

RESTRICTIVE COVENANT

The grantor \_\_\_\_\_ herein is (are) the owner \_\_\_\_\_ of (an interest in) the following described real estates situated in Island County, State of Washington, to wit:

Lot 3 of that certain survey entitled "Record of Survey, Lone Lake Portions of GL& and of NW 1/4 of SE 1/4 Section 6, Township 29 N, Range 3, E. W. M., Island County, Wa." Recorded Sept. 28, 1976 under Island County Auditor's file # 303462 at Book 4, Page 22 of Records of Survey.

The grantee \_\_\_\_\_ herein, Lone Lake Heights Water Association own \_\_\_\_\_ and operate \_\_\_\_\_ a well and waterworks supplying water for public use, located upon the following described real estates situated in Island County, State of Washington, to wit:

Lot 4 and/or 3 as recorded under Island County Auditor's file # 303462, at Book 4, Page 22 of Records of Survey.

which well and waterworks is in close proximity to the land of the grantor \_\_\_\_\_, and said grantee \_\_\_\_\_ is (are) required to keep the water supplied from said well free from impurities which might be injurious to the public health.

It is the purpose of these grants and covenants to prevent certain practices hereinafter enumerated in the use of the said grantor's land which might contaminate said water supply.

NOW, THEREFORE, in consideration of One Dollar (\$1.00) in hand paid and other good and valuable consideration received by said grantor \_\_\_\_\_, the grantor \_\_\_\_\_ agree \_\_\_\_\_ and covenant with the grantee \_\_\_\_\_, its successors and assigns, said covenants to run with the land for the benefit of the land of the grantee \_\_\_\_\_, that said grantor \_\_\_\_\_, its (their) heirs, successors and assigns will not construct, maintain or suffer to be constructed or maintained upon the said land of the grantor \_\_\_\_\_ and within 100 (\_\_\_\_) feet of the well of the grantee \_\_\_\_\_, so long as the same is operated to furnish water for public consumption, any of the following: cesspools, sewers, privies, septic tanks, drainfields, manure piles, garbage of any kind or description, barns, chicken houses, rabbit hutches, pigpens, or other enclosures or structures for the keeping or maintainance of fowls or animals, or storage of liquid or dry chemicals, herbicides, or insecticides.

WITNESS my hand \_\_\_\_\_ this 18<sup>th</sup> day of MAY 1979, Christopher C. Barker (Seal)  
(Seal)

Grantor \_\_\_\_\_

State of Washington )  
County of Island ) ss

I, the undersigned, a Notary Public in and for the above named County and State, do hereby certify that on this 18 day of May 1979, personally appeared before me CHRISTOPHER C. BARKER

to me known to be the individual \_\_\_\_\_ described in and who executed the within instrument, and acknowledge that he (they) signed and sealed the same as his free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal the day and year last above written.

Robert Porter  
Notary Public in and for the State of  
Washington, residing at Langley

RESTRICTIVE COVENANT

The grantor \_\_\_\_\_ herein is (are) the owner \_\_\_\_\_ of (an interest in) the following described real estates situated in Island County, State of Washington, to wit:

LOT 4 of that certain survey entitled "Record of Survey, Lone Lake Portions of GL8 and of NW 1/4 of SE 1/4 Section 6, Township 29 North, Range 3, E.W.M., Island County, Washington." recorded Sept. 28, 1976 under Island County Auditor's file # 303462, at Book 4, Page 22 of Records of Survey.

The grantee \_\_\_\_\_ herein, Lone Lake Heights Water Association own \_\_\_\_\_ and operate \_\_\_\_\_ a well and waterworks supplying water for public use, located upon the following described real estates situated in Island County, State of Washington, to wit:

Lot 4 and 222/ or 3 as recorded under Island County Auditor's file # 303462, at Book 4, Page 22 of Records of Survey.

which well and waterworks is in close proximity to the land of the grantor \_\_\_\_\_, and said grantee \_\_\_\_\_ is (are) required to keep the water supplied from said well free from impurities which might be injurious to the public health.

