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Spokane Co, WA

**After Recording Return To: Spokane County Engineer's Office
Attn.: Gary Nyberg, Development Services**

Document Title: Drainage Easement **6 0298**
Grantor(s): Spokane County
Grantee: Ridge Associates, L.P. and Seaboard Washington, L.P.
General Legal Description: Portions of SEC. 28, RGE. 24N., TWN. 43E., W.M.,
Hangman Valley Golf Course, Spokane County, WA.
Assessor's Tax Parcel Number(s): 34285.9056, 34283.9057
Exact Legal Description: See Original Easement (AF #5182868)

**AMENDMENT NO. 1 HANGMAN VALLEY
GOLF COURSE DRAINAGE EASEMENT
TO INCLUDE PHASE 7**

THIS AMENDMENT, made and entered this 11th day of April, 2006, between SPOKANE COUNTY, a political subdivision of the State of Washington, having offices for the transaction of business at W. 1116 Broadway, Spokane, Washington 99260, hereinafter referred to as "COUNTY," and RIDGE ASSOCIATES LIMITED PARTNERSHIP and SEABOARD WASHINGTON LIMITED PARTNERSHIP offices for the transaction of business at 500 Ohio Gulch Road, Hailey, Idaho, 83333, hereinafter individually and jointly referred to as "DEVELOPER," jointly hereinafter referred to as the "PARTIES."

RECITALS

WHEREAS, pursuant to the provisions of RCW Section 36.32.120(6), the Board of County Commissioners of Spokane County has the care of COUNTY property and the management of COUNTY funds and business; and

R. E. Excise Tax Exempt
Date May 25 2006
Spokane County Treas.
By [Signature]

WHEREAS, COUNTY is the owner of certain real property located in Section 28 Township 24 North, Range 43 East, W.M., Spokane County, WA commonly known as "Hangman Valley Golf Course"; and

WHEREAS, DEVELOPER is the owner of certain real property located in Sections 27, 28, 32, and 33, Township 24 North, Range 43 East, W.M., Spokane County, WA, which property is the subject of Plat No. PE-1638, entitled "The Ridge at Hangman" (hereinafter also referred to as the "PLAT"); and

WHEREAS, six (6) phases of the Ridge at Hangman have been final platted with the seventh (7th) phase in the process of being finalized; and

WHEREAS, the Spokane County Board of County Commissioners executed the Hangman Valley Golf Course Drainage Easement serving PLAT Phases 1-6, inclusive on February 8, 2005 pursuant to Resolution No. 5-0149; and

WHEREAS, DEVELOPER requests that stormwater from PLAT Phase 7 be included in the Hangman Valley Golf Course Drainage Easement; and

WHEREAS, the Spokane County Engineer has accepted final road and drainage plans for PLAT Phases 1-6, inclusive, and is ready to accept those for Phase 7 at this time; and

WHEREAS, the Spokane County Parks & Recreation Director and Maintenance Superintendent of the Hangman Valley Golf Course has concurred with the drainage disposal proposal on the golf course for all phases of the PLAT including Phases 7; and

NOW THEREFORE, COUNTY, for and in consideration of the mutual promises set forth hereinafter, the **PARTIES** hereto do mutually agree as follows:

SECTION 1: AMENDMENT

For and in consideration of \$100.00 the Hangman Valley Gold Course Drainage Easement dated February 8, 2005 and recorded under Spokane County Auditors Documents No. 5182868 is amended to include PLAT Phase 7 as set forth in Exhibit "C" attached hereto, into the drainage basin and service area of said Easement.

Except as modified herein all terms and conditions of the Hangman Valley Course Drainage Easement dated February 8, 2005, shall remain in full force and effect and applicable to PLAT Phase 7.



BOARD OF COUNTY COMMISSIONERS OF SPOKANE, COUNTY, WASHINGTON

ATTEST:

