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04/28/2000 09:43A
Spokane Co. WA

After Recording Return To:
Spokane County Engineer
Attn: Development Services
1026 West Broadway
Spokane, WA 99260

Document Title: Drainage Maintenance Access Easement
Grantor(s): Boyden, Robinett & Associates, L.P.
Grantee(s): Government, County of Spokane, West Terrace Heights Homeowner's Association
Legal Description: SW ¼, Section 7, T. 24 N., R 42 E., W.M., Spokane County, WA
Additional Legal Description: See Page 1
Assessor's Tax Parcel Number(s): 24703.0105
Reference Number: MHP2-95, P1791

Log In Date: 13 Apr 2000 Requested by: Rich Boyden Prepared by: Ed Parry
Purpose: Maintenance Access RF No(s): 2287 Road Name(s): Richland Addition Rd

SPOKANE COUNTY DIVISION OF ENGINEERING
Spokane County, Washington

DRAINAGE Maintenance Access EASEMENT

IN THE MATTER OF RICHLAND ADDITION ROAD, RE NO. 2287

KNOW ALL MEN BY THESE PRESENTS, that the Grantor, BOYDEN, ROBINETT & ASSOCIATES, L.P., a Washington Limited Partnership, having a business address of 1429 Broadway, Everett, Washington 98201, for and in consideration of Mutual Benefits, the receipt of which is hereby acknowledged, grant(s) to Spokane County, a political subdivision of the State of Washington, and to the West Terrace Height Homeowners' Association, a Washington Corporation (jointly hereinafter referred to as the "GRANTEES"), a Drainage Maintenance Access Easement over, under, upon and across the following described real property situated in the County of Spokane, State of Washington:

AFFECTS ASSESSORS PARCEL NO(S): 24703.0105

Tracts 4, 5, and 6, RICHLAND ADDITION TO MEADOW LAKE, as per plat thereof recorded in Volume "M" of Plats, Page 5; EXCEPT the South 20.00 feet of Tracts 4, 5, and 6 as deeded to Spokane County under Auditor's File Number 368057B, situated in the County of Spokane, Washington.

This Drainage Maintenance Access Easement is granted for the purposes of allowing access for routine and/or emergency maintenance activities related to Tract "A" of the proposed Plat of West Terrace Heights (Spokane County Project No. PW-1791).

The Grantor reserves the right to use and enjoy the subject property of this easement for purposes that will not interfere with the GRANTEE's full enjoyment of the rights hereby granted. Provided, the Grantor shall not erect or construct any building or other structure or otherwise obstruct or impair an access route suitable for the equipment required to conduct maintenance activities in said Tract "A".

The GRANTOR agrees that the GRANTEES bear no responsibility for maintaining this Easement. The GRANTOR accepts complete and total responsibility for the construction and maintenance of an access route suitable for the equipment required for conducting

R. E. Excise Tax Exempt
Date April 27 20 00
Spokane County Treas.
By [Signature]

