

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

Skamania County, WA  
Total: \$206.50  
EASE  
Pgs=4

2021-003209

09/21/2021 01:48 PM

Request of: SKAMANIA COUNTY PUD



SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX

N/A

SEP 21 2021

PAID N/A  
K. A. Deputy  
SKAMANIA COUNTY TREASURER

## RIGHT OF WAY EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned, Paul and Sara Kitchen & Brian and Shanna Oberg, 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 #:** 02-05-33-0-0-0400-00

**PUD Work Order #** PT21-0319

The undersigned grants a perpetual non-exclusive easement over, under and across a strip of land 15 feet wide centered on the underground primary and secondary 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 10<sup>th</sup> day of September, 2021.

Sara A. Kitchen

Name (Print or type full name)

Sara Kitchen

Signature

Paul K. Kitchen

Name (Print or type full name)

Paul Kitchen

Signature

Brian Oberg

Name (Print or type full name)

Brian Oberg

Signature

Shanna C. Oberg

Name (Print or type full name)

Shanna Oberg

Signature

STATE OF Washington

COUNTY OF Skamania

Personally appeared the above named Sara Kitchen, Paul Kitchen,  
Shanna Oberg and Brian Oberg on this 10<sup>th</sup> day of September,  
2021, and acknowledged the foregoing to be their voluntary act and deed.

Before me:

Stefanie Pratkan  
Notary Public for Washington  
5/21/2025  
My Commission Expires

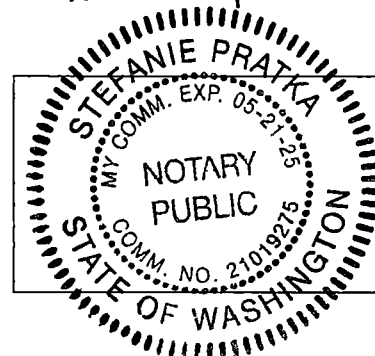


Exhibit "A"

Parcel I

The North 500 feet of the Northwest quarter of the Northeast quarter of Section 33, Township 2 North, Range 5 East of the Willamette Meridian in the County of Skamania, State of Washington.

Except the East 462 feet thereof;

Also Except that portion conveyed to Arlene J Pribble, a single person, in Book 69 of Deeds, at page 306, described as follows:

Beginning at the North quarter corner of Section 33, Township 2 North, Range 5 East of the Willamette Meridian, in Skamania County, Washington; thence South  $0^{\circ} 43' 51''$  West 400 feet to the True Point of Beginning that is a  $\frac{1}{2}'' \times 30''$  iron pipe; thence South  $0^{\circ} 43' 51''$  West 100.00 feet to a  $2'' \times 2''$  hub and tack; thence South  $89^{\circ} 16' 09''$  East 158.96 feet to a  $\frac{1}{2}'' \times 30''$  iron pipe; thence North  $29^{\circ} 47' 38''$  West 116.08 feet to a  $\frac{1}{2}'' \times 30''$  iron pipe; thence North  $89^{\circ} 16' 09''$  West 100.00 feet to the True Point of Beginning.

Parcel II

A tract of land in the Northwest quarter of the Northeast quarter of Section 33, Township 2 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Northeast corner of the Northwest quarter of the Northeast quarter of the said Section 33; thence West along the North line of said subdivision 462 feet; thence South to intersection with the centerline of the County Road known and designated as the Washougal River Road, said point being the initial point of the tract hereby described; thence North 500 feet, more or less, to intersection with the South line of the tract first above described; thence West 200 feet; thence South 500 feet, more or less, to intersection with the centerline of the Washougal River Road aforesaid; thence following the centerline of said road in a Easterly direction 200 feet, more or less, the initial point.

Except the following described property:

A tract of land in the Northwest quarter of the Northeast quarter of Section 33, Township 2 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Northeast corner of the Northwest quarter of the Northeast quarter of the said Section 33; thence West along the North line of said subdivision 462 feet; thence South to intersection with the centerline of the County Road known and designated as the Washougal River Road, said point being the initial point of the tract hereby described; thence North 400 feet, more or less to intersection with the South line of a tract of land conveyed to Joseph F Beaudoin,

et ux, by instrument recorded in Book 61, page 109; thence West 200 feet; thence South 400 feet, more or less, to intersection with the centerline of the Washougal River Road aforesaid; thence following the centerline of said road in a Easterly direction 200 feet, more or less, to the initial point.

Unofficial  
Copy