

After recording return to:  
Patricia Coe  
P.O. Box 564  
Plains, MT 59859

58476

## EASEMENT

FOR VALUE RECEIVED:

**GARY W. BROWN and BEVERLY BROWN**  
P.O. Box 194, Thompson Falls, MT 59873

the Grantors, as owner of a tract of land described as:

A parcel of land in the North half of the Southwest quarter (N $\frac{1}{2}$ SW $\frac{1}{4}$ ) of Section 34, Township 20 North, Range 24 West, PMM, Sanders County, Montana, more particularly described as Remainder on Certificate of Survey No. 2635 (Camas Meadows), Sanders County records;

for good and valuable considerations, does hereby grant, bargain, sell and convey to

**PATRICIA COE**  
P.O. Box 564, Plains, MT 59859

the Grantee, as owner of property adjoining a portion of the above-described property, and identified as follows:

160 acres in the East half (E $\frac{1}{2}$ ) of Section 34, Township 20 North, Range 24 West, PMM, Sanders County, Montana, which is being developed as Camas Meadows II Subdivision;

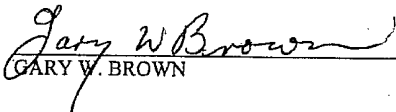
the following described easement located in Sanders County, Montana:

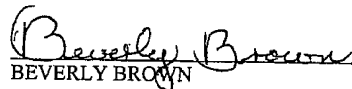
An open, perpetual, non-exclusive easement, 41' in width, for private access and public utilities, being the westerly 41' of the easterly 60' of Remainder on COS 2635. This easement is appurtenant to and for the benefit of Camas Meadows II, a subdivision in the North half of the Southeast quarter (N $\frac{1}{2}$ SE $\frac{1}{4}$ ) and the South half of the Northeast quarter (S $\frac{1}{2}$ NE $\frac{1}{4}$ ) of Section 34, Township 20 North, Range 24 West, MPM, Sanders County, Montana, and any future divisions thereof.

This easement of 41' shall be combined with the westerly 19' of Lot 1 of said Camas Meadows II, to form a 60' easement. This private road and public utility easement shall be dedicated on the final subdivision plat for the benefit of said subdivision and the 60-acre Brown parcel (including any future division thereof.)

This easement shall inure to the benefit of and be binding upon the heirs, devisees, personal representatives, successors and assigns of the parties hereto.

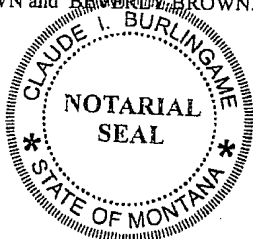
Dated this 29<sup>th</sup> day of March 2007.

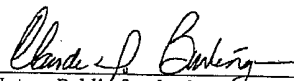
  
GARY W. BROWN

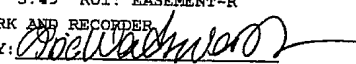
  
BEVERLY BROWN

STATE OF MONTANA     )  
                                      :SS.  
County of Sanders     )

This instrument was acknowledged before me on this 29<sup>th</sup> day of MARCH 2007 by GARY W. BROWN and BEVERLY BROWN.



  
Notary Public for the State of Montana  
Printed name: CLAUDE I. BURLINGAME  
Residing at: THOMPSON FALLS, MT.  
My Commission Expires: JULY 18, 2007

270792 BOOK: 1     RECORDINGS PAGE: 58476     Pages: 1  
STATE OF MONTANA SANDERS COUNTY  
RECORDED: 06/13/2007 3:49 KOI: EASEMENT-R  
JENNINE ROBBINS     CLERK AND RECORDER  
FEE: \$7.00     BY:   
TO: PATRICIA COE     PO BOX 564, PLAINS, MT 59859