CLERK OF THE BOARD

Todd Mielke
Todd Mielke, Chair

Mark Richard
Mark Richard, Vice-Chair

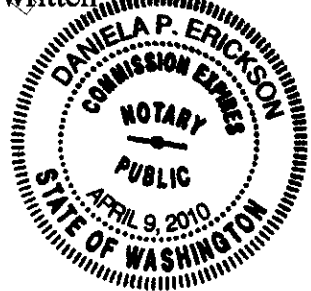
BY: *Daniela Erickson*
Daniela Erickson

Phillip D. Harris
Phillip D. Harris, Commissioner

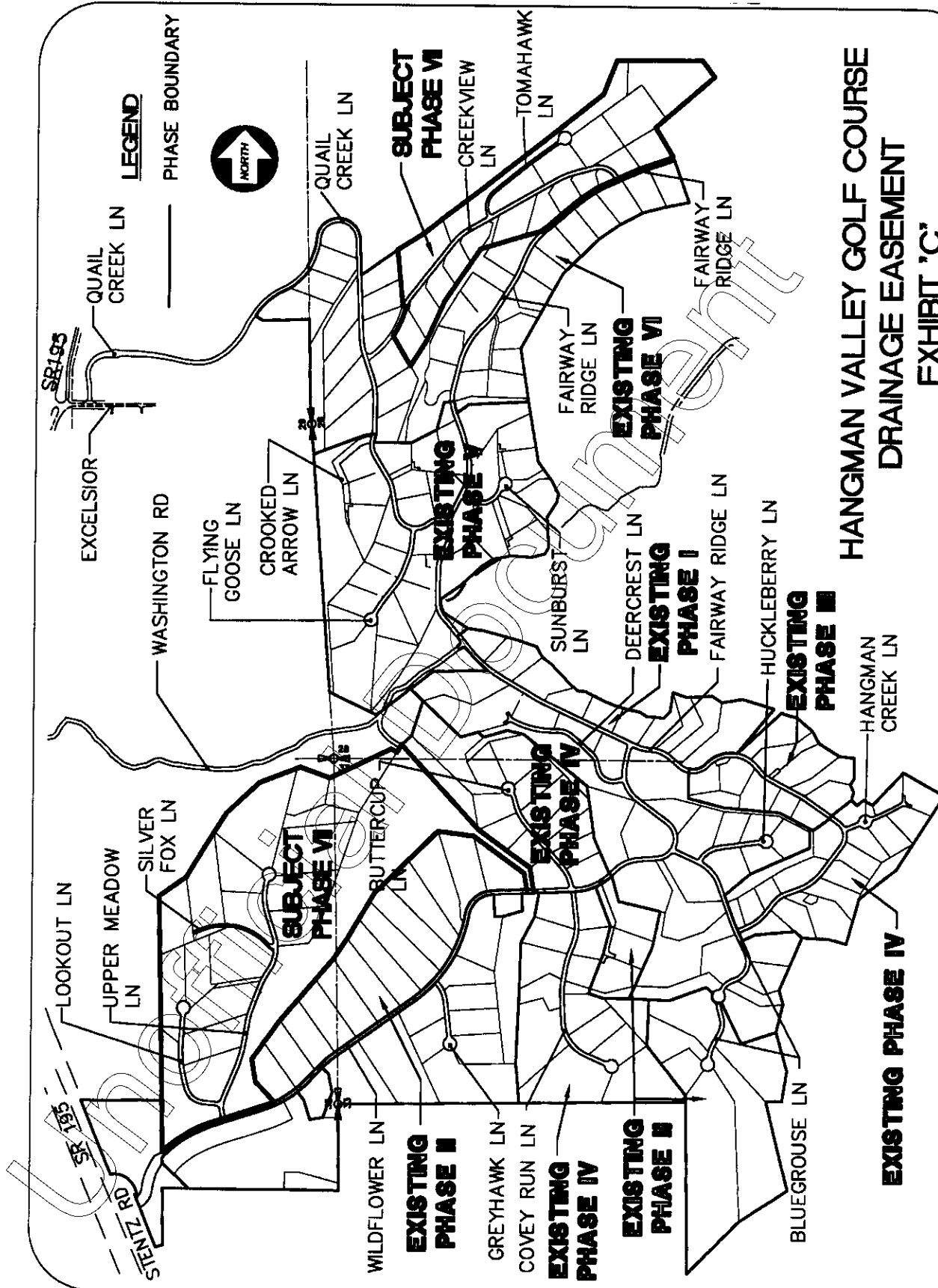
STATE OF WASHINGTON)
County of Spokane) ss

On this 11th day of April, 2006 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared TODD MIELKE, MARK RICHARD, and PHILLIP D. HARRIS to me known to be the members of the Board of County Commissioners of Spokane County, a political subdivision of the State of Washington, that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said County, for the uses and purposes therein mentioned, and on oath stated that they were authorized to execute said instrument, and that the seal affixed is the seal of said County.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year first above written



Daniela P. Erickson
Notary Public in and for the State of Washington, residing at Spokane. My commission expires 4-9-2010



**HANGMAN VALLEY GOLF COURSE
 DRAINAGE EASEMENT
 EXHIBIT 'C'**