

WHEN RECORDED RETURN TO:
Jack Ryan
6700 Via Austi Parkway
Las Vegas, NV 89119-3545
Mailstop: NVLEVEL-3062

DOCUMENT TITLE(S)	
Communication System Easement	
REFERENCE NUMBER(S) of Documents assigned or released:	
<input type="checkbox"/> Additional numbers on page _____ of document.	
GRANTOR(S):	
Rock Creek Clinic Associates	
<input type="checkbox"/> Additional names on page _____ of document.	
GRANTEE(S):	
United Telephone company of the Northwest, dba Emborg, its Successors, assigns, lessees, Licensees and agents	
<input type="checkbox"/> Additional names on page _____ of document.	
LEGAL DESCRIPTION (Abbreviated: i.e. Lot, Block, Plat or Section, Township, Range, Quarter):	
Exhibit A	
<input type="checkbox"/> Complete legal on page _____ of document.	
TAX PARCEL NUMBER(S):	
02070120040200 C.S.	
<input type="checkbox"/> Additional parcel numbers on page _____ of document.	
REAL ESTATE EXCISE TAX	
N/A	
JUL - 5 2012	
PAID N/A	
[Signature] Deputy SKAMANIA COUNTY TREASURER	
The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information.	

COMMUNICATION SYSTEM EASEMENT

This Communication System Easement and the rights contained herein are granted by: Rock Creek Clinic Associates ("Grantor"), whose address is 212 Skyline Rd, White Salmon, WA. 98672.

For the sum of Ten Dollars (\$10.00) and other valuable consideration, Grantor, for itself, its successors and assigns, grants to United Telephone company of the Northwest, dba Embarq, its successors, assigns, lessees, licensees and agents ("Grantee"), subject to the terms stated herein, a perpetual and exclusive easement ("Easement") to install, construct, operate, maintain, expand, replace and remove a communication system that Grantee may from time to time require, consisting of but not limited to underground cables, wires, conduits, manholes, drains, splicing boxes, surface location markers, equipment cabinets and associated wooden or concrete pads, aerial lines or cables, towers, buildings, and other facilities or structures as are reasonably necessary for Grantee to exercise the rights granted to it herein, upon, over, through, under and along a parcel of land legally described on Exhibit "A" ("Easement Tract"), said Easement Tract being a portion of the real property legally described on Exhibit "B" ("Property"), both exhibits being attached hereto and incorporated by reference herein.

The grant of Easement also gives to Grantee the following rights:

- (A) the right of ingress and egress over and across the Easement Tract and Property or any real property owned or controlled by Grantor that is adjacent to the Property or Easement Tract for the purpose of Grantee exercising the rights granted to it herein;
- (B) the right to clear and keep clear all trees, roots, brush and other obstructions from the surface and sub-surface of the Easement Tract that interfere with Grantee exercising the rights granted to it herein;
- (C) the right to permit the carry-in and attachment of the conduit, wires, cables or other such items of any other entity or person as may be required by law; and
- (D) at Grantee's expense, the right to bring to and to place at the Easement Tract electrical or other utility service for Grantee's use.

Grantor will have the right to use and enjoy the Easement Tract so long as Grantor's use does not materially interfere with the rights granted to Grantee herein. Grantor will not erect any structure or plant trees or other vegetation within the Easement Tract.

Grantor warrants that Grantor is the owner of the Property and Easement Tract and will defend title to the Property and Easement Tract against the claims of any and all persons, and that Grantor has full authority to grant this Easement according to its terms. Grantor further warrants that to the best of Grantor's knowledge, the Property and Easement Tract are free from any form of contamination and contain no hazardous, toxic or dangerous substances.

Signed by Grantor this 29th day of October, 2008

EMBARQ Real Estate

ARN 178082 PRN 421833

Rock Creek Clinic Associates

GRANTOR: Ray Fitzsimmons

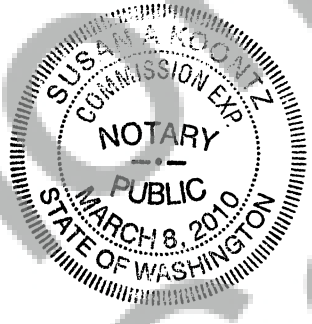
THE STATE OF Washington)
COUNTY OF Klickitat)

BE IT REMEMBERED, that on this 29th day of October, 2008 before me, a Notary Public in and for said County and State, came Ray Fitzsimmons, who is the _____ of _____, a _____, and is personally known to me to be the same person who signed the herein instrument, and such person duly acknowledged the signing of the same as the act and deed of the casement.

IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed my official seal the day and year last above written.

