

124361

CITY OF STEVENSON
P.O. Box 371
Stevenson, WA 98648
509-427-5970

BOOK 155 PAGE 49

January 29, 1996

RE: PROPOSED BOUNDARY LINE ADJUSTMENT WITHIN TAX LOT 3-7-36-CD-4000, STEVENSON, WASHINGTON.

TO WHOM IT MAY CONCERN:

David M. and Kathy L. McKenzie, the owners of Taax Lot 3-7-36-CD-4000, propose a boundary line adjustment of the underlying platted lots; Lots 5, 6 and 7, Block 1, of the Cascade Addition to Stevenson, Book A of Plats, Page 62, records of Skamania County.

The proposal would alter the underlying lot lines between Lots 5 and 6 and between lots 6 and 7 and establish a new lot line running northerly and southerly as shown on the attached map, Exhibit "B".

FINDINGS:

- 1) The proposed boundary line adjustment is exempt from platting regulations under RCW 58.17.040(6);
- 2) The proposed boundary line adjustment does not create any additional lot, tract, site or division;
- 3) The resultant parcels will continue to meet City zoning regulations for minimum lot size and dimensions;
- 4) It is understood that the adjustment is to the boundary lines in the underlying plat of the Cascade Addition and that the intent of the owners is to establish a better configuration of the parcels within Tax Lot 3-7-36-CD-4000 for possible future conveyance;
- 5) According to current Skamania County records, David M. and Kathy L. McKenzie are the owners of the property involved.

Respectfully,

John Granholm

John Granholm, Planning Advisor
CITY OF STEVENSON

- Attached:
- 1) Exhibit "A", Vicinity Map
 - 2) Exhibit "B", Map of Boundary Line Adjustment
 - 3) Legal Descriptions of Parcels

