



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

Skamania County
Real Estate Excise Tax

N/A
AUG 05 2024

PAID N/A
Skamania County Treasurer
KSA Deputy

RIGHT OF WAY EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned, Rosy G. Rojas Avila, 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 Exhibit 'A'

Tax Parcel #: 03-0725-2-0-0118-00 *AMW*

PUD Work Order # 240022

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 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 1st day of May, 2024.

Rosy G. Rojas Avila
Name (Print or type full name)

[Signature]
Signature

STATE OF WA COUNTY OF CLALLAM

Personally appeared the above named ROSY G. ROJAS AVILA on this 1 day of MAY, 2024, and acknowledged the foregoing to be their voluntary act and deed.

Before me: [Signature]
Notary Public for Washington
APRIL 3 2025
My Commission Expires

MARY NGUYEN
Notary Public
State of Washington
Commission # 190946
My Comm. Expires Apr 3, 2025

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Exhibit 'A'

A parcel of land in the Southeast Quarter of the Northwest Quarter of Section 25, Township 3 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 2 of the Mel E. Stewart Short Plat, recorded in Book 2 of Short Plats, Page 109, Skamania County Records.

Excepting Therefrom that portion described as follows:

A tract of land located within Tax Parcel 03072520011800, described as Lot 2 of the Mel Stewart Short Plat recorded in Book 2, Page 109 & 109-A, Skamania County records, in the South Half of the Northwest Quarter of Section 25, Township 3 North, Range 7 East of the Willamette Meridian, Skamania County, Washington, more particularly described as follows:

Beginning at the most North and East corner of that parcel described in the above said Lot 2, as monumented by a 5/8" rebar,

Thence along the East line of said parcel South 00° 54' 24" West, a distance of 215.59 feet;

Thence North 67° 50' 36" West, a distance of 26.97 feet;

Thence North 02° 51' 19" West, a distance of 186.42 feet;

Thence North 57° 16' 02" West, a distance of 26.74 feet, more or less, to a point on the South Right of Way of Loop Road;

Thence along said South Right of Way North 73° 46' 51" East, a distance of 20.00 feet;

Thence along the North line of the above said Lot 2 South 88° 49' 33" East, a distance of 40.97 feet to the Point of Beginning.