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RPR-ESMT Cnt=2 Stn=1 CASHIER 05  
\$5.00 \$5.00 \$10.00 \$11.00

**10-FOOT PRIVATE UTILITY EASEMENT AND JOINT USE MAINTENANCE AGREEMENT**

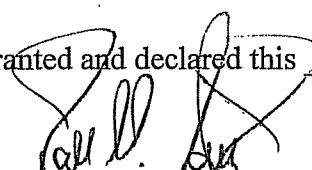
KNOW ALL MEN BY THESE PRESENTS, that Alberts Development, L.L.C. is the owner of MOUNTAINGATE 1<sup>ST</sup> ADDITION, in the City of Springfield, as platted and recorded 03 Apr 2006 in Lane County Oregon Plat Records, Reception No. 2006-22556.

NOW THEREFORE, said Owners, Heirs or Assigns of said property have agreed to share a 10.00-foot private utility easement across Lots 73, 74 and 75 for the benefit of Lots 72, 73, 74 and 75, as created and shown on said subdivision, and enter into a Maintenance Agreement.

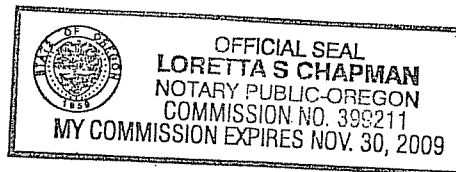
NOW THEREFORE, it is hereby agreed and declared that:

1. Said Owners, Heirs and Assigns of the above named Lots in said subdivision shall share equally in the costs of maintenance and operation of said easement.
2. Said Owners, Heirs and Assigns of said subdivision shall cause said Easement to remain free of structures and parked vehicles and shall be available for access to the public road at all times.
3. Maintenance shall be undertaken at such time as the majority of the owners, being served by the said Easement deem it desirable.

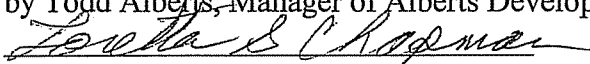
Granted and declared this 20 day of MARCH, 2006.

  
\_\_\_\_\_  
Todd Alberts, Manager  
Alberts Development, L.L.C.

State of Oregon )  
County of Lane )



This instrument was acknowledged before me on 20<sup>th</sup> day of March, 2006 by Todd Alberts, Manager of Alberts Development, L.L.C., on behalf of said corporation.

  
\_\_\_\_\_  
Notary Public for Oregon  
My Commission Expires: 11/30/09



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RPR-ESMT Cnt=2 Stn=1 CASHIER 05  
\$5.00 \$5.00 \$10.00 \$11.00

**10-FOOT PRIVATE UTILITY EASEMENT AND JOINT USE MAINTENANCE AGREEMENT**


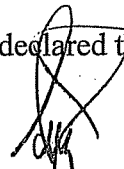
KNOW ALL MEN BY THESE PRESENTS, that Alberts Development, L.L.C. is the owner of MOUNTAINGATE 1<sup>ST</sup> ADDITION, in the City of Springfield, as platted and recorded 03 Apr 2006 in Lane County Oregon Plat Records, Reception No. 2006-22556.

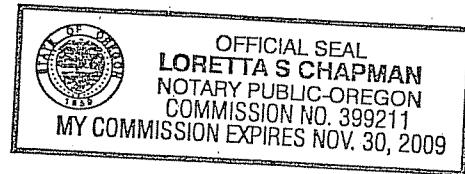
NOW THEREFORE, said Owners, Heirs or Assigns of said property have agreed to share a 10.00-foot private utility easement across Lot 80 for the benefit of Lots 80 and 81, as created and shown on said subdivision, and enter into a Maintenance Agreement.

NOW THEREFORE, it is hereby agreed and declared that:

1. Said Owners, Heirs and Assigns of the above named Lots in said subdivision shall share equally in the costs of maintenance and operation of said easement.
2. Said Owners, Heirs and Assigns of said subdivision shall cause said Easement to remain free of structures and parked vehicles and shall be available for access to the public road at all times.
3. Maintenance shall be undertaken at such time as the majority of the owners, being served by the said Easement deem it desirable.