Susan A. Koontz
Notary Public

My appointment expires: 3/8/10



EMBARQ Real Estate

ARN 175082 PRN 421833

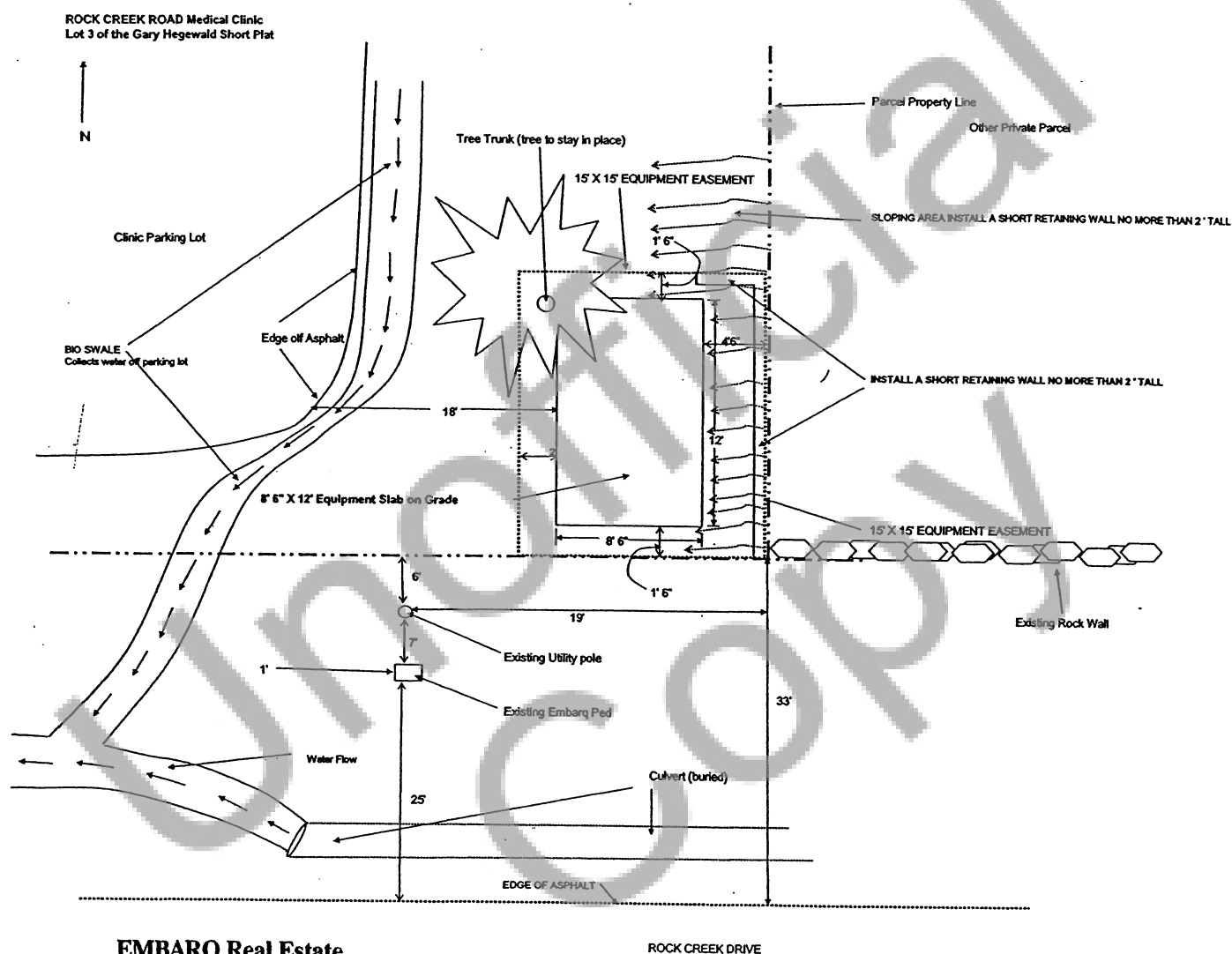
EXHIBIT A TO COMMUNICATION SYSTEM EASEMENT

EASEMENT TRACT – LEGAL DESCRIPTION

Legal description for a fifteen foot by fifteen foot (15'x15') Pair Gain Easement in the NW1/4 of the NW1/4 of Section 1, T2N, R7E, W.M., City of Stevenson, Washington.

Tax Parcel Number 02070120040200

Beginning at the Southeast corner of Lot 3 of the Gary Hegewald Short Plat (Book T, Page 71), which is a Yellow Plastic Cap set on a ½ inch Iron Rod set by Robert Gleaser for a survey recorded in AFN 125302; thence North 26°35'30" West along the East line of said Lot 3, a distance of 15.00 feet; thence South 64°15'20" West, a distance of 15.00 feet; thence South 26°35'30" East, a distance of 15.00 feet to the South line of said Lot 3; thence North 64°15'20" East along the Said south line of Lot 3, a distance of 15.00 feet to the Point of Beginning.