It is the purpose of these grants and covenants to prevent certain practices hereinafter enumerated in the use of the said grantor's land which might contaminate said water supply.

NOW, THEREFORE, in consideration of One Dollar (\$1.00) in hand paid and other good and valuable consideration received by said grantor \_\_\_\_\_, the grantor \_\_\_\_\_ agree \_\_\_\_\_ and covenant with the grantee \_\_\_\_\_, its successors and assigns, said covenants to run with the land for the benefit of the land of the grantee \_\_\_\_\_, that said grantor \_\_\_\_\_, its (their) heirs, successors and assigns will not construct, maintain or suffer to be constructed or maintained upon the said land of the grantor \_\_\_\_\_ and within 100 (\_\_\_\_) feet of the well of the grantee \_\_\_\_\_, so long as the same is operated to furnish water for public consumption, any of the following: cesspools, sewers, privies, septic tanks, drainfields, manure piles, garbage of any kind or description, barns, chicken houses, rabbit hutches, piggens, or other enclosures or structures for the keeping or maintainance of fowls or animals, or storage of liquid or dry chemicals, herbicides, or insecticides.

WITNESS their hand 5 this 15<sup>th</sup> day of May 1977,  
Carol H. McNeil (Seal)  
SCOTT D. McNEIL (Seal)  
Grantor \_\_\_\_\_

State of Washington )  
County of Island ) ss

I, the undersigned, a Notary Public in and for the above named County and State, do hereby certify that on this 15 day of May 1977, personally appeared before me SCOTT D. McNEIL

CAROL H. McNEIL  
to me known to be the individual \_\_\_\_\_ described in and who executed the within instrument, and acknowledge that he (they) signed and sealed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal the day and year last above written.

Robert J. Porter  
Notary Public in and for the State of  
Washington, residing at Laurel



# DECLARATION OF COVENANT

Know all men by these presents that X (we) the undersigned, ownerS in fee simple of the land described herein, hereby declare this covenant and place same on record.

X (we), the grantorS herein, ~~is~~ (are) the owners in fee simple of (an interest in) the following described real estate situated in Placer County, State of Washington, to wit:

Parcel # 119-367 Sec 6/29/3

on which the grantorS owns and operates a well and waterworks supplying water for public use located on said real estate, to wit:

Lone Lake Heights Water System, with a well located on the Southern border of Referenced Parcel and

grantorS ~~is~~ (are) required to keep the water supplied from said well free from impurities which might be injurious to the public health.

It is the purpose of these grants and covenants to prevent certain practices hereinafter enumerated in the use of said grantor's land which might contaminate said water supply.

NOW, THEREFORE, the grantorS agree and covenant that said grantorS, his (her) (the) heirs, successors and assigns will not construct, maintain, or ~~allow~~ to be constructed or maintained upon the said land of the grantorS within 100 ( ) feet of the well herein described, so long as the ~~same~~ operated to furnish water for public consumption, any of the following structures, residences, cesspools, sewers, privies, septic tanks, drainfields, manure piles, garbage of any kind or description, barns, chicken houses, rabbit hutches, pigpens, or other enclosures or structures for the keeping or maintenance of fowls or animals, or storage of liquid or dry chemicals, herbicides, or insecticides.

These covenants shall run with the land and shall be binding on all parties having or acquiring any right, title, or interest in the land described herein or any part thereof, and shall inure to the benefit of each owner thereof.

WITNESS            hand            this            day of           , 19             
William J. Dickinson (Seal)  
Linnie Dickinson (Seal)  
 GrantorS

STATE OF CALIFORNIA

COUNTY OF PLACER

On this 9th day of July, in the year 1991, before me, Lori J. Lawrence, a Notary Public, State of California, duly commissioned and sworn, personally appeared William J. Dickinson and Linnie Dickinson, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person S whose name are subscribed to this instrument, and acknowledged that they executed it. IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal in the State of California County of Placer on the date set forth above in this certificate.