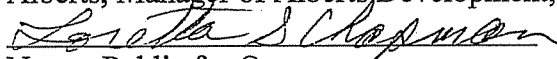
Granted and declared this 20 day of MARCH, 2006.

  
  
 \_\_\_\_\_  
 Todd Alberts, Manager  
 Alberts Development, L.L.C.



State of Oregon )  
County of Lane )

This instrument was acknowledged before me on 20<sup>th</sup> day of March, 2006 by Todd Alberts, Manager of Alberts Development, L.L.C., on behalf of said corporation.

  
 Notary Public for Oregon  
 My Commission Expires: 11/30/09



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04/03/2006 01:04:22 PM

RPR-ESMT Cnt=2 Stn=1 CASHIER 05

\$5.00 \$5.00 \$10.00 \$11.00

**20-FOOT PRIVATE UTILITY EASEMENT AND JOINT USE MAINTENANCE AGREEMENT**

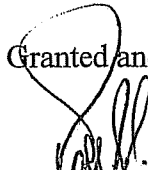
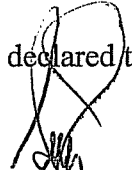
KNOW ALL MEN BY THESE PRESENTS, that Alberts Development, L.L.C. is the owner of MOUNTAINGATE 1<sup>ST</sup> ADDITION, in the City of Springfield, as platted and recorded 03 Apr 2006 in Lane County Oregon Plat Records, Reception No. 2006-22556.

NOW THEREFORE, said Owners, Heirs or Assigns of said property have agreed to share a 20.00-foot private utility easement across Lots 82 and 91 and a 10.00-foot private utility easement across Lot 93 all for the benefit of Lots 92, 93 and 94, as created and shown on said subdivision, and enter into a Maintenance Agreement.

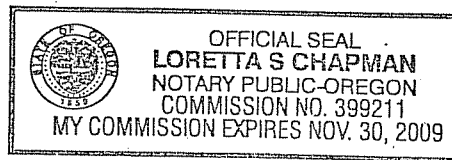
NOW THEREFORE, it is hereby agreed and declared that:

1. Said Owners, Heirs and Assigns of the above named Lots in said subdivision shall share equally in the costs of maintenance and operation of said easement.
2. Said Owners, Heirs and Assigns of said subdivision shall cause said Easement to remain free of structures and parked vehicles and shall be available for access to the public road at all times.
3. Maintenance shall be undertaken at such time as the majority of the owners, being served by the said Easement deem it desirable.


Granted and declared this 20 day of MARCH, 2006.

  
  
 \_\_\_\_\_  
 Todd Alberts, Manager  
 Alberts Development, L.L.C.

State of Oregon )  
County of Lane )



This instrument was acknowledged before me on 20<sup>th</sup> day of March, 2006 by Todd Alberts, Manager of Alberts Development, L.L.C., on behalf of said corporation.

  
 \_\_\_\_\_  
 Notary Public for Oregon  
 My Commission Expires: 11/30/09

Upon recording please return to: Olson & Morris, 380 Q Street, Suite 200, Springfield, OR 97477



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RPR-ESMT Cnt=2 Stn=1 CASHIER 05

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**10-FOOT PRIVATE UTILITY EASEMENT AND JOINT USE MAINTENANCE AGREEMENT**

KNOW ALL MEN BY THESE PRESENTS, that Alberts Development, L.L.C. is the owner of MOUNTAINGATE 1<sup>ST</sup> ADDITION, in the City of Springfield, as platted and recorded

03 Apr 2006 in Lane County Oregon Plat Records, Reception No. 2006-22536.

NOW THEREFORE, said Owners, Heirs or Assigns of said property have agreed to share a 10.00-foot private utility easement across Lots 84, 85, 86 and 87 for the benefit of same said lots, as created and shown on said subdivision, and enter into a Maintenance Agreement.