**EMBARQ Real Estate**

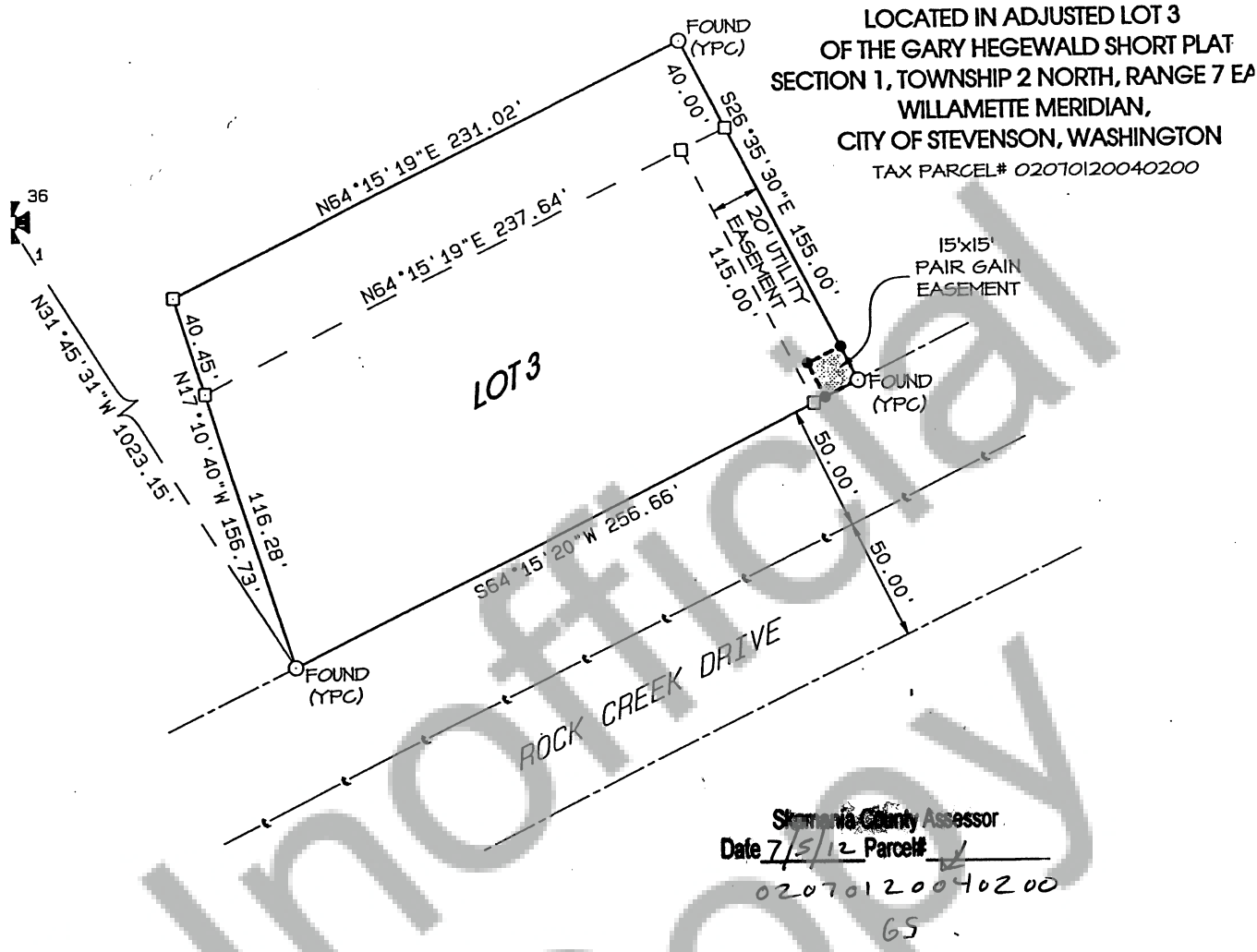
ROCK CREEK DRIVE

ARN 175082 PRN 421833

EXHIBIT B TO COMMUNICATION SYSTEM EASEMENT

PROPERTY – LEGAL DESCRIPTION

Lot 3 of the Gary Hegewald Short Plat recorded in Book T of Short Plats, Page 59, in the NW ¼ of Section 1, Township 2 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington.



EMBARQ Real Estate
ARN 175082 PRN 421833

Skamania County Assessor
Date 7/5/12 Parcel# 02070120040200
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