Lori J. Lawrence  
 Notary Public, State of California  
 My commission expires July 15, 1992

This document is only a general form which may be proper for use in simple transactions and in no way acts, or is intended to act, as a substitute for the advice on an attorney. The printer does not make any warranty, either express or implied as to the legal validity of any provision or the suitability of these forms in any specific transaction.

LEGAL DESCRIPTIONS FOR BOUNDARY LINE ADJUSTMENT:

BEGINNING AT THE NORTHEAST CORNER OF TRACT 2 AS DELINEATED ON THAT SURVEY RECORDED SEPTEMBER 28, 1976, UNDER AUDITOR'S FILE NUMBER 303462, IN VOLUME 4 OF SURVEYS, ON PAGE 22, RECORDS OF ISLAND COUNTY, WASHINGTON STATE; THENCE N 85°18'52" W, ALONG THE NORTH LINE OF SAID TRACT 2 FOR 500.00 FEET; THENCE S 05°02'49" E, PARALLEL WITH THE WEST LINE OF GOVERNMENT LOT 8 IN SECTION 6, TOWNSHIP 29 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN, FOR 420.00 FEET; THENCE S 85°18'52" E, PARALLEL WITH THE NORTH LINE OF SAID TRACT 2, FOR 713.79 FEET TO THE EAST LINE OF SAID GOVERNMENT LOT 8; THENCE N 03°03'19" W ALONG SAID EAST LINE OF GOVERNMENT LOT 8 FOR 171.46 FEET TO THE SOUTHEAST CORNER OF TRACT 1 AS DELINEATED ON SAID SURVEY; THENCE N 85°18'52" W ALONG THE SOUTH LINE OF SAID TRACT 1 FOR 230.00 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 1; THENCE N 02°42'48" W ALONG THE COMMON LINE BETWEEN SAID TRACTS 1 AND 2 FOR 246.10 FEET TO THE POINT OF BEGINNING, BEING A PORTION OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 29 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN.  
SUBJECT TO AND TOGETHER WITH EASEMENTS, RESTRICTIONS, RESERVATIONS, CONDITIONS AND COVENANTS OF RECORD.

SITUATE IN ISLAND COUNTY, WASHINGTON STATE. X

LEGAL DESCRIPTIONS FOR BOUNDARY LINE ADJUSTMENT:

BEGINNING AT THE NORTHEAST CORNER OF TRACT 2 AS DELINEATED ON THAT SURVEY RECORDED SEPTEMBER 28, 1976. UNDER AUDITOR'S FILE NUMBER 303462. IN VOLUME 4 OF SURVEYS. ON PAGE 22, RECORDS OF ISLAND COUNTY, WASHINGTON STATE: THENCE N 85°18'52" W, ALONG THE NORTH LINE OF SAID TRACT 2 FOR 500.00 FEET; THENCE S 06°02'49" E, PARALLEL WITH THE WEST LINE OF GOVERNMENT LOT 8 IN SECTION 6, TOWNSHIP 29 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN, FOR 420.00 FEET; THENCE S 85°18'52" E, PARALLEL WITH THE NORTH LINE OF SAID TRACT 2, FOR 713.79 FEET TO THE EAST LINE OF SAID GOVERNMENT LOT 8; THENCE N 03°03'19" W ALONG SAID EAST LINE OF GOVERNMENT LOT 8 FOR 171.46 FEET TO THE SOUTHEAST CORNER OF TRACT 1 AS DELINEATED ON SAID SURVEY; THENCE N 85°18'52" W, ALONG THE SOUTH LINE OF SAID TRACT 1 FOR 230.00 FEET TO THE SOUTHWEST CORNER OF SAID TRACT 1; THENCE N 02°42'48" W, ALONG THE COMMON LINE BETWEEN SAID TRACTS 1 AND 2 FOR 246.10 FEET TO THE POINT OF BEGINNING, BEING A PORTION OF THE SOUTHEAST QUARTER OF SECTION 6, TOWNSHIP 29 NORTH, RANGE 3 EAST OF THE WILLAMETTE MERIDIAN. SUBJECT TO AND TOGETHER WITH EASEMENTS, RESTRICTIONS, RESERVATIONS, CONDITIONS AND COVENANTS OF RECORD.

