

AFTER RECORDING RETURN TO:
Lewis County Public Works Dept.
2025 NE Kresky Ave.
Chehalis, WA. 98532

Tax Parcel Number: 018905 000 000 ptn

EASEMENT

THE GRANTOR, LEWIS COUNTY, WASHINGTON, a political subdivision of the State of Washington, for ten dollars and other valuable consideration, conveys and transfers to the SCOTT TURNER ROAD, LLC, a Washington Limited Liability Company, GRANTEE, an non-exclusive easement for ingress, egress and utilities, over, under, and across the following described real property situated in Lewis County, Washington, to-wit:

That part of the Northwest Quarter of the Northwest Quarter of the Northeast Quarter of Section 18, Township 13 North, Range 3 West, W.M., Lewis County, Washington, more particularly described as follows: Commencing at the Southeast Corner of said Subdivision; thence N87°22'27"W along the south line of said subdivision a distance of 333.07 feet to a ½" rebar with yellow plastic cap stamped "K. Bluhm LS 29269" and the True Point of Beginning of said easement area; thence S87°22'27"E along said south line a distance of 92.69 feet; thence N23°23'15"E a distance of 46.00 feet; thence N36°56'39"E a distance of 36.77 feet; thence N35°13'25"E a distance of 24.12 feet; thence N46°51'36"E a distance of 39.04 feet; thence N30°46'35"E a distance of 24.34 feet more or less to the southeasterly right of way line of State Route No. 6; thence S54°21'20"W along said right of way line a distance of 231.10 feet to the True Point of Beginning.

Subject to such provisions, terms, or conditions stated herein:

1. Grantee shall have the right to construct, improve, and maintain an access road exclusively to serve Grantee's land described as the West Half of the Southwest Quarter of the Northeast Quarter (W1/2 SW1/4 NE1/4) and the Southwest Quarter of the Northwest Quarter of the Northeast Quarter (SW1/4 NW1/4 NE1/4) of Section 18, Township 13 North, Range 3 West, W.M. Except State Highway 6 and railroad right of way.
2. Grantee shall bear all cost of all such construction, improvement, and maintenance.

3. Grantor reserves the right to occupy and use the Easement Area for all purposes not inconsistent with the rights herein granted.

The Grantee, its agents, employees, contractors, subcontractors, successors and assigns, agree to defend, indemnify and hold harmless the Grantor from such claims, fines, losses, demands, or actions, which may arise directly or indirectly from any acts or omissions of Grantee, it's employees, contractors, subcontractors, successors and assigns, for any reason arising from it's use of County property.

Dated this ___ day of _____, 2015.

Lewis County

Edna J. Fund, Chair

P. W. Schulte, Vice Chair

Gary Stamper, Member

The Grantee hereby acknowledges the terms and conditions of the foregoing Easement Agreement.

Dated this ~~16th~~ day of June, 2015.

Scott Turner Road, LLC

By: David G. Berry

Name: DAVID G. BERRY

Title: Manager

