

126435

EASEMENT DEED

BOOK 160 PAGE 47

In consideration of clarifying title to existing easements, and without monetary consideration, the Grantor, **SeANNE VELTKAMP**, executor of the estate of **LEONARD M. BLACKLEDGE**, conveys and warrants to **LANE SCOTT STETTLER and RENEE RAE STETTLER**, husband and wife, their heirs, successors and assigns, a perpetual, non-exclusive utility easement for domestic purposes and a perpetual, non-exclusive utility easement for commercial purposes. Both easements begin at that certain well presently located on the easterly portion, approximately 90 feet North of the Northern edge of State Highway 14, on the following described premises:

FILED FOR RECORD
SKAMANIA CO. WASH
BY *Kielpinski & Assoc.*

OCT 14 4 23 PM '96

O. Laury
AUDITOR
GARY M. OLSON

A tract of land in the Southeast Quarter of Section 36, Township 3 North, Range 7½ East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 2 of the **LEONARD BLACKLEDGE SHORT PLAT**, recorded in Book 3 of Short Plats, Page 59, Skamania County Records

EXCEPT that portion conveyed to **LANE SCOTT STETTLER AND RENEE RAE STETTLER**, recorded July 11, 1995 in Book 151, Page 1.

All as approximately set forth on Exhibit A attached hereto. The above-described real estate is hereinafter sometimes referred to as 'Grantor's premises'.

Grantor does hereby also convey and warrant to Grantees, their heirs, successors and assigns, a perpetual easement to operate, maintain and repair water lines not to exceed 1½" in diameter

REAL ESTATE EXCISE TAX

N/A

OCT 15 1996

PAID

N/A

W. Jensen, Deputy
SKAMANIA COUNTY TREASURER

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Registered ☒
Indexed, Dir ☒
Indirect ☒
Filed ☒
Mailed ☒

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Telephone: (509) 427-5665
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1101
1102

BOOK 160 PAGE 48

under, over, through and across Grantor's premises from said well to the hereinafter described property to which the easements are appurtenant.

The Grantor does hereby further convey and warrant to Grantees, their heirs, successors and assigns, a perpetual non-exclusive easement for the purpose of installing, maintaining, and replacing a submersible pump not to exceed five horsepower on the Grantor's premises for the purpose of pumping water from said well.

The above described utility easement for domestic purposes shall begin at that certain well presently located on the easterly portion of Grantor's premises and shall be twelve feet in width, the center line of which shall be the existing waterline. Said utility easement is appurtenant to the land described as:

A tract of land in the Southeast Quarter of Section 36, Township 3 North, Range 7½ East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 3 of the LEONARD BLACKLEDGE SHORT PLAT, recorded in Book 3 of Short Plats, Page 59, Skamania County Records.

The foregoing utility easement for commercial purposes begins at the existing well on the easterly portion of Lot 1100 and shall be twelve feet in width, the center line of which shall be the existing waterline. Said utility easement shall be appurtenant to the land described as:

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BOOK 160 PAGE 49

A tract of land in the Southeast Quarter of Section 36, Township 3 North, Range 7½ East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Southeast corner of Lot 1 of the LEONARD BLACKLEDGE SHORT PLAT, recorded in Book 3 of Short Plats, Page 59; thence Northwesterly along said south line and its extension to the North east corner of Parcel 1 of the LANE SCOTT STETTLER et ux tract as disclosed by instrument recorded June 29, 1994 in Book 144, Page 149 Mortgage records; thence Southeasterly along said Easterly line and its extension thereof 116.41 feet; thence Southeasterly 75 more or less to a point on the Northerly line of State Highway, which point is 120 feet South of the point of beginning; thence Northeasterly along said North line 120 feet to the point of beginning

AND Lot 1 of the LEONARD BLACKLEDGE SHORT PLAT, recorded in Book 3 of Short Plats, Page 59, Skamania County Records.

IN WITNESS WHEREOF, we have hereto set our hands this 9th day of October, 1996.

GRANTOR:

Seanne Veltkamp
SEANNE VELTKAMP

GRANTEES:

Lane Scott Stettler
LANE SCOTT STETTLER

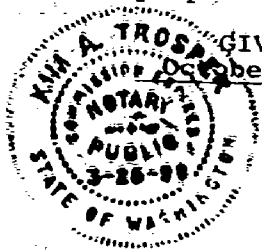
Renee Rae Stettler
RENEE RAE STETTLER

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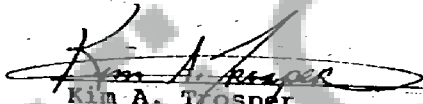
BOOK 160 PAGE 50

STATE OF WASHINGTON)
) ss.
County of Skamania)

On this day personally appeared before me **SeANNE VELTKAMP**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.



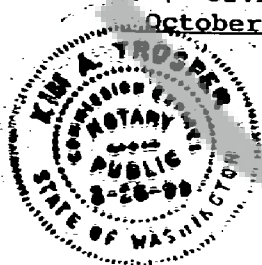
GIVEN under my hand and official seal this 9th day of October, 1996.


Kim A. Trosper, Notary
Public in and for the State
of Washington.

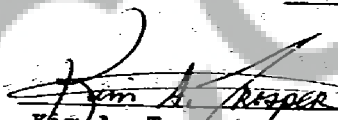
Commission expires: 03/25/98

STATE OF WASHINGTON)
) ss.
County of Skamania)

On this day personally appeared before me **LANE SCOTT STETTLER**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he signed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.



GIVEN under my hand and official seal this 7th day of October, 1996.


Kim A. Trosper, Notary
Public in and for the State
of Washington.

Commission expires: 03/25/98

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BOOK 160 PAGE 51

STATE OF WASHINGTON)
) ss.
County of Skamania)

On this day personally appeared before me RENEE RAE STETTLER, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 7th day of October, 1996.



Kim A. Trospen
Kim A. Trospen, Notary
Public in and for the State
of Washington.

Commission expires: 03/25/98

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