

Doc # 2005157996

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Date: 07/14/2005 03:32P

Filed by: SKAMANIA COUNTY TITLE

Filed & Recorded in Official Records  
of SKAMANIA COUNTY

J. MICHAEL GARVISON

AUDITOR

Fee: \$28.00

RETURN ADDRESS:

STEWART TITLE COMPANY

303 E. 16th Street

Vancouver, WA 98663

Escrow Number: 134001SB

Document Title(s):

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JUL 14 2005

PAID

SKAMANIA COUNTY TREASURER

DECREE OF DISSOLUTION

Reference Number(s) of related documents:

04-3-01105-9

Additional Reference #'s on page

Grantor(s) (Last, First and Middle Initial)

RICHARDS, LAWRENCE D

Additional grantors on page

Grantee(s): (Last, First and Middle Initial)

RICHARDS, MILDRED L

Additional grantees on page

Legal Description: (abbreviated form: i.e. lot, block, plat or section, township, range, quarter/quarter)

NW 1/4 SEC 35 T2N R5E

Additional Legal is on page

Assessor's Property Tax Parcel / Account Number:

02-05-35-0-0-0400-06 102-05-35-0-0-0400-00

Additional parcel #'s on page

The Auditor/Record will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

**FILED**

**NOV 22 2004**

JoAnne McBride, Clerk, Clark Co.

**SUPERIOR COURT OF WASHINGTON  
COUNTY OF CLARK**

In re the Marriage of:

LAWRENCE D. RICHARDS,

Petitioner,

and

MILDRED L. RICHARDS,

Respondent.

NO. 04 3 01105 9

☒ DECREE OF DISSOLUTION (DCD)

☐ Clerk's action required

**I. JUDGMENT/ORDER SUMMARIES**

1.1 RESTRAINING ORDER SUMMARY:  
☒ Does not apply.

1.2 REAL PROPERTY JUDGMENT SUMMARY:  
☒ Does not apply.

1.3 MONEY JUDGMENT SUMMARY:  
☒ Does not apply.

**END OF SUMMARIES**

**II. BASIS**

Findings of Fact and Conclusions of Law have been entered in this case.

**III. DECREE**

IT IS DECREED that:

3.1 STATUS OF THE MARRIAGE.

☒ The marriage of the parties is dissolved.

3.2 PROPERTY TO BE AWARDED THE HUSBAND.

DECREE (DCD) (DCLSP) (DCINMG) - Page 1 of 7  
WPP DR 04.0400 (7/2003) - RCW 26.09.030: .040: .070 (3)

Gary H. Martin, Skamania County Assessor

Date 7-14-05 Parcel # 2-5-35-408  
*efm*

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723 N.E. 4<sup>th</sup> Ave.  
Camas, WA 98607  
(360) 834-7957

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- ☒ The husband is awarded as his separate property the property set forth in Exhibit A. This exhibit is attached or filed and incorporated by reference as part of this decree.

3.3 PROPERTY TO BE AWARDED TO THE WIFE.

- ☒ The wife is awarded as her separate property the property set forth in Exhibit B. This exhibit is attached or filed and incorporated by reference as part of this decree.

3.4 LIABILITIES TO BE PAID BY THE HUSBAND.

- ☒ The husband shall pay the community or separate liabilities set forth in Exhibit C. This exhibit is attached or filed and incorporated by reference as part of this decree.

Unless otherwise provided herein, the husband shall pay all liabilities incurred by him since the date of separation.

3.5 LIABILITIES TO BE PAID BY THE WIFE.

- ☒ The wife shall pay the community or separate liabilities set forth in Exhibit D. This exhibit is attached or filed and incorporated by reference as part of this decree.

Unless otherwise provided herein, the wife shall pay all liabilities incurred by her since the date of separation.

