

Date: 04/20/2004 11:40A

Filed by: DENVER & DOROTHY WEAR
Filed & Recorded in Official Records
of SKAMANIA COUNTY

J. MICHAEL GARVISON

AUDITOR

Fee: \$24.00

AFTER RECORDING MAIL TO:Name DENVER & DOROTHY WEAR
Address 32 DENVER LANE
City / State WASHOUGAL WA 98671**Quit Claim Deed**
Boundary Line Adjustment
THE GRANTOR DENVER O. WEAR
DOROTHY B. WEAR

for and in consideration of

conveys and quit claims to

DANIEL L. WEARthe following described real estate, situated in the County of SKAMANIA, State of Washington,
together with all after acquired title of the grantor(s) therein:SW 4 NE 4, Section 20, T2N, R5E See Attached
Legal DescriptionThe Purpose of this Deed is See Attached
Exhibit "A"

Assessor's Property Tax Parcel/Account Number(s):

Dated 4/20, 1904DENVER O. WEAR

(Individual)

DOROTHY B. WEAR

(Individual)

Transaction in compliance with County sub-division ordinance,
Skamania CountyBy KHubka 4-20-04

Gary H. Martin, Skamania County Assessor

Date 4/20/04 PTN# 2-5-20-201+220
C.S.By _____
(President)By _____
(Secretary)

Exhibit "A"

THE PURPOSE OF THIS DEED:

The purpose of this deed is to effect a Boundary line adjustment between adjoining parcels of land owned by Grantor and Grantees; it is not intended to create a separate parcel, and is, therefore, exempt from the requirements of RCW 58.17 and the Skamania County Short Plat Ordinance. The property described in this deed cannot be segregated and sold without conforming to the State of Washington and Skamania County Subdivision laws.

STATE OF WASHINGTON, }
County of Skamania } ss.

ACKNOWLEDGMENT - Individual

On this day personally appeared before me Denver O. Wear and Dorothy B. Wear to me known
to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that They
signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 20th day of April, 192004



Peggy B. Lowry
Notary Public in and for the State of Washington,
residing at Carson
My appointment expires 2/23/07

STATE OF WASHINGTON, }
County of _____ } ss.

ACKNOWLEDGMENT - Corporate

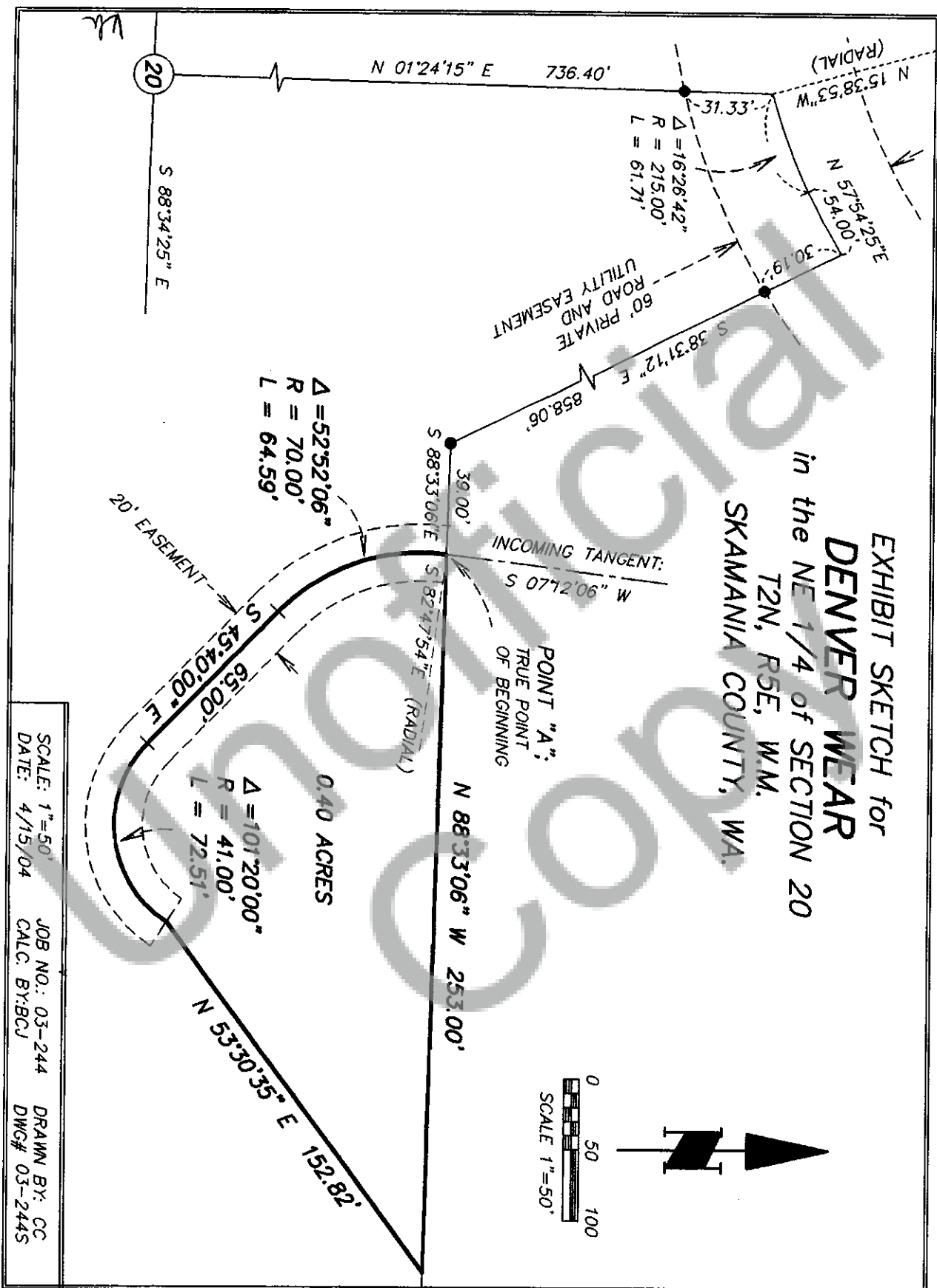
On this _____ day of _____, 19____, before me, the undersigned, a Notary Public in and for the State of
Washington, duly commissioned and sworn, personally appeared _____
_____ and _____ to me known to be the
_____ President and _____ Secretary, respectively, of
_____ the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary
act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that _____
authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said corporation.

