

Skamania PUD
P.O. Box 500
Carson, WA
98610

Skamania County, WA
Total: \$104.00
EASE
Pgs=6

2019-000954

06/11/2019 08:13 AM

Request of: SKAMANIA COUNTY PUD

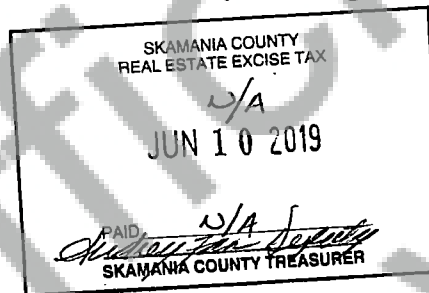


RIGHT OF WAY EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned, Edward Earl Hargadine, Diane Ave Hargadine, Sharon Lee Sandifur aka Sharon Lee Dolan does hereby grant unto Public Utility District #1 of Skamania County (Skamania PUD), and its successors and assigns, the right to enter upon the lands of the undersigned, situated in Skamania County, Washington, and more particularly described as follows:

Legal description:

See attached exhibit 'A'



Tax Parcel #: 03-08-29-0-0-0400-00 *Im 6/10/19*

Abbreviated Legal: SEC 29 T3N R8E

The undersigned grants a perpetual non-exclusive easement under and across a strip of land 15 feet wide centered on the overhead power line as shown in exhibit 'B' on the above described lands to construct, operate and maintain an overhead electric distribution line or system and/or all streets, roads or highways abutting said lands; to inspect and make such repairs, changes, alterations, improvements, removals from, substitutions and additions to its facilities as Skamania PUD may from time to time deem advisable, including, by way of example and not by way of limitation, the right to increase or decrease the number of circuits, wires, poles, cables, connection boxes, transformers and transformer enclosures; to cut, trim and control the growth by machinery or other means of trees and shrubbery that may interfere with or threaten to endanger the operation and maintenance of said line or system (including any control of the growth of other vegetation in the right of way which may incidentally and necessarily result from the means of control employed); and the right to permit the installation of communication and other circuits as part of said electric distribution system.

The undersigned agree that all poles, wires, and other facilities, including any equipment installed on the above-described lands by Skamania PUD or at its expense, shall be and remain the property of Skamania PUD and shall be removable at its option.

The undersigned covenant that they will not erect or maintain any structure under the electric facilities and that structure, if any, not be constructed closer than ten (10) feet from the nearest electric facilities; that if such a structure is built or placed, they will remove the same at the request of the Grantee at no cost to the Grantee, or in the alternative and in Grantee's sole discretion, pay the Grantee the cost of rerouting the utilities around the structure; and that they are the owners of the above-described lands, and that they have the right to execute this Right of Way Easement without the consent of any other party.

This easement shall be non-exclusive, except as set forth above and as to any use that is inconsistent with Grantee's use. Every other use in this easement is subordinate to Grantee's use and Grantee reserves the right to exclude and eject any use and user that it finds to be inconsistent to Grantee's use or in its judgment compromises the health or safety of its employees or the public.

Grantor retains use and actual control of the above described lands for all purposes, except as provided herein. This Right of Way Easement shall be binding upon and inure to the benefits of the successors and assigns of the parties.

Rights and obligations not specifically conveyed hereby remain with the undersigned.

IN WITNESS WHEREOF, we have set our hands this 16th day of May, 2019

Edward Hargadine
Name

Edward E. Hargadine
Signature

Diane Hargadine
Name

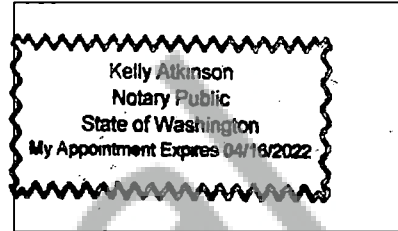
Diane A. Hargadine
Signature

Sharon Dolan
Name

Sharon L. H. Dolan
Signature

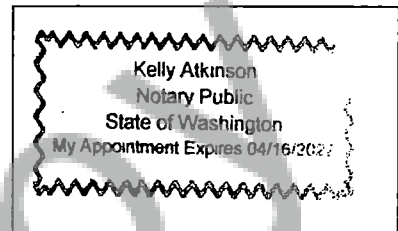
STATE OF Washington COUNTY OF SKAMANIA
Personally appeared the above named Sharon Dolan on this 16th day of May,
2019, and acknowledged the foregoing to be their voluntary act and deed.

