



REVIEWED

JUN 08 2026

After recording return to:
Haybrook Land Holding, LLC
PO Box 1359
Ellensburg WA 98926

KITTITAS COUNTY TREASURER

INITIALS: 

Real Estate Excise Tax: Does not apply - no consideration as defined WAC 458-61A-102(2)

DECLARATION OF GROUNDWATER MITIGATION COVENANT

This Declaration is made and executed by the owner in fee simple of the following described real property located in Kittitas County, Washington, Haybrook Land Holding, LLC, a Washington limited liability company (hereinafter "Declarant"), this 22nd day of May, 2026, to wit:

Lots 1, 2, 3 and 4, Haybrook No. 2 (Kittitas County Short Plat No. SP-94-26), as per Short Plat thereof recorded in Book D of Short Plats at pages 235 and 236, records of Kittitas County, Washington.

AND

Parcel D1 of that certain survey recorded December 20, 2013, in Book 39 of Surveys at pages 9-11, under Auditor's File No. 201312200041, records of Kittitas County, Washington; being a portion of the Southwest Quarter of Section 30, Township 18 North, Range 19 East, W.M., in the County of Kittitas, State of Washington.

Assessor's Tax Parcel No.: 10595, 10596, 10597, 10598, 639136

(hereinafter the "Property"), on which Grantor is, or may in future be, permitted to own and operate a private domestic groundwater well(s) and an onsite septic system(s). The Declarant agrees and covenants:

1. All groundwater withdrawals shall be water budget neutral.
2. All installed septic systems shall be properly maintained and no trees or shrubs shall be planted or maintained over any septic system drainfield.
3. This covenant shall be binding upon Declarant and Declarant's heirs, successors and assigns and shall run with the land and shall be binding on all parties having or acquiring any right, title, or interest in the Property or any part thereof, and shall insure to the benefit of each owner thereof.

DATED as of the date and year first above written.

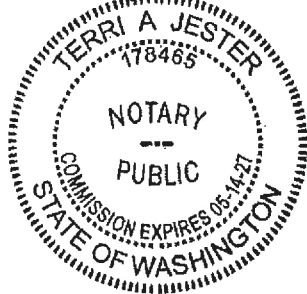
Haybrook Land Holding, LLC,
a Washington limited liability company

Matthew M. Willard
By its Manager, Matthew M. Willard

STATE OF WASHINGTON)
) ss.
County of Kittitas)

On this day, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Matthew M. Willard, to me known to be the Manager of Haybrook Land Holding, LLC, a Washington limited liability company, the company that executed the foregoing instrument, and acknowledged that the said instrument to be the free and voluntary act and deed of said company, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument.

GIVEN under my hand and official seal this 21st day of May, 2026.



Terri A. Jester
Printed Name: Terri A Jester
Notary Public in and for the State of Washington
My commission expires: 5-14-27



RE EXCISE TAX PAID

Amount 1,433.00Date 6.8.26Affidavit No. 2076-918

KITTITAS COUNTY TREASURER

By [Signature]

After recording return to:
Haybrook Land Holding, LLC
PO Box 1359
Ellensburg WA 98926

Document Title: Mitigation Water Allocation
Grantor: SC Aggregate Company, Inc., a Washington corporation
Grantee: The State of Washington, by and through its Department of Ecology Yakima River Basin Trust Water Rights Program as authorized under Chapter 90.38 RCW
Legal Description: Haybrook Land Holding, LLC, a Washington limited liability company Mitigation Water Rights for the benefit of:
Lots 1, 2, 3 and 4, Haybrook No. 2 (Kittitas County Short Plat No. SP-94-26)
Parcel D1 Survey 201312200041; ptn Southwest Quarter of Section 30,
Township 18 North, Range 19 East, W.M.,
Assessor's Tax Parcel No.: 10595, 10596, 10597, 10598, 639136 (appurtenant property)
Referenced Document: 201107120031

MITIGATION WATER ALLOCATION

The Grantor, **SC Aggregate Company, Inc. a Washington corporation** (hereinafter "SC"), for and in consideration of Ten Dollars (\$10.00) and other valuable consideration in hand paid by Haybrook Land Holding, LLC, a Washington Limited Liability Company, and on the conditions hereinafter set forth, does hereby irrevocably allocate, relinquish, release, and convey to **The State Of Washington, by and through its Department of Ecology Yakima River Basin Trust Water Rights Program as authorized under Chapter 90.38 RCW** (hereinafter the "Trust") only such portion of the retained beneficial interest of SC under that certain Trust Water Agreement dated February 12, 2010 between SC and the Washington State Department of Ecology ("Ecology") and deed dated March 26, 2010 executed pursuant thereto and recorded under Kittitas County Auditor's File No. 201107120031 as pertains to **1.428 acre feet of secondary reach use per year (0.084 AF/yr allocated to each of the following described ERUs and Lots)** of the water rights set forth in Certificate of Trust Water Right No. S4-01724CTCLsb7 issued by Ecology dated April 13, 2010.

Such allocation shall specifically off-set and fully mitigate the groundwater withdrawal and use approved by Ecology under *State of Washington Final Report of Examination For Water Right Application*

