

126622

EASEMENT AGREEMENT

BOOK 760 PAGE 569

THE GRANTORS, WILLIAM J. BIRKENFELD, a married man dealing with his separate estate, and JOSEPH A. BIRKENFELD, a married man dealing with his separate estate, and each of them, for and in consideration of the sum of FOUR THOUSAND AND NO/100 DOLLARS (\$4,000.00), and other good and valuable consideration, do hereby grant, bargain, sell and convey to NANCY ENGLEMAN, the Grantee, three (3) easements for ingress and egress over the following described strips of real property, located in Skamania County, State of Washington:

See legal description attached hereto as Exhibit "A" and incorporated by reference as if fully set forth herein.

The easement over the real property denoted on Exhibit "A" as Roadway 2 shall, in addition to ingress and egress, be for the purpose of permitting Grantee to supply power to an electric gate to be installed on said roadway.

The easements granted by this Easement Agreement are for the benefit of and appurtenant to that real property, or any portion of such property, situate in the County of Skamania, State of Washington, which is described as follows:

See legal description attached hereto as Exhibit "B" and incorporated by this reference as if fully set forth herein.

The easements granted herein are subject to the terms of a settlement agreement between Grantors and Grantee, a copy of which agreement is attached hereto as Exhibit "C" and incorporated by this reference as if fully set forth herein.

The easements described in this Easement Agreement are to and shall run with the land, and shall be for the benefit and use of the Grantee named herein, her heirs, executors, administrators, successors and assigns, to all or any portion of the property benefited thereby.

DATED this 9th day of May, 1996.

18409

REAL ESTATE EXCISE TAX

NOV - 1 1996

PAID 51.20 + 3.07 + 10.24

SKAMANIA COUNTY TREASURER

William J. Birkenfeld
William J. Birkenfeld
Joseph A. Birkenfeld
Joseph A. Birkenfeld

Registered ☒
Indexed, Dir ☒
Indexed ☒
Filed ☒
Noted ☒

FILED FOR RECORD
SKAMANIA CO. WASH
BY SKAMANIA CO. CLERK

May 1 3 01 PM '96
P. Laury
AUDITOR
GARY M. OLSON

EASE 2-5-18-100 & 200
11-1-96

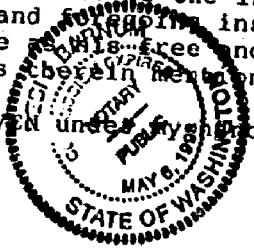
Easement Agreement

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Page 2

STATE OF WASHINGTON)
COUNTY OF SKAMANIA) ss.

On this day personally appeared before me WILLIAM J. BIRKENFELD, 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 9th day of May, 1996.

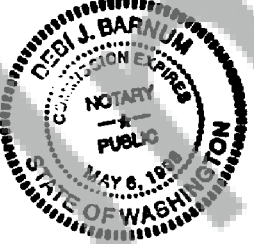


Debi J. Barnum DEBI J. BARNUM
Notary Public in and for the State of
Washington, Residing at CAMAS
My appointment expires: MAY 6, 1998.

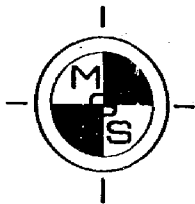
STATE OF WASHINGTON)
COUNTY OF SKAMANIA) ss.

On this day personally appeared before me JOSEPH A. BIRKENFELD, 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 9th day of May, 1996.



Debi J. Barnum DEBI J. BARNUM
Notary Public in and for the State of
Washington, Residing at CAMAS
My appointment expires: MAY 6, 1998.



**MINISTER-GLAESER
SURVEYING INC.**

BOOK 160 PAGE 571

(360) 694-3313
FAX (360) 694-8410
2200 E. EVERGREEN
VANCOUVER, WA 98661

**LEGAL DESCRIPTION
FOR
NANCY ENGLEMAN
AND THE
WILHEIM BIRKENFELD TRUST**

September 9, 1996

The purpose of this legal description is to describe the centerlines of three roadway easements located in the northwest quarter of Section 18, Township 2 North, Range 5 East, Willamette Meridian, Skamania County, Washington. The roadway easements are 13.00 foot wide being 6.50 feet on each side of the following described centerlines:

ROADWAY 1:

Beginning at a 7/8" diameter iron pipe at the northeast corner of said northwest quarter of Section 18;

Thence South 0° 54' 07" West, along the east line of said northwest quarter, a distance of 284.78 feet to a 1/2" diameter iron rod in the centerline of an existing roadway, said point being the TRUE POINT OF BEGINNING;

Thence along the centerline of said roadway the following bearings and distances:

South 85° 30' 42" West a distance of 55.42 feet to a 1/2" diameter iron rod;

South 68° 05' 20" West a distance of 99.95 feet more or less to the centerline of Skamania Mines Road, said point being the terminus of the roadway centerline.

EXCEPT for that portion laying within the right-of-way of Skamania Mines Road.

ROADWAY 2:

Beginning at a 7/8" diameter iron pipe at the northeast corner of said northwest quarter of Section 18;

Thence South 0° 54' 07" West, along the east line of said northwest quarter, a distance of 643.81 feet to a 1/2" diameter iron rod in the centerline of an existing roadway, said point being the TRUE POINT OF BEGINNING;

ENCL. 2-5-18-100/200
11-1-96

Thence along the centerline of said roadway the following bearings and distances:

North 65° 59' 24" West a distance of 54.28 feet to a 1/2" diameter iron rod;

North 63° 57' 37" West a distance of 99.96 feet more or less to a the centerline of Skamania Mines Road, said point being the terminus of the roadway centerline.

EXCEPT for that portion laying within the right-of-way of Skamania Mines Road.

ROADWAY 3:

Beginning at a 7/8" diameter iron pipe at the northeast corner of said northwest quarter of Section 18;

Thence South 0° 54' 07" West, along the east line of said northwest quarter, a distance of 1504.78 feet to a 1/2" diameter iron rod in the centerline of an existing roadway, said point being the TRUE POINT OF BEGINNING;

Thence along the centerline of said roadway the following bearings and distances:

South 71° 26' 37" West a distance of 95.26 feet to a 1/2" diameter iron rod;

South 70° 18' 32" West a distance of 99.71 feet to a 1/2" diameter iron rod;

South 75° 09' 10" West a distance of 99.89 feet to a 1/2" diameter iron rod;

South 71° 02' 36" West a distance of 99.85 feet to a 1/2" diameter iron rod;

South 50° 56' 04" West a distance of 99.92 feet to a 1/2" diameter iron rod;

South 49° 13' 26" West a distance of 99.87 feet to a 1/2" diameter iron rod;

South 60° 47' 54" West a distance of 99.75 feet to a 1/2" diameter iron rod;

South 68° 00' 32" West a distance of 100.04 feet to a 1/2" diameter iron rod;

South 69° 29' 22" West a distance of 99.82 feet more or less to a point in the centerline of Skamania Mines Road, said point being the terminus of the roadway centerline.

EXCEPT for that portion laying within the right-of-way of Skamania Mines Road.