FILED FOR RECORD
SKAMANIA CO. WASH
BY Dave McKenzie

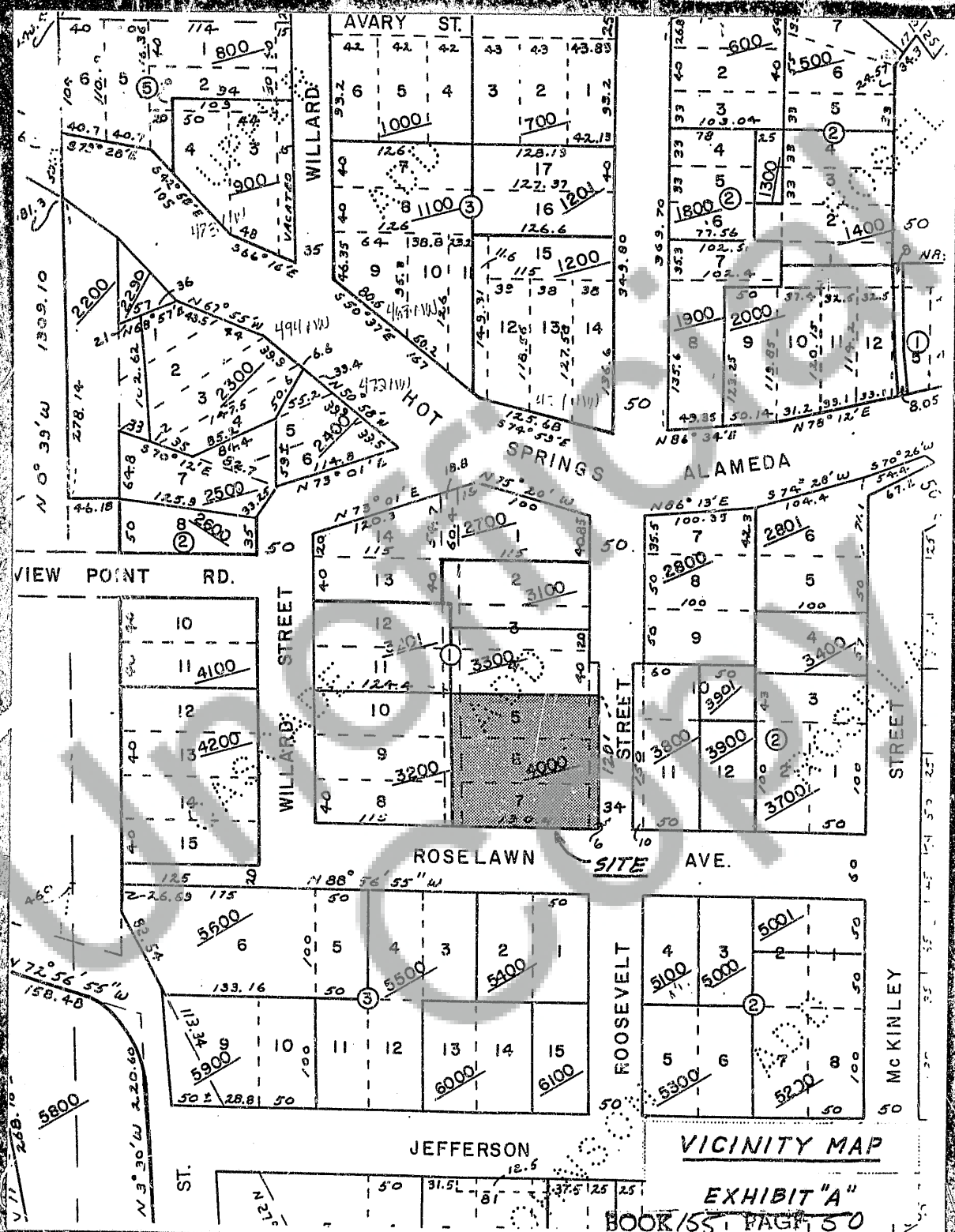
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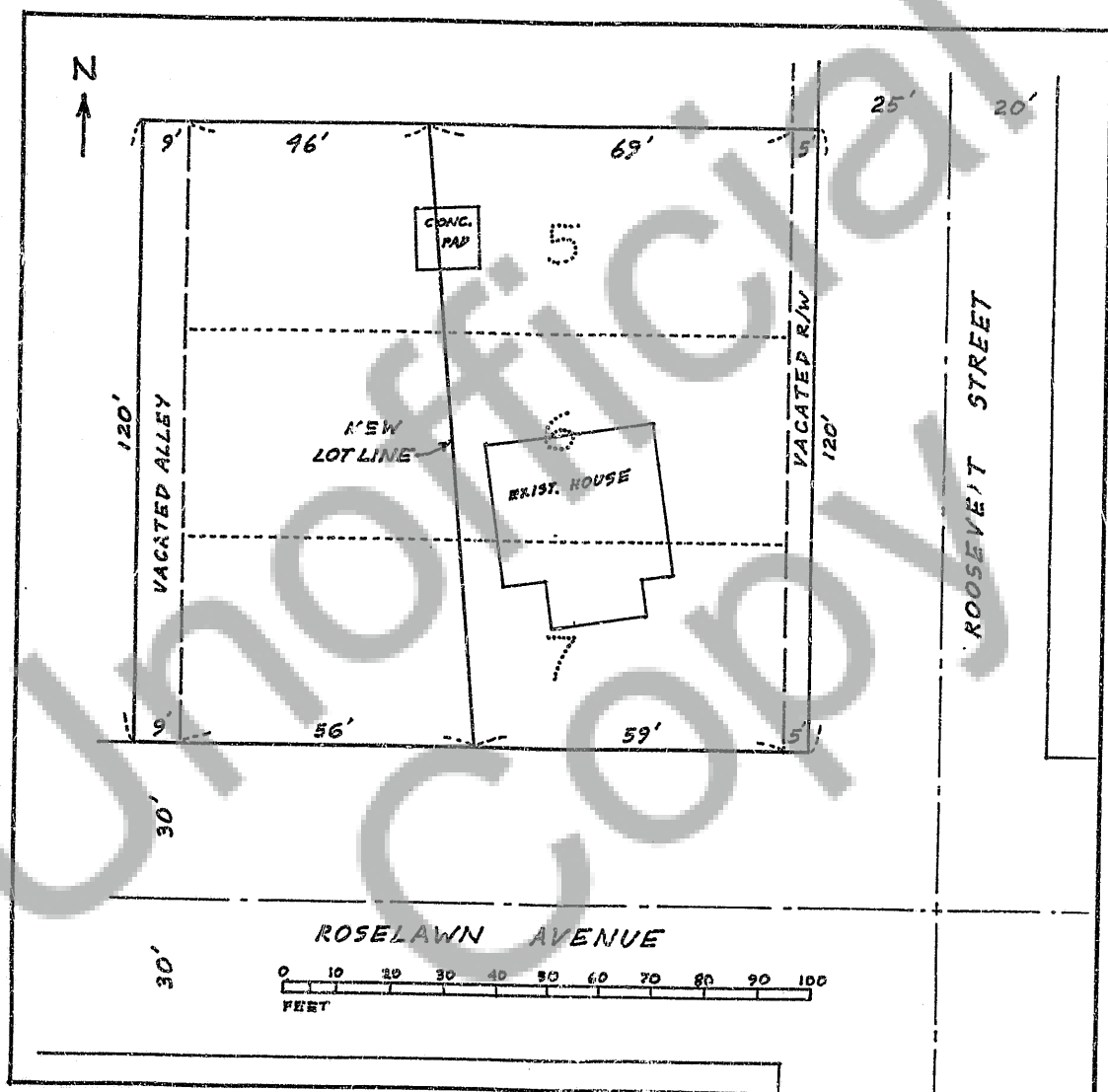
Gary M. Olson
AUDITOR
GARY M. OLSON

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3-7-36-3-1-4000
1-29-96
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BOUNDARY LINE ADJUSTMENT

EXHIBIT "B"

Legal Description of East Lot

Lots 5, 6 and 7 Block 1, CASCADE ADDITION TO THE TOWN OF STEVENSON, according to the plat thereof, recorded in Book A of Plats, Page 62, in the County of Skamania, State of Washington.

EXCEPTING therefrom the following:

All that portion lying Westerly of the following described line.

Beginning at the Southwest corner of said lot 7; thence East 56 feet; thence Northwesternly 120 feet to a point on the North line of said Lot 5, which point is 46 feet East of the Northwest corner of said Lot 5.

Together with that portion of the vacated street (Roosevelt) inuring thereto by the vacation thereof, by City Ordinance No 520, being the West 5 feet of said Vacated Street lying East of said Lots 5, 6 and 7 Block 1.

Legal Description of West Lot

Being a portion of Lots 5, 6 and 7 Block 1, CASCADE ADDITION TO THE TOWN OF STEVENSON, according to the plat thereof, recorded in Book A of Plats, Page 62, in the County of Skamania, State of Washington, described as follows:

All that portion lying Westerly of the following described line.

Beginning at the Southwest corner of said lot 7; thence East 56 feet; thence Northwesternly 120 feet to a point on the North line of said Lot 5, which point is 46 feet East of the Northwest corner of said Lot 5.

Together with that portion of the vacated alley inuring thereto by the vacation thereof recorded October 25, 1988 in Book 111, Page 349, Skamania County Deed Records, being the East 9 feet of said Vacated alley lying West of said Lots 5, 6 and 7 Block 1.

EXHIBIT "C"