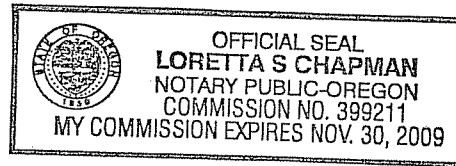
NOW THEREFORE, it is hereby agreed and declared that:

1. Said Owners, Heirs and Assigns of the above named Lots in said subdivision shall share equally in the costs of maintenance and operation of said easement.
2. Said Owners, Heirs and Assigns of said subdivision shall cause said Easement to remain free of structures and parked vehicles and shall be available for access to the public road at all times.
3. Maintenance shall be undertaken at such time as the majority of the owners, being served by the said Easement deem it desirable.

Granted and declared this 20 day of MARCH, 2006.

Todd Alberts  
Todd Alberts, Manager  
Alberts Development, L.L.C.

State of Oregon )  
County of Lane )



This instrument was acknowledged before me on 20<sup>th</sup> day of March, 2006 by Todd Alberts, Manager of Alberts Development, L.L.C., on behalf of said corporation.

Loretta S Chapman  
Notary Public for Oregon  
My Commission Expires: 11/30/09

Upon recording please return to: Olson & Morris, 380 Q Street, Suite 200, Springfield, OR 97477



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RPR-ESMT Cnt=2 Stn=1 CASHIER 05  
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**10-FOOT PRIVATE UTILITY EASEMENT AND JOINT USE MAINTENANCE AGREEMENT**

KNOW ALL MEN BY THESE PRESENTS, that Alberts Development, L.L.C. is the owner of MOUNTAINGATE 1<sup>ST</sup> ADDITION, in the City of Springfield, as platted and recorded

03 Apr 2006 in Lane County Oregon Plat Records, Reception No. 2006-22566.

NOW THEREFORE, said Owners, Heirs or Assigns of said property have agreed to share a 10.00-foot private utility easement across Lots 98, 99 and 100 for the benefit of same said lots, as created and shown on said subdivision, and enter into a Maintenance Agreement.

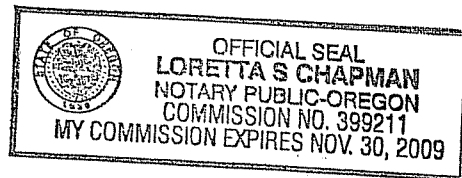
NOW THEREFORE, it is hereby agreed and declared that:

1. Said Owners, Heirs and Assigns of the above named Lots in said subdivision shall share equally in the costs of maintenance and operation of said easement.
2. Said Owners, Heirs and Assigns of said subdivision shall cause said Easement to remain free of structures and parked vehicles and shall be available for access to the public road at all times.
3. Maintenance shall be undertaken at such time as the majority of the owners, being served by the said Easement deem it desirable.

Granted and declared this 20 day of MARCH, 2006.

Todd Alberts  
Todd Alberts, Manager  
Alberts Development, L.L.C.

State of Oregon )  
County of Lane )



This instrument was acknowledged before me on 20<sup>th</sup> day of March, 2006 by Todd Alberts, Manager of Alberts Development, L.L.C., on behalf of said corporation.

Loretta S Chapman  
Notary Public for Oregon

My Commission Expires: 11/30/09

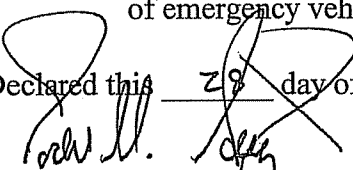
**DECLARATION OF A VARIABLE WIDTH PRIVATE JOINT USE ACCESS AND UTILITY EASEMENT & MAINTENANCE AGREEMENT**

KNOW ALL MEN BY THESE PRESENTS, that Alberts Development, L.L.C., is the owner of Lots 95-100, MOUNTAINGATE 1<sup>ST</sup> ADDITION, as platted and recorded 03 Apr 2006, Reception No. 2006-22556, Lane County Plat Records, Lane County, Oregon.

FURTHER, the Owners, Heirs or Assigns of said Subdivision will share a variable width Private Joint Use Access and Utility Easement and enter into a Maintenance Agreement across Lots 95 and 98 as shown on said Subdivision Plat for the benefit of Lots 95 - 100.

