

EASEMENT FOR SEWER LINES

THE SWANSON-DEAN/DAEWOO PARTNERSHIP (the "Grantor"), for and in consideration of one dollar (\$1.00) and other good and valuable consideration, hereby dedicates, conveys and grants to Sammamish Plateau Water & Sewer District, King County, Washington ("the Grantee") and its successors and assigns a permanent easement for sewer lines and appurtenances thereto upon the following described property situated in King County, Washington, legally described as follows:

See Attachment A

INGRESS AND EGRESS AND SEWER EASEMENT

An INGRESS AND EGRESS AND SEWER EASEMENT fifteen feet (15') in width having seven and one half feet (7.5') of such width on each side of a centerline as constructed or to be constructed, extended or relocated by mutual consent, lying within the above described property.

1. That Grantee shall have the right without prior institution of any lawsuit or proceeding at law, at times as may be necessary, to enter upon said property and adjoining property owned by the Grantor and his assigns and successors to install, lay, construct, renew, operate and maintain lines and necessary facilities and other equipment for the purposes of serving the property and other properties with sewer service. The Grantee agrees to restore the property to its condition prior to any disturbance from construction, maintenance or repair of facilities.
2. The Grantor covenants that no structure or obstruction, including fences, shall be erected over, upon or within, and no trees, bushes or other shrubbery shall be planted in the area of ground for which the easement in favor of Grantee has been provided herein.
3. This easement and the covenants herein shall be covenants running with the land and shall be binding on the successors, heirs and assigns of both parties hereto.
4. The Grantor warrants that the Grantor has good title to the above property and warrants the Grantee title to and quiet enjoyment of the easement conveyed herein.

9012140645

Received 10-26-90

90/12/14	#0645 B
REC FEE	2.00
RECD F	8.00
CASHSL	***10.00
	55

DATED this _____ day of _____, 19____.

GRANTOR(S):

BY *[Signature]*

BY GARY L. KING
(Print or type name(s))

Its PRESIDENT
(Print or type position held)

EXCISE TAX NOT REQUIRED
King Co. Records Division

By *[Signature]* Deputy



ATTACHMENT A

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ATTACHMENT A

LEGAL DESCRIPTION

THAT PORTION OF THE NORTHEAST QUARTER OF SECTION 16, TOWNSHIP 24 NORTH, RANGE 6 EAST, W.M., IN KING COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 16;
THENCE ALONG THE NORTH LINE THEREOF N88°28'02"W 542.49 FEET;
THENCE S46°34'56"W 305.33 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE TO THE SOUTHEAST HAVING A RADIUS OF 62.00 FEET, A RADIAL LINE THROUGH SAID BEGINNING BEARS N27°12'21"W;
THENCE SOUTHWESTERLY 11.43 FEET ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10°33'42";
THENCE S52°13'57"W 1014.30 FEET TO THE TRUE POINT OF BEGINNING;
THENCE S37°46'03"E 871.00 FEET;
THENCE S52°13'57"W 100.00 FEET;
THENCE N37°46'03"W 871.00 FEET;
THENCE N52°13'57"E 100.00 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING 2.00 ACRES.

9012140645

Dec 14 11 29 AM '90
BY THE DEPARTMENT OF
RECORDS & COMMUNITY SERVICES
KING COUNTY, WA

RECEIVED THIS DAY

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