SITUATE IN ISLAND COUNTY, WASHINGTON STATE. X

"APPENDIX A"

EASEMENT AND RESTRICTIVE COVENANT

410150

LOCATION OF WELL AND TANK

THIS INDENTURE made this 16<sup>th</sup> day of FEB. 1983, by and between Chris B a single person, and Scott and Carol McNeil, grantors, hereinafter referred to as Grantor and LONE LAKE HEIGHTS ASSOCIATION, a not-for-profit corporation organized under the laws of the State of Washington, grantee, hereinafter referred to as Association,

WITNESSETH that for and in good and valuable consideration, Grantor does hereby grant unto Association an easement and right to construct, operate, maintain and own a well upon Lot number 3 and 4 as described on that certain Survey entitled "Record of Survey Lone Lake Portions of GL8 and of NW 1/4 of SE 1/4, Sec. 6, T29N, R.3E., W.M. Island County, Washington", recorded September 26, 1976 under Island County Auditor's file #303452, at Book 4, page 22 of Records of Survey.

Further, Grantor does hereby grant unto Association and its members an easement for ingress and egress to the well as subsequently built, and for water pipe installation, maintenance and repair, under, upon and across the following described property:

A ten (10) foot wide strip of land five (5) feet to each side of a line beginning at a point that is fifteen (15) feet So of the NE comes thereof; thence So. 54° W fourhundred twenty six (426) feet; thence 577° W One-hundred-forty six (146) feet; thence N. 13° W thirty seven (37) feet.

Finally, Grantor does agree and covenant with Association, its successor and assigns, said covenant to run with the land for the benefit of the real property of all Association members, that Grantor, their heirs, successors and assigns, will not construct, maintain or suffer to be constructed or maintained within one-hundred (100) feet of the well as constructed upon Lots 1 and/or 9 as described on the aforesaid Survey, any of the following: cesspools, sewers, privies, septic tanks, drainfields, manure piles, garbage of any kind or description, barns, chicken houses, rabbit hutches, pigpens, or other enclosures or structures for the keeping or maintenance of fowls or animals, or storage of liquid or dry chemicals, herbicides or insecticides.

This indenture shall terminate and all rights, duties, responsibilities as well as benefits, covenants and conditions, shall become null and void and of no further force and effect in the event a) that the well as constructed runs dry, or b) that a municipal or LID public water system is otherwise constructed to serve Association members with water.

WITNESS our hands and seals this 16<sup>th</sup> day of FEBRUARY 1983.

Scott McNeil FILED FOR RECORD AT 5:59 AM  
MAY 31 1983 at request of  
Chris Barker  
STATE OF WASHINGTON )  
COUNTY OF ISLAND ) ss HARRY H. FERRIER, AUDITOR  
ISLAND COUNTY, WASH.

Chris C. Barker

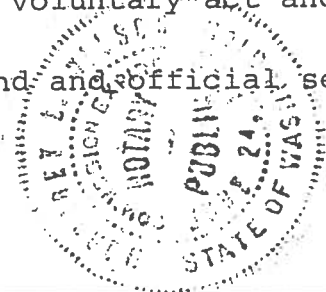
Carol McNeil

On this day personally appeared before me Chris Barker and Scott and Carol McNeil, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 16 day of February 1983.  
EXCISE TAX EXEMPT