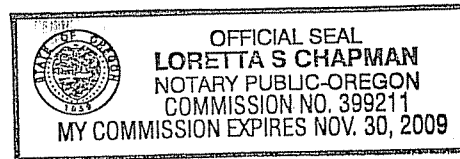
NOW THEREFORE, it is hereby agreed and declared that:

1. The Owners, Heirs and Assigns of the above named lots of said Subdivision shall share equally in the costs of maintenance and operation of said Easement.
2. The Owners, Heirs and Assigns of said Lots may construct and maintain private utilities over and across said Easement.
3. The Owners, Heirs and Assigns of said Lots shall cause said Easement to remain free of structures and parked vehicles and shall be available for access to the public road at all times.
4. Maintenance shall be undertaken at such time as the majority of the owners, being served by said Easement deem it desirable.
5. Emergency vehicles shall have the right to enter upon said Easement for the purpose of emergency vehicle access.

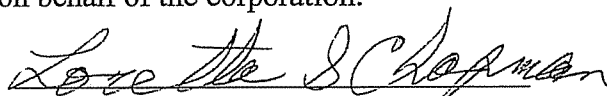
Declared this 28 day of MARCH, 2006.  


\_\_\_\_\_  
 Todd Alberts, Manager  
 Alberts Development, L.L.C.

State of Oregon )  
 County of Lane )



This instrument was acknowledged before me on 28<sup>th</sup> day of March, 2006 by Todd Alberts, Manager of Alberts Development, L.L.C., on behalf of the corporation.

  
 Notary Public for Oregon  
 My Commission Expires: 11/30/09

Upon recording please return to: Olson & Morris, 380 Q Street, Suite 200, Springfield OR. 97477

Division of Chief Deputy Clerk  
Lane County Deeds and Records

2006-022564



\$36.00

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RPR-ESMT Cnt=2 Stn=1 CASHIER 05

\$5.00 \$10.00 \$10.00 \$11.00



**10-FOOT PRIVATE UTILITY EASEMENT AND JOINT USE MAINTENANCE AGREEMENT**

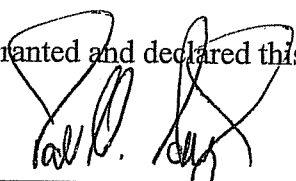
KNOW ALL MEN BY THESE PRESENTS, that Alberts Development, L.L.C. is the owner of MOUNTAINGATE 1<sup>ST</sup> ADDITION, in the City of Springfield, as platted and recorded 03 Apr 2006 in Lane County Oregon Plat Records, Reception No. 2006-22565.

NOW THEREFORE, said Owners, Heirs or Assigns of said property have agreed to share a 10.00-foot private utility easement across Lots 95, 96, 97 and 98, for the benefit of Lots 96 and 97, as created and shown on said subdivision, and enter into a Maintenance Agreement.

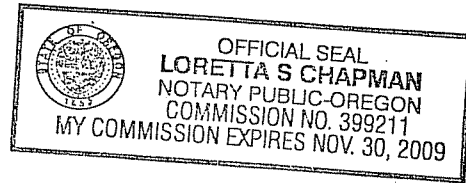
NOW THEREFORE, it is hereby agreed and declared that:

1. Said Owners, Heirs and Assigns of the above named Lots in said subdivision shall share equally in the costs of maintenance and operation of said easement.
2. Said Owners, Heirs and Assigns of said subdivision shall cause said Easement to remain free of structures and parked vehicles and shall be available for access to the public road at all times.
3. Maintenance shall be undertaken at such time as the majority of the owners, being served by the said Easement deem it desirable.

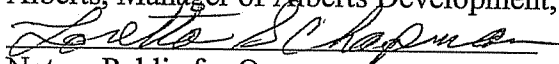
Granted and declared this 20 day of MARCH, 2006.

  
\_\_\_\_\_  
Todd Alberts, Manager  
Alberts Development, L.L.C.

State of Oregon )  
County of Lane )



This instrument was acknowledged before me on 20<sup>th</sup> day of March, 2006 by Todd Alberts, Manager of Alberts Development, L.L.C., on behalf of said corporation.

  
\_\_\_\_\_  
Notary Public for Oregon  
My Commission Expires: 11/30/09

Upon recording please return to: Olson & Morris, 380 Q Street, Suite 200, Springfield, OR 97477