05-061  
Assessor's Tax Parcel No.: P126614, 8072-000-001-0000, P126615, 8072-000-002-0000

**THIS AGREEMENT** (the "Agreement") is made as of October 3, 2024, by and among LONG BLACKBURN, LLC, a Washington limited liability company, ("LONG") and SAVI BANK, a Washington state chartered bank, ("SAVI") formerly known as BUSINESS BANK and which took title to the real property subject to this Agreement as BUSINESS BANK.

**DESCRIPTION OF REAL PROPERTY**

**LONG** is the owner of the following described parcel of property in the City of Mount Vernon, Skagit County, State of Washington:

**"Lot 2"**

Lot 2, as delineated on "SOUTH MOUNT VERNON BUSINESS PARK BINDING SITE PLAN NO. LU05-061", as approved on August 30, 2007 and recorded September 10, 2007 under Skagit County Auditor's File No. 200709100133.

Situate in Skagit County, State of Washington.

**SAVI** is the owner of the following described parcel of property in the City of Mount Vernon,

EXHIBIT "A"

AREA OF LOT 1 AND LOT 2 INGRESS-EGRESS AND UTILITIES EASEMENT TO BE  
TERMINATED

A PORTION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., BEING A PORTION OF LOT 1 AND LOT 2, AS DELINEATED ON "SOUTH MOUNT VERNON BUSINESS PARK BINDING SITE PLAN NO. LU05-061", AS APPROVED ON AUGUST 30, 2007 AND RECORDED SEPTEMBER 10, 2007 UNDER AUDITOR'S FILE NO. 200709100133, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

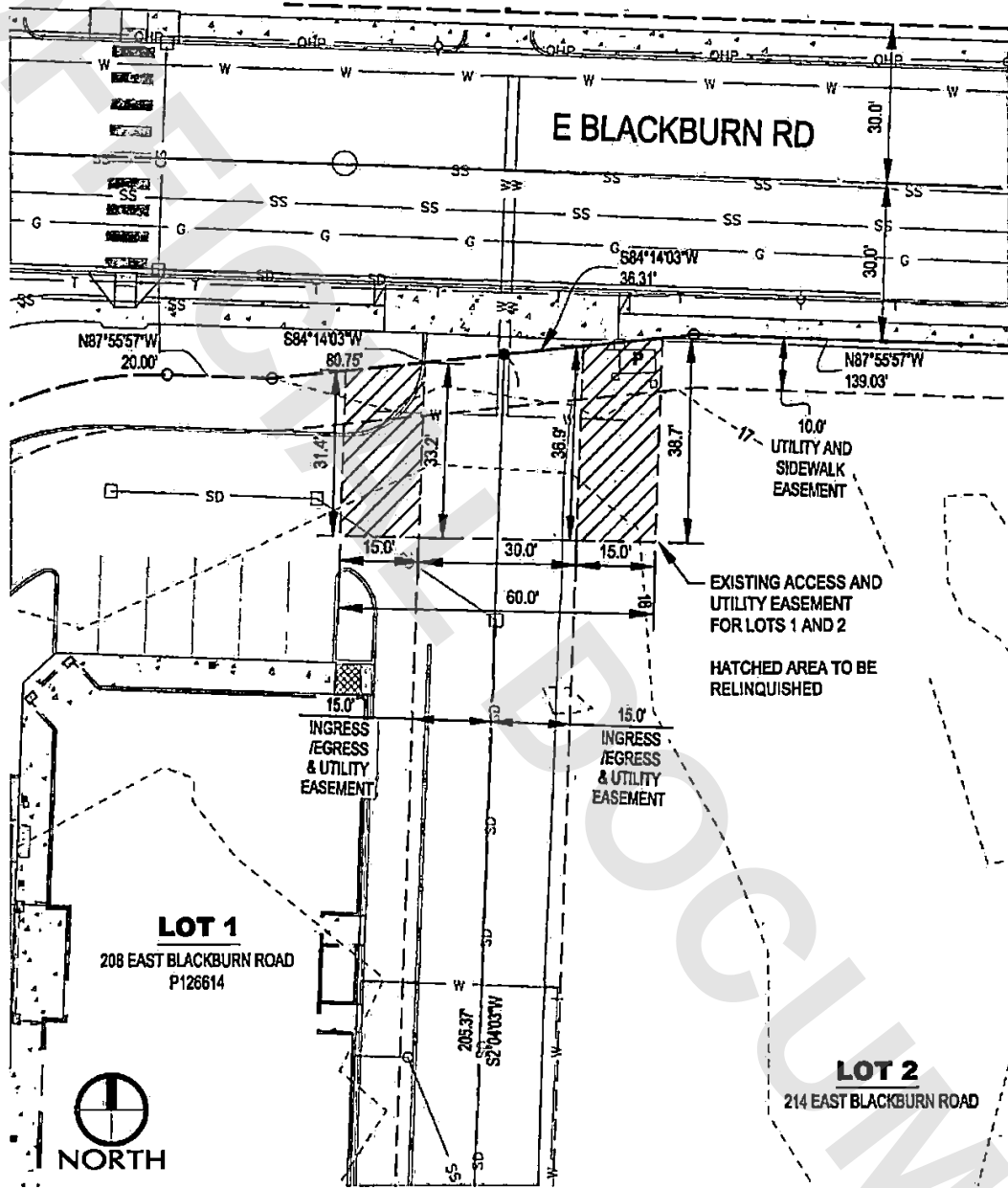
THE EAST 15.00 FEET AND THE WEST 15.00 OF THE 60.00 FOOT WIDE INGRESS-EGRESS AND UTILITIES EASEMENT ON LOT 1 AND LOT 2 OF SAID BINDING SITE PLAN

