

WHEN RECORDED RETURN

TO:

CITY OF STEVENSON
7121 E LOOP RD
P.O. Box 371
STEVENSON, WA 98639

Document titles or transactions contained therein:

Underground Utility Easement Deed

GRANTOR(S) (Last name, first, then first name and initials)

Martin, Wayne H.

GRANTEE(S) (Last name, first, then first name and initials)

City of Stevenson

LEGAL DESCRIPTION (Abbreviated: Lot, Block, Plat/Section, Township, Range, Qtr/Qtr)

A tract of land lying in Government Lot 9, located in the NE quarter of section 1, township 2 north, range 7 east of the Willamette Meridian.

443 SW Lotz Road in Stevenson WA

Complete metes and bounds legal descriptions with map are attached as Exhibit "A".

ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER

02-07-01-10-100000 ym 10/25/16

REFERENCE NUMBER(S) of Documents assigned or released

NA

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.

The Grantor, Wayne H. Martin, does hereby convey, quitclaim, declare and dedicate for public use to the City of Stevenson, a municipal corporation of the State of Washington, its successors and assigns, hereafter referred to as the City, a perpetual public easement to install, operate, repair and maintain underground utilities and all necessary related facilities under the following described land as herein described on Exhibit "A", attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the above easement unto said City, its successors and assigns, forever.

Grantors reserve the right to use the surface of the land for utilities, plantings and other related purposes; and all utility facilities shall be at a depth consistent with these purposes. No building or other durable structure shall be placed upon the granted property, however, without the written permission of the City. Property owner may install fence across easement at his expense, provided if City damages fence during access, City shall be responsible to repair the fence to a like condition.

There are no other persons, firms or corporations know by Grantors to have any interest in the granted property.

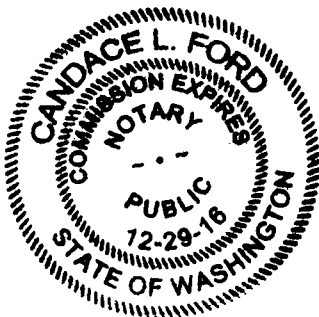
Dated this 28 ^{Sept} day of ~~May~~, 2016.

Wayne H. Martin

STATE OF WASHINGTON)
County of Skamania)

On this day personally appeared before me Wayne H. Martin, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he was duly authorized to the same as his voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 28th ^{Sept} day of ~~May~~, 2016.



Candace L. Ford
Notary Public in and for the State of Washington,
Residing at Stevenson
My appointment expires 12/29/16

SEWER EASEMENT

LEGAL DESCRIPTION:

A TRACT OF LAND, LYING IN GOVERNMENT LOT 9, LOCATED IN THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 7 EAST, OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF GOVERNMENT LOT 9; THENCE NORTH 88°56'55" WEST, ALONG THE NORTH LINE OF SAID GOVERNMENT LOT 9, A DISTANCE OF 804.50 FEET, THENCE SOUTH 00°50'43" WEST 534.34 FEET, MORE OR LESS, TO A 5/8" REBAR WITH A PLASTIC SURVEY CAP INSCRIBED "BELL DESIGN 11873" AS SHOWN ON A SURVEY PERFORMED BY BELL DESIGN, RECORDED IN AUDITOR'S FILE NUMBER 2010176847, LAST SAID POINT BEING ON THE NORTHERLY RIGHT-OF-WAY OF ROCK CREEK DRIVE; THENCE WESTERLY ALONG THE NORTHERLY RIGHT-OF-WAY OF SAID ROCK CREEK DRIVE, BEING ON A CURVE CONCAVE TO THE NORTH AND HAVING A RADIUS OF 328.10 FEET, THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 0°40'55", AN ARC LENGTH OF 3.91 FEET, AND A CHORD WHICH BEARS NORTH 85°23'51" WEST, A DISTANCE OF 3.91 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING WESTERLY ALONG THE NORTH RIGHT-OF-WAY OF SAID ROCK CREEK DRIVE TO A CURVE CONCAVE TO THE NORTH AND HAVING A RADIUS OF 328.10 FEET; THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 1°49'38", AN ARC LENGTH OF 10.46 FEET, AND A CHORD WHICH BEARS NORTH 84°08'34" WEST, A DISTANCE OF 10.46 FEET TO A 5/8" REBAR AS SHOWN ON A SURVEY REFERENCED BY SAID BELL DESIGN; THENCE NORTH 10°01'43" EAST, 69.28 FEET; THENCE SOUTH 06°22'42" EAST, 13.06 FEET; THENCE SOUTH 03°09'28" WEST, 56.39 FEET BACK TO THE POINT OF BEGINNING.

