

After recording return document to:
City of Olympia
Attention: Legal Department
P.O. Box 1967
Olympia, WA 98507-1967

Document Title: ROADWAY SLOPE EASEMENT
Grantor(s): JoBo Investments L.L.C.
Grantee(s): City of Olympia
Legal Description: Portion of Lot 28, Block 1 of Schneider's Subdivision
Assessor's Tax Parcel Number: 72600102100

ROADWAY SLOPE EASEMENT

The Grantor, **JoBo Investments L.L.C.**, for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS, and other valuable consideration, conveys and warrants unto the CITY OF OLYMPIA and its assigns, an Easement over, under, upon and across the hereinafter described lands for the purpose of constructing and maintaining a slope stabilization system, which may include but is not limited to galvanized metal wire mesh and secured with steel rods/nails driven into the ground, to provide lateral and subjacent support to the CITY's roadway facility:

Said lands being situated in Thurston County, State of Washington, and described as follows:

See Exhibit "A" attached hereto and made a part hereof.

It is understood and agreed that, in the event the Grantor, its successors or assigns, shall excavate and/or place an embankment upon the area covered by this slope easement to the level of the grade of the above mentioned roadway abutting thereon, all rights of the Grantee herein shall cease and terminate.

It is understood and agreed that delivery of this Easement is hereby tendered and that the terms and obligations hereof shall not become binding upon the CITY unless and until accepted and approved hereon in writing by the CITY.

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GRANTOR:

Granted this ____ day of _____, 2014.

Authorized agent
JoBo Investments L.L.C.

Title

LIMITED LIABILITY COMPANY

STATE OF WASHINGTON)

) ss

County of _____)

On this ____ day of _____ 20 ____, before me personally appeared _____ and _____ to me known to be the of _____ L.L.C., a Washington Limited Liability Company that executed the foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said Limited Liability Company, for the uses and purposes therein mentioned, and on oath stated that are authorized to execute said instrument.

(SEAL)

Notary Public in and for the State of
Washington, residing at _____
My commission expires _____

GRANTEE:

Accepted and Approved:
CITY OF OLYMPIA

Approved as to form:

By: _____
Steven R. Hall, City Manager

Darren Viencber DA
City Attorney

Date: _____

SLOPE EASEMENT LEGAL DESCRIPTION

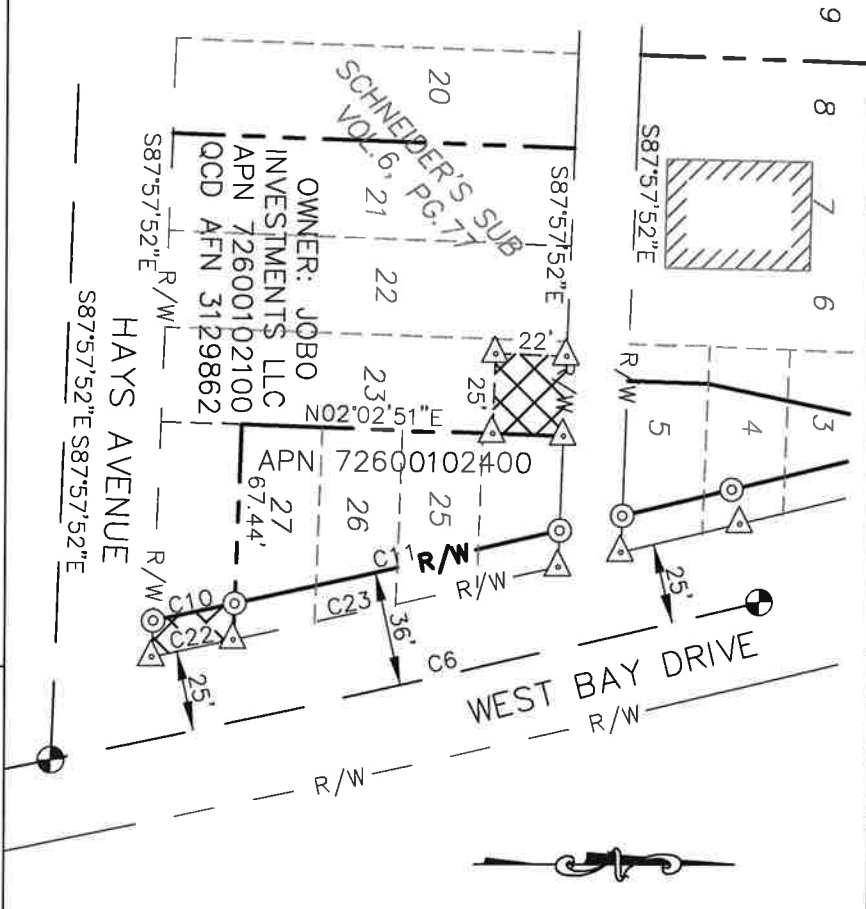
That portion of Parcel 2 as described in Correction Quit Claim Deed recorded January 15, 1998 under Auditor's File No. 3129862, Thurston County records, being the north 22.00 feet of the east 25.00 feet of Lot 23, Block 1, Schneider's Subdivision, as recorded in Volume 6 of Plats, at page 77, Thurston County Records.

Slope Easement area contains 550 square feet.

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BRG	CHORD
C6	6500.00	225.22	1°59'07"	N12°46'50"W	225.21
C10	6464.00	22.98	0°12'13"	N12°14'32"W	22.98
C11	6464.00	103.46	0°55'01"	N12°49'40"W	103.46
C22	6475.00	25.80	0°13'42"	N12°13'48"W	25.80
C23	6475.00	103.45	0°54'55"	N12°48'07"W	103.45

LEGEND

- SET OR FOUND SURFACE MONUMENT
- ⊙ SET 5/8" REBAR & CAP LS46310
- △ CALCULATED POINT NOTHING SET
- CENTERLINE ROAD
- PLAT LOT LINE
- PARCEL BOUNDARY
- R/W— EXISTING RIGHT-OF-WAY
- R/W— PROPOSED RIGHT-OF-WAY
- SLOPE EASEMENT LINE
- X X X X X SLOPE EASEMENT AREA (550 S.F.)



DRAWN		LFC	PROJECT NO.	CITY OF OLYMPIA		DRAWING NAME
QC REVIEW		LFC	10346	EXHIBIT "A"		JOB0-102100
SCALE		N.T.S.	DATE	WEST BAY DRIVE SIDEWALK IMPROVEMENTS PROJECT		SHEET 3 OF 3
			APRIL 2014	SECTION 10, T. 18 N., R. 2 W., W.M.		