

Sammamish Plateau Water & Sewer District
1510 228th Avenue SE
Issaquah, WA 98029



20000606001563

SAMMAMISH PLAT EAS
PAGE 001 OF 004
06/06/2000 14:12
KING COUNTY, WA

11.00

EASEMENT FOR SEWER LINES

Reference #'s None

Grantor(s) Swanson Dean/ Daewoo Partnership
4135 Providence Point DR SE
Issaquah, Washington 98029

Grantee(s) Sammamish Plateau Water and Sewer District
1510 228th Ave SE
Issaquah, Washington 98029

Legal Description Section 16 Township 24 North-Range 06 East
Additional legal description is on page 3 of document

Tax Parcel ID 162406-9035

2000 060 6001563

EXCISE TAX NOT COLLECTED
King Co. Records Division

By  Deputy

EASEMENT FOR SEWER LINES

Swanson Dean / Dalewo (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

That part of the SE¼ of Sect 16, Tnshp 24N, Rge 6E, W.M.,
known as Providence Point P.U.D., Forest Village, Div. 14.

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, except in those
locations where cement mortar block walls ("landscaping
walls") have been erected over, upon, or within the area of
ground described as ingress and egress and sewer easement.
The cost of replacement of such cement mortar walls shall be
the responsibility of the Grantor.
- 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

2006 060 6001563

LEGAL DESCRIPTION

TAX PARCEL 162406-9035

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

COMMENCING AT THE EAST ONE QUARTER CORNER OF SAID SECTION, THENCE S05°59'00"W 405 28 FEET TO THE WEST MARGIN OF 228TH AVENUE SE AND THE TRUE POINT OF BEGINNING, THENCE ALONG SAID MARGIN S01°44'18"W 925 65 FEET TO A POINT ON THE SOUTH LINE OF SAID NORTHEAST QUARTER OF THE SOUTHEAST QUARTER, THENCE ALONG SAID LINE N87°43'13"W 1290 97 FEET TO THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER, THENCE ALONG THE WEST LINE OF SAID NORTHEAST QUARTER OF THE SOUTHWEST QUARTER N01°39'31"E 1322 12 FEET, TO THE SOUTHWEST QUARTER, THENCE S64°02'25E 675 45 FEET, THENCE S77°15'42E 689 44 FEET, TO THE TRUE POINT OF BEGINNING

CONTAINS 1,398,431 SQUARE FEET (32 104 ACRES), MORE OR LESS

SITUATE IN KING COUNTY, WASHINGTON

2000 060 6001563

2000 060 6001563