

148343

BOOK 240 PAGE 587

AFTER RECORDING RETURN TO
Bonneville Power Administration
TRT/TPP-4
PO Box 61409
Vancouver, WA 98666-1409

FILE NUMBER
SEARCHED
INDEXED
FILED
Public Works

APR 15 2003
P Lawry

J. MICHAEL LAWRY

Legal Description: A portion of the SE 1/4 NE 1/4 of
Section 35, and a portion of the SW 1/4 NW 1/4 Section
36, Township 3 North, Range 7 East, Willamette
Meridian, Skamania County, Washington, as
described in Exhibits A and C.

REAL ESTATE EXCISE TAX

22931

APR 15 2003

PAID Exempt

Vickey Clelland, Deputy
SKAMANIA COUNTY TREASURER

Gary H. Martin, Skamania County Assessor
Date 4/15/03 No Parcel # assigned
Parcel #

1	2	3	4
5	6	7	8
9	10	11	12
13	14	15	16
17	18	19	20

Tract Nos. B-C-6-A-17,
Case No. B-C-6-A-18
20010505

QUITCLAIM DEED

THE UNITED STATES OF AMERICA ("Grantor"), for and in consideration of EIGHT THOUSAND FIVE HUNDRED AND EIGHTY-FOUR and 55/100 DOLLARS (\$8,584.55), the receipt whereof is hereby duly acknowledged, and the mutual benefits and the terms and conditions stated herein, does hereby remise, release, and quitclaim unto SKAMANIA COUNTY ("Grantee") and its assigns, all of the Grantor's right, title, and interest to a parcel of land located across a portion of the SE 1/4 NE 1/4 of Section 35, and a portion of the SW 1/4 NW 1/4 of Section 36, Township 3 North, Range 7 East, Willamette Meridian, in the County of Skamania, State of Washington, more particularly described as follows:

As described in Exhibit A, attached hereto and by this reference made a part hereof.

RESERVING to the Grantor a perpetual easement and right-of-way for electric power transmission purposes in, upon, over, and under the property described in Exhibit A. This reservation shall include the right to enter and to locate, construct, operate, maintain, repair, reconstruct, upgrade, remove, and patrol one or more lines of poles or structures and appurtenances thereto, supporting conductors of one or more electric circuits of any voltage and any communication lines or equipment and appurtenances thereto, together with the present and future right to clear the right-of-way and to keep the same clear of all trees, whether natural or cultivated, and all structure supported crops, other structures, trees, brush, vegetation, fire and electrical hazards, except non-structure supported agricultural crops less than 10 feet in height. All such trees, brush, vegetation, structures, and fire hazards presently on the right-of-way shall become the property of the

United States on the date of acceptance hereof and may be disposed of by the United States in any manner it deems suitable.

The Reservation shall also include the present and future right to top, limb, or fell, and to remove, sell, burn, or otherwise dispose of "danger trees" located on Grantor's land adjacent to said right-of-way. A danger tree is any growing or dead tree, or snag, whether stable or unstable, which the United States at any time determines could within a five-year period fall, bend, or swing against the transmission or communications lines or equipment or within electrical arcing distance of said lines, or which the United States determines could interfere with the construction or maintenance of said lines and equipment. The Grantor covenants to and with the United States and its assigns that the title to all brush and timber cut or hereinafter growing within said parcel of land and also all danger trees identified or cut from Grantor's land adjacent to said right-of-way is and shall be vested in the UNITED STATES OF AMERICA and its assigns and that the consideration paid for conveying said easement and rights herein described is accepted as full compensation for all damages incidental to the exercise of any said rights. At the United States' election title to danger trees may revert to the Grantor.

As part of the consideration for the property conveyed in this deed, the Grantee does hereby remise, release, and quitclaim unto the Grantor and its assigns, all its right, title, interest across a portion of the SE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 35, and a portion of the SW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 36, Township 3 North, Range 7 East, Willamette Meridian, in the County of Skamania, State of Washington, more particularly described as follows:

As described in Exhibit C, attached hereto and by this reference made a part hereof.

IN WITNESS WHEREOF, the Grantor, by its duly authorized representative, has executed this deed pursuant to the Act of August 20, 1937 (50 Stat. 732, 16 U.S.C. §832a), as amended, and regulations and delegations of authority issued pursuant thereto, the provisions of which have been met, having determined that the conveyance is in the public interest and will not be adverse to the interests of the United States.