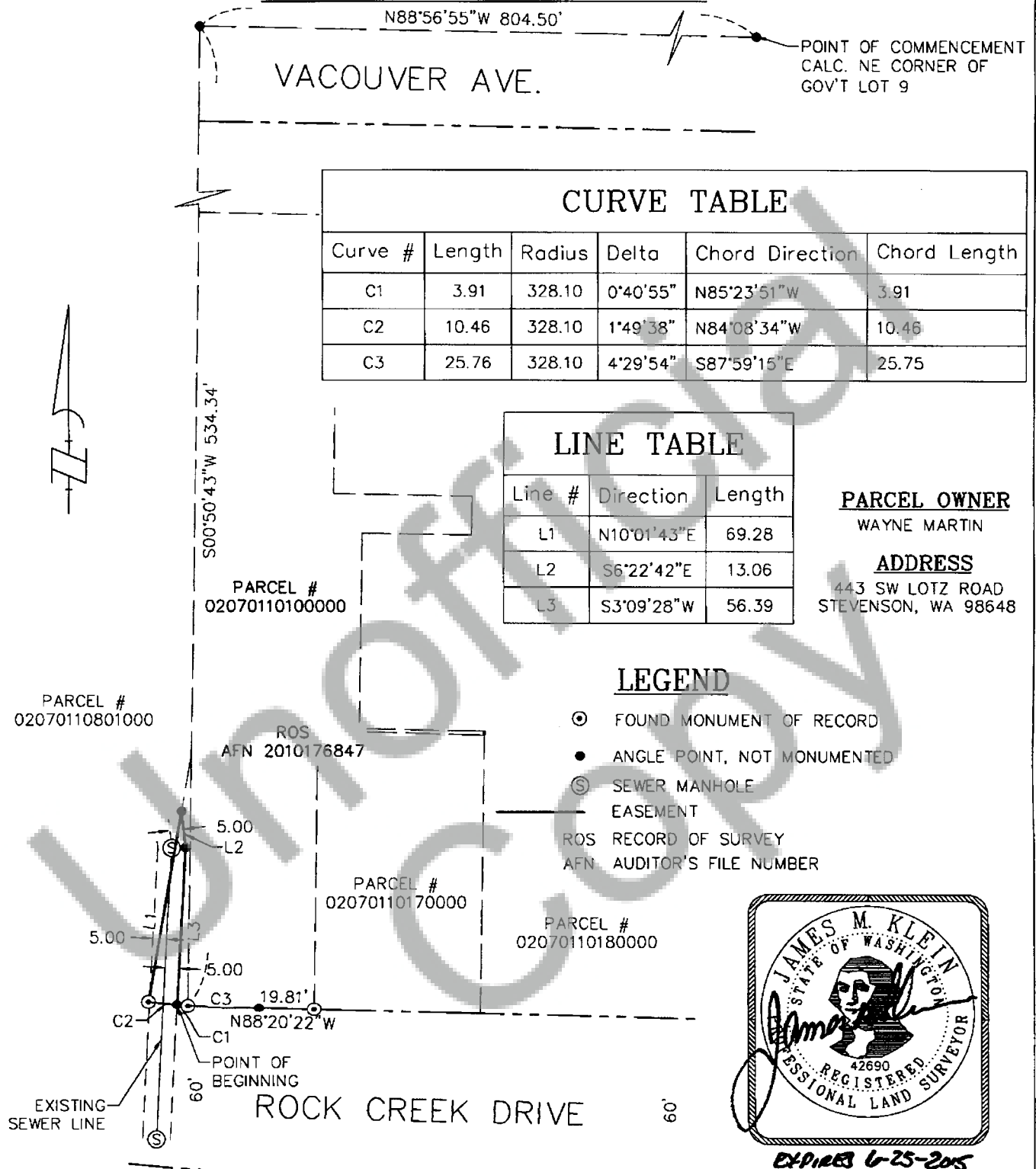
CONTAINING: 422 +/- SQ FT



LOCATED IN THE NW 1/4 OF THE NE 1/4
OF SECTION 1, T. 2N., R.7E. W.M.
SKAMANIA COUNTY, WASHINGTON.

KA
Klein & Associates, Inc.
ENGINEERING • SURVEYING • PLANNING
1411 13th Street • Hood River, OR 97031
TEL: 541-386-3322 • FAX: 541-386-2515

PROJECT:	150401
FILE No:	FILE_NO
FILE PATH:	
LAYOUT:	LAYOUT
SURVEYED:	KA
DESIGN:	DESIGN_BY
DRAFT:	AS.GD
APPROVE:	JK
DATE:	05-06-15
SHEET:	1 OF 2 SHEETS

SEWER EASEMENT EXHIBIT

SCALE - FEET
1" = 50'

BASIS OF BEARINGS
RECORD OF SURVEY NO. 2010176847

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OF SECTION 1, T. 2N., R.7E. W.M.
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PROJECT: 150401
FILE No: FILE_NO
FILE PATH:
REPAIR: CM
LAYOUT: CM
SURVEYED: PH
DESIGN: CM
DRAFT: AS.GD
APPROVE: JK
DATE: 05-06-15
SHEET: 2 OF 2 SHEETS