BOUNDARY LINE AGREEMENT AND QUIT CLAIM DEED

THIS BOUNDARY LINE AGREEMENT, made this _6th_ day of _January_, 1994, by and between **GEORGE F. CHRISTENSEN** and **LYDIA ANN CHRISTENSEN**, husband and wife, hereinafter referred to as "Grantors", and **GEORGE F. CHRISTENSEN**, hereinafter referred to as the "Grantee", WITNESSETH:

WHEREAS, the Grantors are now the owners of the following described real property:

> Tax Lot No. 3-71/2-36-BC-501 - Lot 1, Block 2, SECOND ADDITION TO HILL CREST ACRES, according to the recorded Plat thereof recorded in Book "A" of Plats, at page 100, records of Skamania County, Washington.

AND, WHEREAS, the "Grantee" is now the owner of the following described real property:

> Tax Lot No. 3-71/2-36-BC-505 - Lot 2, Block 2, SECOND ADDITION TO HILL CREST ACRES, according to the recorded Plat thereof recorded in Book "A" of Plats, at page 100, records of Skamania County, Washington.

AND, WHEREAS, the parties are desirous of adjusting the boundary line between their properties above-described as hereinafter set out; and

WHEREAS, said boundary line adjustment meets the conditions of RCW 58.17.040(6) and the Municipal Code, Chapter 16.14.030, and will not create a situation that will place either of the properties and associated structures out of compliance; and

WHEREAS, the resulting addition of 10 feet to the property of the Grantee will not create any additional lot, tract, site or division, but will become a part of Grantee's Tax Lot No. 3-71/2-36-BC-505 as a single tax parcel.

NOW, THEREFORE, THE PARTIES HERETO AGREE AS FOLLOWS:

1. That the easterly 10 feet of Grantors' property first described above, to-wit:

> Tax Lot 3-71/2-36-BC-501 - Lot 1, Block 2, SECOND ADDITION TO HILL CREST ACRES, according to the recorded Plat thereof recorded in Book "A" of Plats, at page 100, records of Skamania County, Washington,

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shall be added to and become a part of the Grantee's Tax Lot No. 3-71/2-36-BC-505 (see attached map, which is marked Exhibit "A" and incorporated herein by reference, for further illustration); and

2. That from and after this date the boundary between the land owned by the Grantors and the land owned by the Grantee shall be as described in paragraph 1 above and as further illustrated on the attached Exhibit "A" and, in that regard,

QUIT-CLAIM DEED

GEORGE P. CHRISTENSEN and LYDIA ANN CHRISTENSEN, husband and wife, for and in consideration of love and affection, and by way of gift, do hereby quit-claim to GEORGE P. CHRISTENSEN, as his separate property, all of grantors' right, title and interest in and to the following described real property situated in Skamania County, State of Washington, together with all after acquired title therein:

The easterly ten (10) feet of Lot 1, Block 2, SECOND ADDITION TO HILL CREST ACRES, according to the recorded Plat thereof recorded in Book "A" of Plats, at page 100, records of Skamania County, Washington.

DATED this 6th day of January, 1994.

_____
GEORGE P. CHRISTENSEN

_____
LYDIA ANN CHRISTENSEN

IT IS THE FULL INTENT AND PURPOSE of the parties to this agreement that this agreement serve as a binding boundary adjustment agreement and that it bind the parties hereto, their heirs and assigns forever. AND, in the event it is necessary that either party hereto, or their successors in interest, bring suit or

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action to enforce this agreement or any portion thereof, the prevailing party in said suit or action shall be entitled to all costs, including reasonable attorney's fees.

_____
GEORGE F. CHRISTENSEN

_____
LYDIA ANN CHRISTENSEN

STATE OF WASHINGTON   )
) ss.
County of Skamania   )

I certify that **GEORGE F. CHRISTENSEN and LYDIA ANN CHRISTENSEN** signed this instrument and acknowledged it to be their own free and voluntary act for the uses and purposes mentioned in the instrument.
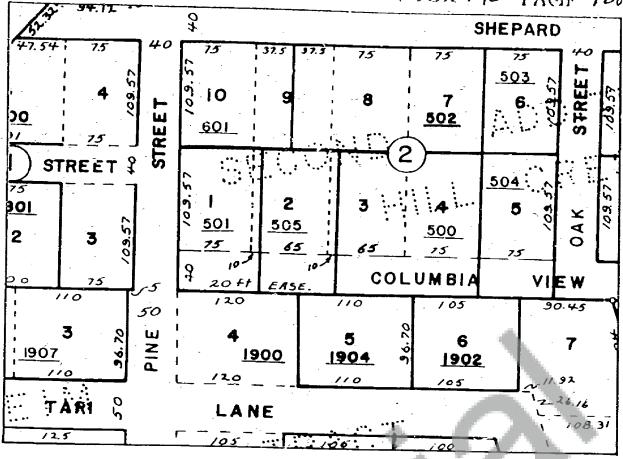
Dated: _January 6th_, 199_4_.
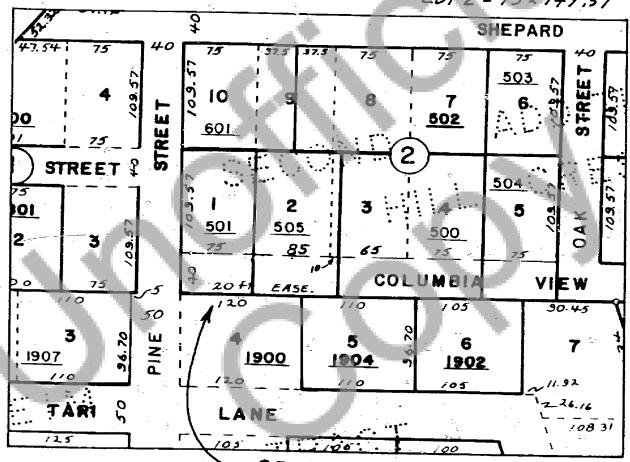
_____
Shirley A. Little
Notary Public in and for the State of _Washington_ residing at _Stevenson_
My appointment expires _8-17-95_

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EXISTING: LOT 1 = 85' x 149.57'
LOT 2 = 75' x 149.57'

PROPOSED: LOT 1 = 75' x 149.57'
LOT 2 = 85' x 149.57'

EXHIBIT "A"