MAY 31 1983

PATRICIA C. PFEIFER  
ISLAND COUNTY TREASURER



Margaret L. Wilson  
Notary Public in and for the State  
Washington, residing at Freeland



THIS INDENTURE made this 16<sup>th</sup> day of Feb. 1983, by and between Chris Barker a single person, and Scott and Carol McNeil, grantors, hereinafter referred to as Grantor and LONE LAKE HEIGHTS ASSOCIATION, a not-for-profit corporation organized under the laws of the State of Washington, grantee, hereinafter referred to as Association,

WITNESSETH that for and in good and valuable consideration, Grantor does hereby grant unto Association an easement and right to construct, operate, maintain and own a well upon Lot number 3 and 4 as described on that certain Survey entitled "Record of Survey Lone Lake Portions of GL8 and of NW 1/4 of SE 1/4, Sec. 6, T29N, R.3E., W.M. Island County, Washington", recorded September 26, 1976 under Island County Auditor's file #303452, at Book 4, page 22 of Records of Survey.

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Finally, Grantor does agree and covenant with Association, its successors and assigns, said covenant to run with the land for the benefit of the real property of all Association members, that Grantor, their heirs, successors and assigns, will not construct, maintain or suffer to be constructed or maintained within one-hundred (100) feet of the well as constructed upon Lots 1 and/or 9 as described on the aforesaid Survey, any of the following: cesspool sewers, privies, septic tanks, drainfields, manure piles, garbage of any kind or description, barns, chicken houses, rabbit hutches, pigpens, or other enclosures or structures for the keeping or maintenance of fowls or animals, or storage of liquid or dry chemicals, herbicides or insecticides.

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WITNESS our hands and seals this 16<sup>th</sup> day of FEBRUARY 1983.

Scott McNeil FILED FOR RECORD AT 1:59 AM  
May 31 1983 at request of  
Chris Barker  
 STATE OF WASHINGTON )  
 COUNTY OF ISLAND ) ss HARRY H. FERRIER, AUDITOR  
 ISLAND COUNTY, WASH.

Chris C. Barker

Carol McNeil

On this day personally appeared before me Chris Barker and Scott and Carol McNeil, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

EXCISE TAX EXEMPT

MAY 31 1983

PATRICIA C. PFEIFER  
 ISLAND COUNTY TREASURER



Given under my hand and official seal this 16 day of February 1983.  
Margaret L. Wilson  
 Notary Public in and for the State of  
 Washington, residing at Freeland.

THIS INDENTURE made this 16<sup>th</sup> day of FEB. 1983, by and between Chris B a single person, and Scott and Carol McNeil, grantors, hereinafter referred to as Grantor and LONE LAKE HEIGHTS ASSOCIATION, a not-for-profit corporation organized under the laws of the State of Washington, grantee, hereinafter referred to as Association,

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WITNESS our hands and seals this 16<sup>th</sup> day of FEBRUARY 1983.

Scott McNeil FILED FOR RECORD AT 7:59 AM  
May 31 1983 at request of  
Chris Barker  
 STATE OF WASHINGTON ) ss HARRY H. FERRIER, AUDITOR  
 COUNTY OF ISLAND ) ISLAND COUNTY, WASH.

Chris C. Barker

Carol McNeil

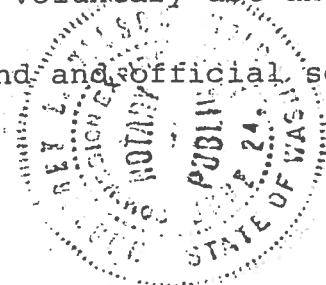
On this day personally appeared before me Chris Barker and Scott and Carol McNeil, to me known to be the individuals described in and who execute the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 16 day of February, 1983.

EXCISE TAX EXEMPT

MAY 31 1983

PATRICIA C. PFEIFER  
 ISLAND COUNTY TREASURER



Margaret L. Wilson  
 Notary Public in and for the State  
 Washington, residing at Free Land