

149086

BOOK 244 PAGE 158

*Larry Baldwin*  
JUN 13 12 45 PM '03  
*V. Jermann*

Return Address:  
James Robson  
540 SE Blair Rd  
Washougal wa. 98671

149086  
Parcel # 7  
State 7  
City  
State

**QUIT CLAIM DEED (Statutory Form)**

To filing information required by the Washington State Auditor's Records Office, (RCW 26.18 and ERA 47.04) 1-97		(Please print last name first)
Reference # (if applicable)		
Grantor(s) (Seller): (1) <u>Dubalson &amp; Assoc. L.L.C.</u>		Add. on pg.
Grantee(s) (Purchaser): (1) <u>Robson James</u> (2)		Add. on pg.
Legal Description (all relevant)		Add. legal is on pg.
Assessor's Property Tax Parcel/Account #		

THE GRANTOR: Dubalson & Assoc. L.L.C.  
of 3592 Sky Rd City of Washougal  
County of Skamania State of Washington  
of No cash Land to Land exchange between James Robson and quit claim to  
of Washougal County of Clark State of Wash all interest  
in the following described Real Estate:

20.01 acres (Lot 2) Gary H. Martin, Skamania County Assessor  
Legal attached 5/19/03 Date Parcel # 2-5-18-2007 of  
Road Maintenance attached  
situated in the County of Skamania State of Wash Dated this 5/6/03 day

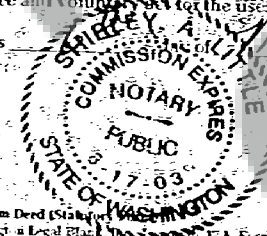
of Larry Baldwin  
Grantor(s)  
STATE OF WASHINGTON  
County of Skamania } PAID exempt  
REAL ESTATE EXCISE TAX  
23057  
JUN 13 2003

SS. (INDIVIDUAL ACKNOWLEDGEMENT) Vicki Clendinning  
SKAMANIA COUNTY TREASURER

I certify that I know or have satisfactory evidence that Larry Baldwin is the  
person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be  
his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated this May 2003  
Shirley A. Little  
Print Name Shirley A. Little

Notary Public in and for the State of Washington  
My appointment expires: 8-17-03



Quit-Claim Deed (Statutory Form) (Washington Legal Blank) Form No. 209-697 MATERIAL MAY NOT BE REPRODUCED IN WHOLE OR IN PART IN ANY FORM WHATSOEVER.

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Beseda Land Surveying  
19417 NE 42 CT  
Ridgefield, WA 98642-8904

01-16LD4  
02/13/02  
NJB

Legal Description  
Lot 2

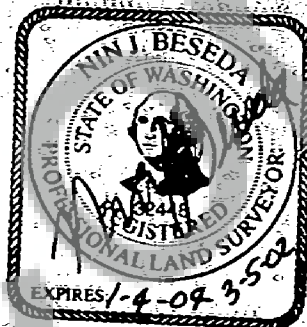
That portion of the Southeast Quarter of the Southwest Quarter of Section 18, Township 2 North, Range 5 East, Willamette Meridian, Skamania County, Washington, described as follows:

Commencing at a 3/4" iron pipe with brass cap marking the Southeast corner of the Southwest Quarter of Section 18 as shown in a January, 2002 Beseda Land Surveying Survey; Thence North 89°16'02" West, along the South line of said Southwest Quarter, 63.00 feet to the POINT OF BEGINNING; Thence North 89°16'02" West, 655.22 feet; Thence North 00°35'36" East, parallel with the West line of the Southeast of said Southwest Quarter, 1322.50 feet to the North line of said Southeast Quarter; Thence South 89°22'23" East, along said North line, 662.35 feet to a point 63.00 feet from the Northeast corner of said Southeast Quarter; Thence South 00°54'07" West, parallel with the East line of said Southeast Quarter, 1323.72 feet to the POINT OF BEGINNING.

Containing 20.01 acres.

Except County Roads.

Subject to easements and restrictions of record.





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Beseda Land Surveying  
19417 NE 42 CT  
Ridgefield, WA 98642-8984

01-16LDB  
02/19/02  
NJB

Legal Description  
30 Foot Easement

Together with and Subject to a 30 foot Easement for Ingress, Egress and Utilities lying in the South Half of Section 18 and in the Northwest Quarter of Section 19, Township 2 North, Range 5 East, Willamette Meridian, Skamania County, Washington, the Southerly Line of which is described as follows:

Commencing at a 3/4" iron pipe with brass cap marking the Southeast corner of the Southwest Quarter of Section 18 as shown in a January, 2002 Beseda Land Surveying Survey; Thence North 89°16'02" West, along the South line of said Southwest Quarter, 156.00 feet; Thence South 53°30'00" West, 35.05 feet to the Northeasterly Right of Way line of "Skye" Road and the POINT OF BEGINNING of the Southerly Line to be described; Thence North 53°30'00" East, 35.05 feet to the South line of the Southwest Quarter of Section 18; Thence South 89°16'02" East, along said South line, 156.00 feet to the Southeast corner of said Southwest Quarter; Thence South 89°54'54" East, along the South line of the Southeast Quarter of Section 18 for a distance of 567.82 feet and the TERMINUS of said Southerly Line. The North Line of said 30 foot Easement is to be extended Easterly to intersect a line that bears North 01°43'18" East from the Terminus Point.



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## Road Maintenance Agreement Dubalson Drive

The maintenance and up keep of Dubalson Drive shall be shared by lot 2, lot 3, and lot 4.

Lot 2 shall be responsible for 20% of maintenance and up keep.

Lot 3 and lot 4 shall be responsible for 40% each of maintenance and up keep.

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