3.6 HOLD HARMLESS PROVISION.

- ☒ Each party shall hold the other party harmless from any collection action relating to separate or community liabilities set forth above, including reasonable attorney's fees and costs incurred in defending against any attempts to collect an obligation of the other party.
- ☐ Other:

3.7 SPOUSAL MAINTENANCE.

- ☒ Does not apply.

3.8 CONTINUING RESTRAINING ORDER.

- ☒ Does not apply.

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3.9 JURISDICTION OVER THE CHILDREN.

☒ Does not apply because there are no dependent children.

3.10 PARENTING PLAN.

☒ Does not apply.

3.11 CHILD SUPPORT.

☒ Does not apply.

3.12 ATTORNEY'S FEES, OTHER PROFESSIONAL FEES AND COSTS.

☒ Does not apply.

3.13 NAME CHANGES.

☒ Does not apply.

3.14 OTHER.

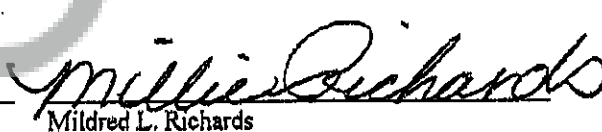
Dated: 1/22/2004

  
JUDGE/COMMISSIONER

Presented by:

Approved for entry:  
Notice for presentation waived:

  
Lawrence D. Richards

  
Mildred L. Richards

DECREE (DCD) (DCLSP) (DCINMG) - Page 3 of 7  
WPF DR 04.0400 (7/2003) - RCW 26.09.030; .040; .070 (3)

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1/22/2004

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Schedule A

Certain Property Awarded to Husband

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JoAnne McBride, Clerk, Clark Co.

1. All policies of life insurance insuring the life of the husband.
2. The husband's wearing apparel, personal effects and jewelry.
3. The balances in all bank, credit union, stock brokerage, or other financial institution maintained in the husband's name.
4. All tangible personal property located at the husband's place of residence or maintained in his possession.
5. The balances in all mortgage or trust deed escrow accounts allocable to all property awarded to the husband.
6. All motor vehicles in the husband's possession after separation including the 2000 Yamaha motorcycle, dune buggy and trailer, and a 1999 GMC 4x4 truck
7. All property acquired by the husband after he and the wife separated.
8. All causes of action for injury, loss, or damage to the husband's person or property.
9. All rights and property acquired in connection with the husband's present or past employment including but not necessarily limited to all property, rights, benefits, accruals, funds and other entitlements of the following nature: pension, pension trust fund, retirement, retired pay, deferred compensation, 401(A), 401(K), VIP, IRA, profit sharing, savings, credit union, vacation, financial security, holiday, sick leave, health care, disability, life insurance, stock option, ESOP, stock ownership, bond, expense account, and or legislatively and or administratively conferred settlements. This includes his 401(k) valued at \$218,000, his retirement pension which is currently paid at \$1500/month, his Veteran's Administration pension for a 60% disability at \$800/month.
10. The husband's social security rights and benefits.
11. A safe and guns, a mounted elk head, a Bev Doolittle print, an elk print, a retirement clock, a black powder rifle, elkhorns, and deerhorn. Included also is a rental place in California with golf cart and miscellaneous items.