Dated this 15 day of April, 2003

UNITED STATES OF AMERICA
Department of Energy
Bonneville Power Administration

By Carly M. Helms
Manager for Real Estate Field Services

SKAMANIA COUNTY

By Deanne Ray

U.S. DEPARTMENT OF ENERGY
BONNEVILLE POWER ADMINISTRATION

OFFICIAL/FIDUCIARY ACKNOWLEDGMENT

Washington, Oregon, Idaho, Montana, and California

State of Washington
County Skamania ss

On this 15th day of April, 2003, before me personally
appeared Richard L. Lay, known to me or
proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as
the 6819700

acknowledged to me that _____ he executed the same freely and voluntarily in such capacity; and on
oath stated that _____ he was authorized to execute said instrument in such official or representative
capacity.



BPA JANUARY 2003

Curtis R. Hickman
Notary Public in and for the
State of Washington
(SEAL) Residing at The Valley
My commission expires 1/29/04

U.S. DEPARTMENT OF ENERGY
BONNEVILLE POWER ADMINISTRATION

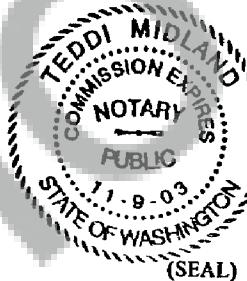
OFFICIAL/FIDUCIARY ACKNOWLEDGMENT

Washington, Oregon, Idaho, Montana, and California

State of Washington
County Skagit ss

On this 11-7-03 day of April, 2004, before me personally
appeared Carly A. Fuchs, known to me or
proved to me on the basis of satisfactory evidence to be the person who executed the within instrument as
the 629768

acknowledged to me that _____ he executed the same freely and voluntarily in such capacity; and on
oath stated that _____ he was authorized to execute said instrument in such official or representative
capacity.



Teddi Midland
Notary Public in and for the
State of Washington
Residing at Stevenson
My commission expires 11-9-03

BPA JANUARY 2003

EXHIBIT A

Centerline Description

Commencing at the east one quarter corner of Section 35, Township 3 North, Range 7 East, W.M., said point bearing S1°18'09"W a distance of 2,641.50 feet from the northeast corner of said Section 35, thence N2°20'46"E, 349.75 feet to the initial point of the centerline herein described, said point being Station 0+00.00 and being the "Beginning of Project" for a portion of Skamania County C.R.P. 2008-2, thence N36°00'50"W, 4.88 feet to Station 0+04.88, which is the P.C. of a 150 foot radius curve to the left; thence following said curve through a central angle of 49°00'11", a length of 128.29 feet to P.T. Station 1+33.17, thence N85°01'01"W, 86.94 feet to Station 2+20.11, which is the P.C. of a 250 foot radius curve to the right; thence following said curve through a central angle of 27°32'44", a length of 120.19 feet to P.T. Station 3+40.30, thence N57°28'17"W, 27.44 feet to Station 3+67.74, which is the terminus of the alignment herein described, and also being a point on the Northerly right-of-way line of a 300 foot wide right-of-way owned by Bonneville Power Administration (BPA) as recorded at the Skamania County Auditor Office Book 27 of Deeds, at Page 315.

Parcel Description for Purchase

Commencing at P.O.C. (Point-On-Curve) Sta. 0+32.31 of the above described centerline alignment, said point being on the Southerly BPA right-of-way line and also being the T.P.O.B. (True Point Of Beginning) of the parcel herein described, said T.P.O.B. bears N1°00'46"W, 374.06 feet from the East 1/4 Corner of said Section 35; thence southwesterly along said BPA right-of-way line S42°03'04"W, 30.01 feet, to a point which is 30 feet left of the above described centerline; thence leaving said BPA Southerly right-of-way line and remaining 30 feet parallel to said above described centerline, in a northwesterly direction along the following courses: along a 120 foot radius curve to the left, through a central angle of 38°53'36" with a length of 81.46 feet and having a chord bearing of N65°34'13"W and chord distance of 79.90 feet; N85°01'01"W, 86.94 feet; along a 280 foot radius curve to the right, through a central angle of 27°32'44" with a length of 134.61 feet and having a chord bearing of N71°14'39"W and chord distance of 133.32 feet; N57°28'17"W, 32.48 feet to a point on the Northerly line of said BPA right-of-way; thence northeasterly along said BPA right-of-way line N42°03'04"E, 60.84 feet to a point which is 30 feet right of the above described centerline; thence leaving said BPA Northerly right-of-way line in a southwesterly direction along the following courses: S57°28'17"E, 22.41 feet; along a 220 foot radius curve to the left, through a central angle of 6°42'07" with a length of 25.73 feet and having a chord bearing of S60°49'21"E and chord distance of 25.72 feet; N86°42'20"E, 63.09 feet; along a 1015 foot radius curve to the right, through a central angle of 9°17'45" with a length of 164.68 feet and having a chord bearing of S88°38'47"E and chord distance of 164.50 feet; S83°59'55"E, 37.59 feet; along a 85 foot radius curve to the left, through a central angle of 17°25'03" with a length of 25.84 feet and having a chord bearing of N87°17'34"E and chord distance of 25.74 feet; N78°35'03"E, 58.97 feet to a point on the Southerly line of said BPA right-of-way; thence southwesterly along said BPA right-of-way line S42°03'04"W, 145.34 feet to the True Point of Beginning.

