

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

Skamania County, WA
Total: \$305.50
EASE
Pgs=3

2024-001287

09/10/2024 01:39 PM

Request of: SKAMANIA COUNTY PUD



RIGHT OF WAY EASEMENT

KNOW ALL PEOPLE BY THESE PRESENTS, that the undersigned, Hayden Golphennee and Lilyanna Golphennee, 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 #: Portion of 02-05-18-0-0-0200-00

PUD Work Order # 240081

PAID
N/A
SEP 10 2024
N/A
Real Estate Excise Tax
Skamania County

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 5 day of September, 2024.

Lilyanna Golphenee
Name (Print or type full name)

Hayden Golphenee
Name (Print or type full name)

Lilyanna Golphenee
Signature

Hayden Golphenee
Signature

STATE OF Washington COUNTY OF Skamania

Personally appeared the above named Lilyanna Golphenee on this 5th day of September, 2024, and acknowledged the foregoing to be their voluntary act and deed.

and Hayden Golphenee

Before me: _____
Notary Public for Washington
My Commission Expires _____

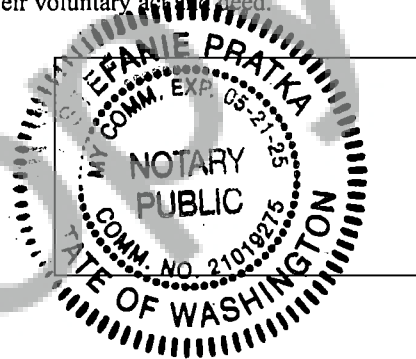


Exhibit 'A'

Beginning at a point at the intersect of the North line of the Bonneville Power Administration Right of Way as described in the Declaration of Taking Suit No. 368 as recorded in Book 29, Page 129 of Skamania County Records and the West line of the NW Quarter of Section 18, Township 2 North, Range 5 East of the Willamette Meridian, Skamania County, said point being North 00° 01' 05" East, a distance of 1.85 feet, more or less, from the SW corner of said NW Quarter;

Thence North 00° 01' 05" West along West line of said Section, a distance of 414.00 feet;

Thence South 89° 28' 22" East, a distance of 1100.00 feet;

Thence South 00° 01' 05" East, a distance of 381.49 feet to the North line of Said BPA right of way;

Thence North 89° 05' 48" West along said right of way, a distance of 41.06 feet;

Thence South 88° 45' 12" West along said right of way, a distance of 1059.14 feet to the Point of Beginning.

Containing 10.02 acres, more or less.

Above said parcel is subject to an access easement over the West 30 feet of above described parcels.