CONTAINING 1,052 SQ.FT. MORE OR LESS

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT B

ILLUSTRATION OF AREA OF LOT 1 AND LOT 2 INGRESS-EGRESS AND UTILITIES  
EASEMENT TO BE TERMINATED



Skagit County, State of Washington:

**"Lot 1"**

Lot 1, as delineated on "SOUTH MOUNT VERNON BUSINESS PARK BINDING SITE PLAN NO. LU05-061", as approved on August 30, 2007 and recorded September 10, 2007 under Skagit County Auditor's File No. 200709100133.

Situate in Skagit County, State of Washington.

**DESCRIPTION OF EASEMENT**

The SOUTH MOUNT VERNON BUSINESS PARK BINDING SITE PLAN NO. LU05-061", as approved on August 30, 2007 and recorded September 10, 2007 under Skagit County Auditor's File No. 200709100133 ("BSP") created an easement in Note 15 on Sheet 1 of 4, which easement is located along Blackburn Road and is for ingress-egress and utilities over, under and across Lots 1 and 2 of the BSP for the benefit of Lots 1 and 2 (the "Easement") and which Easement is pictured on Sheet 2 and 4 of the BSP.

**AMENDMENT OF EASEMENT**

In consideration of the mutual promises and covenants herein and the benefit to both SAVI and LONG from this Agreement, the sufficiency of which consideration is hereby acknowledged, SAVI and LONG hereby reduce the Easement area by terminating a portion of the Easement area, which terminated area is described in the attached Exhibit "A" as further illustrated in the attached Exhibit "B".

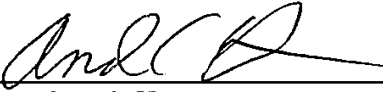
Except as expressly modified in this Agreement, all other terms and conditions of the Easement and the BSP, which are not modified by this Agreement, shall remain in effect.

IN WITNESS WHEREOF, the parties signed this Agreement as of the date set forth below.

DATED this 10<sup>th</sup> day of October, 2024.

SAVI BANK,  
a Washington chartered bank

LONG BLACKBURN, LLC,  
a Washington limited liability company

  
By: Andrew C. Hunter  
Its: President / CEO

  
By: ROBERT LONG  
Its: Managing Member

State of Washington )  
 ) ss  
County of Skagit )

I certify that I know or have satisfactory evidence that **ANDREW C. HUNTER** is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as the **PRESIDENT** and **CEO** of **SAVI BANK**, a Washington chartered bank, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.



Dated: 10/7/2024

David W. Cope  
(Signature)

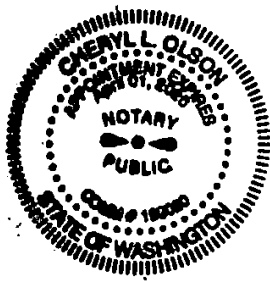
NOTARY PUBLIC

David W. Cope  
Print Name of Notary

My appointment expires: 3/25/2025  
Residing at Arlington WA.

State of Washington )  
 ) ss  
County of Skagit )

I certify that I know or have satisfactory evidence that **ROBERT LONG** is the person who appeared before me, and said person acknowledged that he/she signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as the **MANAGING MEMBER** of **LONG BLACKBURN, LLC**, a Washington limited liability company, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.



Dated: 10/10/2024

Cheryl Olson  
(Signature)

NOTARY PUBLIC

Cheryl L Olson  
Print Name of Notary

My appointment expires: April 1, 2026