The net additional area to be conveyed amounting to 0.724 acres, more or less and is shown in hatched on the attached diagrams and labeled "Exhibit B".

Only that portion of the above-described right-of-way that falls within the grantor's real property, which is a Tax Exempt Parcel, as recorded at the Skamania County Auditor Office Book 27 of Deeds, at Page 315.

EXHIBIT C

Centerline Description

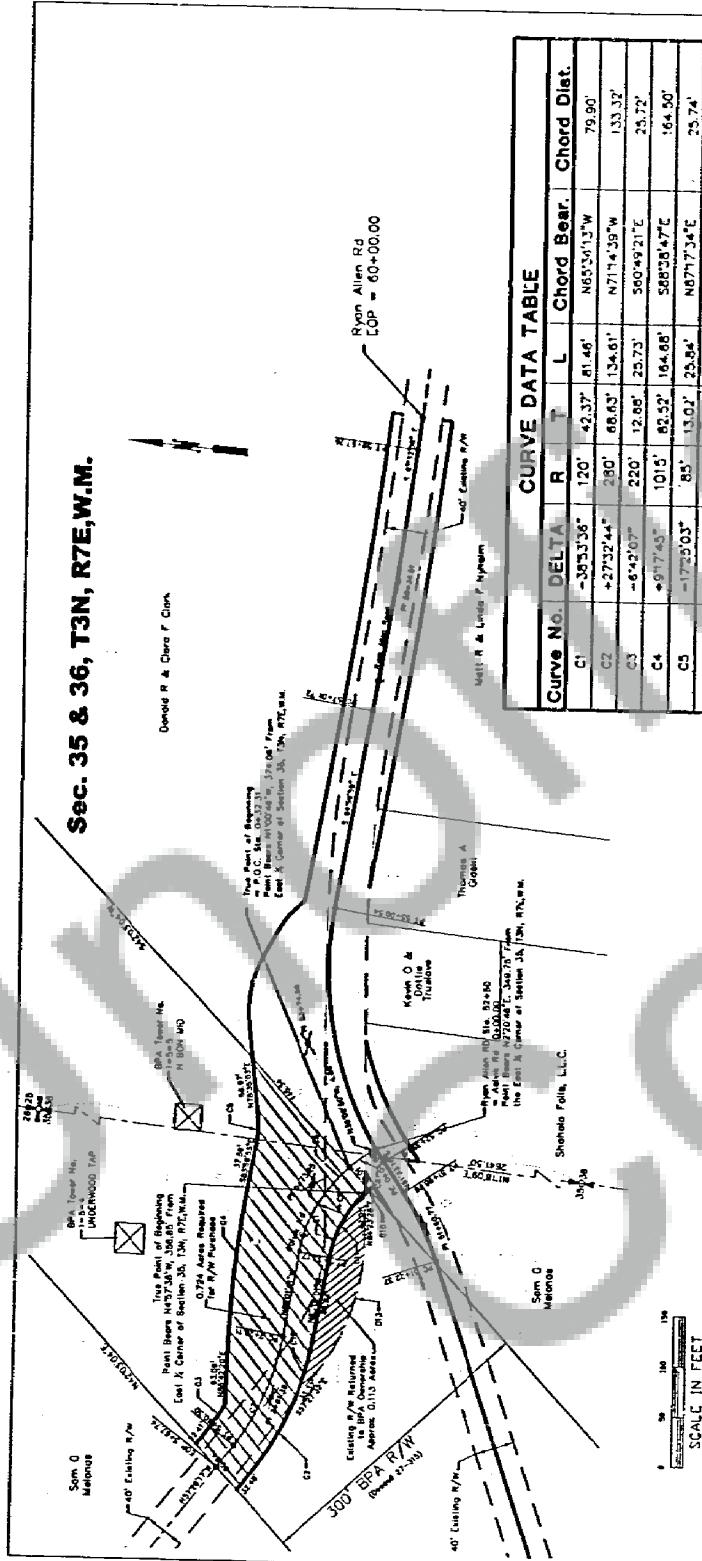
Commencing at the east one quarter corner of Section 35, Township 3 North, Range 7 East, W.M., said point bearing S1°18'09"W a distance of 2,641.50 feet from the northeast corner of said Section 35, thence N2°20'46"E, 349.75 feet to the initial point of the centerline herein described, said point being Station 0+00.00 and being the "Beginning of Project" for a portion of Skamania County C.R.P. 2008-2, thence N36°00'50"W, 4.88 feet to Station 0+04.88, which is the P.C. of a 150 foot radius curve to the left; thence following said curve through a central angle of 49°00'11", a length of 128.29 feet to P.T. Station 1+33.17, thence N85°01'01"W, 86.94 feet to Station 2+20.11, which is the P.C. of a 250 foot radius curve to the right; thence following said curve through a central angle of 27°32'44", a length of 120.19 feet to P.T. Station 3+40.30, thence N57°28'17"W, 27.44 feet to Station 3+67.74, which is the terminus of the alignment herein described, and also being a point on the Northerly right-of-way line of a 300 foot wide right-of-way owned by Bonneville Power Administration (BPA) as recorded at the Skamania County Auditor Office Book 27 of Deeds, at Page 315.

