

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

Skamania County, WA
Total: \$306.50
EASE
Pgs=4

2024-000765

06/20/2024 01:50 PM

Request of: SKAMANIA COUNTY PUD



Skamania County
Real Estate Excise Tax

N/A

JUN 20 2024

PAID

N/A

RSK Deputy
Skamania County Treasurer
RIGHT OF WAY EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned, name, Max Z Gregoric and Julie M Gregoric, Co-Trustees of the Max and Julie Gregoric Living Trust, 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 of Parcel: See Exhibit 'A'

Tax Parcel #: 03-10-15-0-0-0600-00 *DM*

PUD Work Order # 240085

The undersigned grants a perpetual non-exclusive easement over, under and across a strip of land as is shown in Exhibit B 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, cables, manholes, connection boxes, transformers and transformer enclosures; to cut, trim and control the growth by machinery of trees and shrubbery that may interfere with or threaten to endanger the operation and maintenance of said line or system (including control of the growth of other vegetation in the right of way); and the right to permit the installation of communication and other circuits as part of said electric distribution system.

The undersigned agree that all wires and other facilities, including any equipment installed and existing equipment 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 19 day of June, 2024

MAXIMILIAN GREGORIC
Name (Print or type full name)

[Signature]
Signature

Julie Gregoric
Name (Print or type full name)

[Signature]
Signature

STATE OF Washington

COUNTY OF Skamania

Personally appeared the above named Max Gregoric and Julie Gregoric
on this 19th day of June, 2024, and acknowledged the foregoing to be their voluntary act
and deed.

Before me:

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

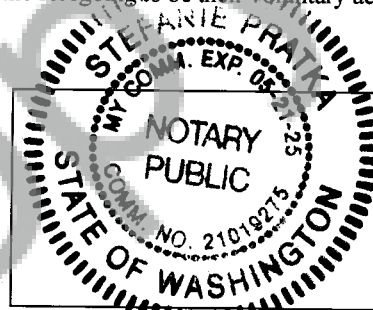


Exhibit 'A'

That portion of the Northeast Quarter of the Northwest Quarter of Section 15, Township 3 North, Range 10 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a point that is 429.00 feet Westerly from the North Quarter corner of said Section 15, (as measured along the North line of said Northwest Quarter), thence Southerly parallel with the East line of the Northwest Quarter of said Section 15, a distance of 660.00 feet; thence westerly parallel with the northerly line of the Northwest Quarter of said Section 15, a distance of 660.00 feet; thence northerly on a line parallel with the East line of the Northwest Quarter of said Section 15, a distance of 660.00 feet to a point on the northerly line thereof; thence easterly along said northerly line 660.00 feet to the point of beginning.

Excepting therefrom that portion conveyed to Skamania County by instrument recorded in Book 120, Page 666, Skamania County Records.

Subject to: This conveyance is subject to covenants, conditions, restrictions and easements, if any affecting title which may appear in the public record, including those shown on any recorded plat or survey.

Exhibit B

