

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

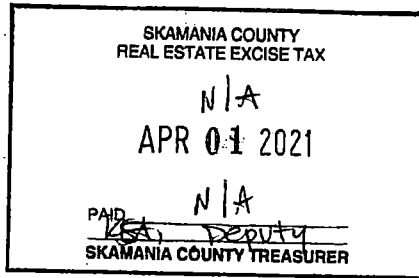
Skamania County, WA
Total: \$106.50
EASE
Pgs=4

2021-001187

04/06/2021 08:06 AM

Request of: SKAMANIA COUNTY PUD

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RIGHT OF WAY EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned, Naoki Yoshida, a married man, as his sole and separate property, 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 #: 03-08-27-0-0-0700-00, 03-08-27-0-0-0704-00, 03-08-27-0-0-0705-00

PUD Work Order # PT21-0068

The undersigned grants a perpetual non-exclusive easement over, under and across a strip of land 15 feet wide centered on the underground power line on the above described lands to construct, operate and maintain an underground 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, manholes, 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 over or 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.

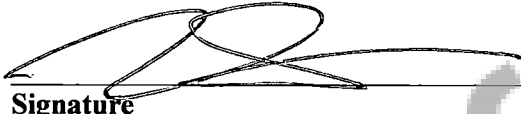
Grantor retains use and actual control of the above described lands for all purposes, except as provided herein. This Right of Way Easement shall be binding upon and inure to the benefits of the successors and assigns of the parties.

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

IN WITNESS WHEREOF, we have set our hands this 29 day of March, 2021

NAOKI NICK YOSHIDA

Name (Print or type full name)



Signature

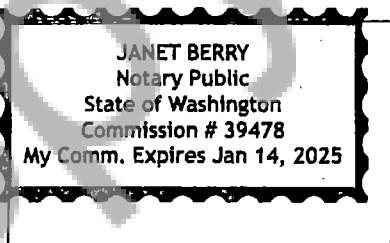
STATE OF Washington COUNTY OF Clark

Personally appeared the above named Naoki Nick Yoshida on this 29 day of March, 2021, and acknowledged the foregoing to be their voluntary act and deed.

Before me:

Janet M Berry
Notary Public for Washington

01-14-2025
My Commission Expires



Attachment "A"

Parcel 1

A tract of land in the East half of the West half of Section 27, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 1 of the ED CALLAHAN SHORT PLAT, recorded in Book 3 of Short Plats, Page 105, Skamania County Records.

Except that portion lying East of the East line of the Murphy D.L.C., as described by instrument recorded September 22, 1994, in Book 145, Page 984, Skamania County Deed Records.

Together with that certain portion of land described in the Boundary Line Adjustment Quit Claim Deed recorded February 1, 2001 as Book 206, Page 331, more particularly described as:

Beginning at the Northeast Corner of the Murphy D.L.C. 127 feet South to the TRUE POINT OF BEGINNING; thence East along the East-West centerline of Section 27, 240 feet to a point; thence South 370 feet to a point; thence South 24°03'03" West 421.78 feet to a point; thence North 60°00'00" West to the East line of the Murphy D.L.C. thence North to the TRUE POINT OF BEGINNING.

Assessor Parcel Number: 03-08-27-0-0-0700-00

Parcel 2

A tract of land in the East half of the West half of Section 27, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 2 of the IDA CALLAHAN SHORT PLAT, recorded in Book 3 of Short Plats, Page 106, Skamania County Records.

Except all that portion lying East of the East line of the Murphy D.L.C., as described by instrument recorded September 22, 1994, in Book 145, Page 982, Skamania County Deed Records.

Together with all that portion of Lot 4 of ED CALLAHAN SHORT PLAT lying West of the East line of the Murphy D.L.C., recorded in Book 3 of Short Plats, Page 105, as described by instrument recorded September 22, 1994, in Book 145, Page 983, Skamania County Deed Records.

Assessor Parcel Number: 03-08-0-0-0704-00

Parcel 3

A tract of land in the East Half of the West Half of Section 27, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 1 of the IDA CALLAHAN SHORT PLAT, recorded in Book 3 of Short Plate, Page 106, Skamania County Records.

Assessor Parcel Number: 03-08-27-0-0-0705-00

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