Parcel Description for Return

Commencing at P.O.C. (Point-On-Curve) Sta. 0+32.31 of the above described centerline alignment, said point being on the Southerly BPA right-of-way line; thence southwesterly along said BPA right-of-way line S42°03'04"W, 30.01 feet, to a point which is 30 feet left of the above described centerline; thence leaving said BPA Southerly right-of-way line and remaining 30 feet parallel to above described centerline, in a northwesterly direction and following the above described New right-of-way line, along a 120 foot radius curve to the left, through a central angle of 2°41'10" with a length of 5.63 feet and having a chord bearing of N47°27'59"W and chord distance of 5.63 feet, said point being the T.P.O.B. (True Point Of Beginning) of the parcel herein described, said T.P.O.B. bears N4°57'38"W, 356.85 feet from the East 1/4 Corner of said Section 35; thence continuing along the last mentioned curve, through a central angle of 36°12'26" with a length of 75.83 feet and having a chord bearing of N66°54'48"W and a chord distance of 74.58 feet; thence N85°01'01"W, 86.94 feet; thence along a 280 foot radius curve to the right, through a central angle of 12°11'23" with a length of 59.57 feet and having a chord bearing of N78°55'21"W and chord distance of 59.45 feet, to a point on the existing right-of-way line; thence S57°27'32"E, 33.32 feet; thence along a 226 foot radius curve to the left, through a central angle of 38°09'00" with a length of 150.48 feet and having a chord bearing of S76°32'02"E and chord distance of 147.72 feet; thence N84°23'28"E, 42.01 feet to the True Point of Beginning.

The net area to be returned to BPA ownership amounting to 0.113 acres, more or less and is shown hatched on the attached diagrams and labeled "Exhibit B".

Sec. 35 & 36, T3N, R7E, W.M.



CURVE DATA TABLE

Curve No.	Delta	R	T	L	Chord	Bear.	Chord Dist.
C1	-38533.36*	120'	42.37'	61.46'	N65°50'15" W	79.90'	
C2	+27524.44*	280'	68.63'	134.61'	N71°14'35" W	133.32'	
C3	-6420.07'	220'	12.86'	25.73'	S60°59'21" W	25.72'	
C4	+6774.45'	1015'	92.52'	164.08'	S80°58'47" C	164.50'	
C5	-17250.03*	885'	13.02'	23.54'	N87°17'34" E	29.74'	
C6	-4950.11*	150'	68.36'	120.76'	---	---	
C7	+27524.44*	250'	61.26'	120.19'	N71°14'38" W	119.04'	
C8	-1028.39*	150'	---	277.43'	---	---	
C9	-3851.32*	150'	---	100.86'	N60°30'56" W	98.97'	
C10	-2161.09*	120'	---	5.63'	N47°27'59" W	5.63'	
C11	-3612.26*	120'	---	79.83'	N65°54'42" W	74.58'	
C12	+21112.35*	280'	---	99.57'	N70°35'21" W	99.45'	
C13	-3850.00*	220'	---	150.48'	S76°32'02" E	147.30'	

Tax Parcel No.	Land Owner	Total Parcels Acreage (From Assessor's Records)	Purchase Amount (In Dollars)	Parcel Remainder (In Acres)
Tax Exempt Parcel	Bonneville Power Administration		N/A	N/A
Tax Exempt Parcel	Bonneville Power Administration		0.724	0.412 (Purchase)