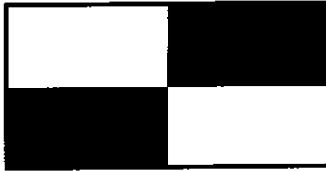
Witness my hand and official seal hereto affixed the day and year first above written.

Notary Public in and for the State of Washington,
residing at _____
My appointment expires _____

WA-46A (11/96)

This jurat is page _____ of _____ and is attached to _____ dated _____.





HAGEDORN, INC.

SURVEYORS AND ENGINEERS

1924 Broadway, Suite B • Vancouver, WA 98663 • (360) 696-4428 • (503) 283-6778 • Fax: (360) 694-8934 • www.hagedornse.com

April 16, 2004

LEGAL DESCRIPTION FOR DENVER WEAR

BOUNDARY ADJUSTED AREA (0.40 ACRES):

A portion of the Southwest quarter of the Northeast quarter of Section 20, Township 2 North, Range 5 East, Willamette Meridian, Skamania County, Washington, described as follows:

BEGINNING at a 5/8 inch iron rod set to mark the Center of Section 20, as shown in Book 1 of Surveys, page 159, Skamania County Auditor's Records; thence North $01^{\circ} 24' 15''$ East, along the West line of the "Wear tract", as described in Book 135 of Deeds, pages 182 and 183, Skamania County Auditor's Records, 736.40 feet to a 1/2 inch iron rod as shown in Book 1 of Surveys, page 214, Skamania County Auditor's Records; thence, continuing North $01^{\circ} 24' 15''$ East, 31.33 feet to the centerline of a 60-foot private road easement as shown in Survey 1-214; thence Easterly, along the arc of a 215 foot radius curve to the left (the radial bearing of which bears North $15^{\circ} 38' 53''$ West), through a central angle of $16^{\circ} 26' 42''$, for an arc distance of 61.71 feet; thence North $57^{\circ} 54' 25''$ East, 54.00 feet to the Northeast corner of the "Wear tract"; thence South $38^{\circ} 31' 12''$ East, leaving the centerline of the 60-foot private road easement, 30.19 feet to a 1/2 inch iron rod as shown in Survey 1-214; thence, continuing South $38^{\circ} 31' 12''$ East, along the Easterly line of the "Wear tract", 858.06 feet to a 1/2 inch iron rod as shown in Survey 1-214, at an angle point in the Easterly line of the "Wear tract"; thence South $88^{\circ} 33' 06''$ East, along the most Southerly North line of the "Wear tract", for a distance of 39.00 feet to the centerline of an existing private driveway, said point hereinafter referred to as Point "A", and the TRUE POINT OF BEGINNING of the tract to be described; thence, leaving the most Southerly North line of the "Wear tract", following the arc of a 70 foot radius curve to the left (the incoming tangent of which bears South $07^{\circ} 12' 06''$ West), through a central angle of $52^{\circ} 52' 06''$, for an arc distance of 64.59 feet; thence South $45^{\circ} 40' 00''$ East, 65.00 feet; thence, along the arc of a 41 foot radius curve to the left, through a central angle of $101^{\circ} 20' 00''$, for an arc

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Legal Description for

Denver Wear

Boundary Adjusted Area (0.40 Acres)

April 16, 2004

Page 2

distance of 72.51 feet to the terminus of said private driveway; thence North 53° 30' 51" East, 152.82 feet to a point on the most Southerly North line of the "Wear tract"; thence North 88° 33' 06" West, 253.00 feet to the TRUE POINT OF BEGINNING.

SUBJECT TO easements and restrictions of record.

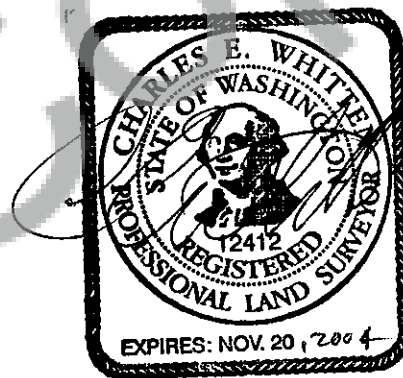
ALSO TOGETHER WITH and SUBJECT TO a 20-foot easement for ingress and egress, the centerline of which is described as follows:

BEGINNING at the above described Point "A"; thence, along the arc of a 70 foot radius curve to the left (the incoming tangent of which bears South 07° 12' 06" West), through a central angle of 52° 52' 06", for an arc distance of 64.59 feet; thence South 45° 40' 00" East, 65.00 feet; thence, along the arc of a 41 foot radius curve to the left, through a central angle of 101° 20' 00", for an arc distance of 72.51 feet to the terminus of said easement centerline. (The sidelines at the beginning of said easement to be extended or shortened so as to terminate on a line that runs North 88° 33' 06" West, and South 88° 33' 06" East from Point "A".)

LD2004\Denver Wear-BLA.bj

G.S.
4/20/04

ker



04-16-04