

Filed For Record At Request Of

Riley Jane Evans

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AFTER RECORDING RETURN TO:

ADM-ES-0500

King County Property Services Division

500 Fourth Avenue, Room 500A

Seattle, WA 98104

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KING COUNTY EAS 0.00
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01/09/2003 13:12
KING COUNTY, WA

DRAINAGE EASEMENT

Reference:

Grantor: Lise Ellner and Tamalyn A. Nigretto

Grantee: King County

Legal Des: Lots 13 through 16 of Martinolich Addition to Dockton

Tax Account: 517920006502

THIS EASEMENT granted by LISE ELLNER, a single person and TAMALYN A. NIGRETTO, a single person, hereinafter called the Grantor, to KING COUNTY, a political subdivision of the State of Washington, hereinafter called the Grantee.

WITNESSETH:

WHEREAS, the Grantor herein is the owner of that certain parcel of land, acquired through King County Road Vacation File V-2454, described as follows:

A portion of Government Lot 2 in Section 30, Township 22 North, Range 3 East, W.M., King County Washington, described as follows: That portion of the 30 foot wide SW 261st Street right-of-way adjacent to Lots 13, 14, 15, 16 Martinolich Addition to Dockton as recorded in Volume 22 of Plats, Page 74, records of King County, Washington.

WHEREAS, it has been found necessary in the vacating of this roadway to reserve unto King County certain access rights to drainage facilities on said property of Grantor;

The said Grantor, for and in consideration MUTUAL BENEFITS do by these presents grant, bargain, sell, convey, and confirm unto the said Grantee, its successors and assigns, a perpetual easement to construct, reconstruct, operate, and maintain drainage facilities, situated in King County, Washington, being more particularly described as follows:

A 15 foot wide strip of land being 7.5 feet on either side of the following described centerline:
Beginning at the intersection of the southern extension of the west line of Lot 13 of Martinolich Addition to Dockton as recorded in Volume 22 of Plats, Page 74, records of King County, Washington with the north line of the south 10 feet of the SW 261st Street right-of-way;
Thence N 87° 35' E for a distance of 215 feet, more or less to a point 10 feet south of the north line of the SW 261st Street right-of-way;
Thence S 89° 45' E 45 feet, more or less, to the extension of the east line of Lot 16 of said Martinolich Addition.

Contains an area of 3900 square feet, more or less.

NOW THEREFORE, said Grantee, its successors and assigns, shall have the right at such time as may be necessary to enter upon said property for the purposes of constructing, reconstructing, maintaining, and repairing said drainage facility. Grantee shall have unlimited access for emergency situations where private property is threatened as determined by Grantee, and shall have access for routine maintenance and construction contingent on providing Grantor forty-eight (48) hours advance notice of its intent to enter premises. The rights, conditions, and provisions of this agreement shall inure to the benefit of and be binding upon the heirs, executors, administrators, successors and assigns of the respective parties, and is conveyed as to the same extent and purposes as if the rights herein granted had been acquired by condemnation proceedings under Eminent Domain statutes of the State of Washington.

IN WITNESS WHEREOF, the Grantor has hereunto signed his name this 23rd day of December 2002.

GRANTOR: [Signature] GRANTOR: [Signature]

STATE OF WASHINGTON)
COUNTY OF KING)§

On this day 23rd of December, 2002, before me personally appeared
Lise Ellner & TAMALYN A. NIGRETTO
to me known to be the individual(s) described in and who executed the foregoing instrument, and acknowledged that
she/they signed and sealed the same as her/their free and
voluntary act and deed, for the uses and purposes therein mentioned.

Dated December 23, 2002 Mary P. Kilmann
NOTARY PUBLIC in and for the State of Washington
residing at Bellevue, WA
My appointment expires 11/02/04