

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

2024-000859

07/02/2024 05:34 PM

Request of: SKAMANIA COUNTY PUD



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

Skamania County
Real Estate Excise Tax

N/A

JUL 02 2024

PAID

N/A

Skamania County Treasurer
Nebraska Kent Deputy

RIGHT OF WAY EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned, James Brashers Jr & Katherine Brashers, 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 #: 02-07-19-0-0-0400-00

2m 7/2/24

PUD Work Order # 240178

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 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, 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 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 27th day of June, 2024.

James O Brashers Jr
Name (Print or type full name)

Katherine A. Brashers
Name (Print or type full name)

James O Brashers Jr
Signature

Katherine A. Brashers
Signature

STATE OF Washington

COUNTY OF Skamania

Personally appeared the above named James O Brashers Jr and Katherine A Brashers on this 27 day of June, 2024, and acknowledged the foregoing to be their voluntary act and deed.

Before me:

Kelly
Notary Public for Washington
1/23/2026
My Commission Expires



Exhibit 'A'

A TRACT OF LAND SITUATED IN GOVERNMENT LOT 6 OF SECTION 19, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID GOVERNMENT LOT 6, THENCE SOUTH $21^{\circ} 19'$ EAST ALONG THE WESTERLY LINE OF THE S.M. HAMILTON D.L.C., 346.88 FEET TO A POINT ON THE SOUTH LINE OF A NATURAL GAS LINE EASEMENT DESCRIBED UNDER AUDITOR'S FILE NO. 51078;

THENCE SOUTH $66^{\circ} 11' 35''$ WEST ALONG SAID SOUTH LINE OF THE NATURAL GAS LINE EASEMENT, A DISTANCE OF 94.97 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH $05^{\circ} 06' 00''$ EAST 208.45 FEET; THENCE SOUTH $25^{\circ} 38' 1''$ WEST 118.48 FEET;

THENCE NORTH $5^{\circ} 26' 22''$ WEST 72.96 FEET;

THENCE NORTH $30^{\circ} 20' 34''$ WEST 97.70 FEET;

THENCE NORTH $22^{\circ} 33' 14''$ WEST 62.29 FEET;

THENCE NORTH $18^{\circ} 12' 04''$ EAST 96.40 FEET TO THE SOUTH LINE OF SAID NATURAL GAS EASEMENT;

THENCE ALONG SAID SOUTH LINE, NORTH $61^{\circ} 12' 20''$ EAST 101.70;

THENCE ALONG SAID SOUTH LINE NORTH $66^{\circ} 11' 35''$ EAST 6 FEET TO THE TRUE POINT OF BEGINNING

Easement area:

- 15ft wide centered on primary and secondary wire
- 10ft radius around transformer

Approx location of new transformer

**026718000009800
Marett Holdings LLC**

**0267180000040000
Port of Skagitway County**

The information provided by Skamania PUD is provided 'as is' and for reference only. Locations are approximate and may contain inaccuracies, omissions, or typographical errors. Data can also quickly become out of date. Always dial 811 to locate utilities prior to digging.

- 15ft wide centered on primary and secondary wire
- 10ft radius around transformer

- 15ft wide centered on primary and secondary wire
- 10ft radius around transformer

Approx location of new transformer

02071300000900

Warren Holdings

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