Before me: Kelly Atkinson
Notary Public for Washington
4-16-2022
My Commission Expires



STATE OF Washington COUNTY OF Pierce
Personally appeared the above named Diane A. Hargadine on this 6th day of May,
2019, and acknowledged the foregoing to be their voluntary act and deed.

Before me: Kelly Atkinson
Notary Public for Washington
4-16-2022
My Commission Expires



STATE OF Washington COUNTY OF SKAMANIA
Personally appeared the above named Edward E. Hargadine on this 16th day of May,
2019, and acknowledged the foregoing to be their voluntary act and deed.

Before me: Kelly Atkinson
Notary Public for Washington
4-16-2022
My Commission Expires

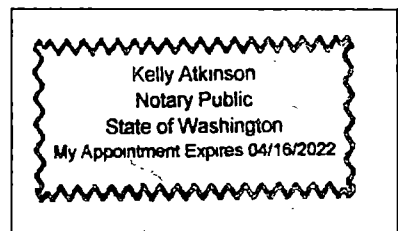


EXHIBIT A

All that portion of the hereinafter described Parcel "A" lying within the following described property:

Beginning at a point opposite Highway Engineer's Station (HES) 207+46.30 on said line survey and 85 feet Northerly therefrom; thence Northerly to a point opposite HES 208+69.09 on said line survey and 278.16 feet Northerly therefrom; thence Northeasterly to a point opposite HES 210+00.26 on said line survey and 318.32 feet Northerly therefrom; thence Easterly to a point opposite HES 212+78.54 on said line survey and 190.55 feet Northerly therefrom; thence Southwesterly to a point opposite HES 210+85.68 on said line survey and 116.65 feet Northerly therefrom; thence Westerly to the point of beginning.

PARCEL "A".

THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 3 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON.

EXCEPTING THEREFROM THE FOLLOWING:

THAT PORTION CONVEYED TO THE STATE OF WASHINGTON, RECORDED MARCH 8, 1924 IN BOOK "T", PAGE 512, SKAMANIA COUNTY DEED RECORDS. ALSO RECORDED DECEMBER 30, 1926 IN BOOK "V", PAGE 147, SKAMANIA COUNTY DEED RECORDS.

THAT PORTION CONVEYED TO THE STATE OF WASHINGTON, RECORDED JUNE 10, 1929 IN BOOK "W", PAGES 190 AND 191.

THAT PORTION CONVEYED TO SKAMANIA COUNTY, RECORDED JANUARY 16, 1969 IN BOOK 60, PAGE 124, SKAMANIA COUNTY DEED RECORDS.

THAT PORTION CONVEYED TO THE STATE OF WASHINGTON, RECORDED SEPTEMBER 3, 1992 IN BOOK 130, PAGE 542, SKAMANIA COUNTY DEED RECORDS.

THAT PORTION CONVEYED TO THE STATE OF WASHINGTON, RECORDED JANUARY 24, 1994 IN BOOK 141, PAGE 34.

THAT PORTION CONVEYED TO SKAMANIA COUNTY RECORDED JANUARY 27, 1994 IN BOOK 141, PAGE 144.

THAT PORTION CONVEYED TO SKAMANIA COUNTY RECORDED FEBRUARY 18, 1994 IN BOOK 141, PAGE 540.

THAT PORTION LYING NORTH OF AND WITHIN THE BONNEVILLE POWER ADMINISTRATION AND UNITED STATES OF AMERICA RIGHT OF WAY TRANSMISSION LINE OVER SAID PROPERTY.

PUBLIC ROADS.

EXCEPT THAT PORTION CONVEYED TO DALE I. HARGADINE AND KATHLEEN HARGADINE BY AUDITOR'S FILE NO. 2016002791

The lands herein described contains an area of 1.43 acres, more or less, the specific details concerning all of which are to be found on sheets 1, 2, and 3 of that certain plan entitled SR 14 Wind River Vicinity, now of record and on file in the office of the Secretary of Transportation at Olympia, and bearing date of approval June 15, 2018.

Exhibit 'B'

- ☐ EXISTING CTL POLE
- ☒ NEW CTL POLE
- ☐ NEW PUD POLE
- ☒ EXISTING PUD POLE