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Schedule B

Certain Property Awarded to Wife

1. All policies of life insurance insuring the life of the wife.
2. The wife's wearing apparel, personal effects and jewelry.
3. The balances in all bank, credit union, stock brokerage, or other financial institution maintained in the wife's name.
4. All tangible personal property located at the wife's place of residence or maintained in his possession.
5. All real property, formerly known as the Richards Farm, on which the wife's place of residence is located, described as that portion of the northwest quarter of the northwest quarter of Section 35, Township 2 North, Range 5 East of the Willamette Meridian, lying north of old Road on top of Ridge, 1312 feet north to south by 984.56 feet east to west. In addition, Mrs. Richards receives all cash proceeds from the prior sale of the Montana property.
6. All easements, rights of way, servitude, covenants, conditions, restrictions, road maintenance agreements whatever that benefit any and all of the property awarded to the wife.
7. The balances in all mortgage or trust deed escrow accounts allocable to all property awarded to the wife.
8. All motor vehicles in the wife's possession after separation, including the 2002 Hyundai Santa Fe.
9. All property acquired by the wife after she and the husband separated.
10. All causes of action for injury, loss, or damage to the wife's person or property.
11. All rights and property acquired in connection with the wife's present or past employment including but not necessarily limited to all property, rights, benefits, accruals, funds and other entitlements of the following nature: pension, pension trust fund, retirement, retired pay, deferred compensation, 401(A), 401(K), VIP, IRA, profit sharing, savings, credit union, vacation, financial security, holiday, sick leave, health care, disability, life insurance, stock option, ESOP, stock ownership, bond, expense account, and or legislatively and or administratively conferred settlements.
12. The wife's social security rights and benefits.

13. The following items: .38 gun, a 9 mm gun, a .22 auto rifle with scope, a generator, a 30 foot travel trailer, and various farming implements.

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Schedule C

Certain Debts Husband Shall Pay

1. Any and all debts secured by encumbrances on property awarded to the husband. Provided that this specification only applies to contractual obligations created in a writing signed by the husband.
2. Any and all liabilities in tort existing by reason of the husband's acts or omissions.
3. Any and all debts incurred by the husband after he and the wife separated.
4. Any and all debts existing by reason of medical hospital, physical therapy, radiological, chiropractic, osteopathic, psychiatric, psychological, counseling, pharmaceutical, dental, periodontal, endodontic, or orthodontic treatment, furnished to the husband.
5. All debts owed to any and all blood relatives of the husband.
6. The husband's attorney fees, expenses, and taxable costs in this matter.
7. Any and all expenses taxable costs, and reasonable attorneys' fees incurred by the wife in the event of the husband's breach of the requirement that he pay the obligations set forth in this schedule C.



## Schedule D

### Certain Debts Wife Shall Pay

1. Any and all debts secured by encumbrances on property awarded to the wife.  
Provided that this specification only applies to contractual obligations created in a writing signed by the wife.
2. Any and all liabilities in tort existing by reason of the wife's acts or omissions.
3. Any and all debts incurred by the wife after she and the husband separated.
4. Any and all debts existing by reason of medical hospital, physical therapy, radiological, chiropractic, osteopathic, psychiatric, psychological, counseling, pharmaceutical, dental, periodontal, endodontic, or orthodontic treatment, furnished to the wife.
5. All debts owed to any and all blood relatives of the wife.
6. All debts on which the wife has historically made the payments after she and the husband separated.
7. The wife's attorney fees, expenses, and taxable costs in this matter.
8. Any and all expenses taxable costs, and reasonable attorneys' fees incurred by the husband in the event of the wife's breach of the requirement that she pay the obligations set forth in this schedule D.

EXHIBIT 'A'

PARCEL I

That portion of the Northwest Quarter of the Northwest Quarter of Section 35, Township 2 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, lying North of Old Road on top of ridge.

EXCEPT that portion conveyed to Dale Richards, et ux, by instrument recorded in Book 223, Page 705. Also re-recorded as shown on Exhibit 'B' in Auditor File No. 2005 157995.

PARCEL II

A portion of the Northwest Quarter of the Northwest Quarter and the Southwest Quarter of the Northwest Quarter of Section 35, Township 2 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at a 1 inch iron pipe with brass cap at the Northwest corner of Section 35 as shown on the Plat of "River Edge Acres" as recorded in Book 'B' of Plats, Page 96, Skamania County Auditor Records; thence South 00°41'25" West, along the West line of the Northwest Quarter of Section 35, for a distance of 652.00 feet to the most Westerly Southwest corner of the "Richards Tract" as described in Book 74 of Deeds, Page 320, Skamania County Auditor Records and the True Point of Beginning; thence continuing South 00°41'25" West, 660.00 feet to the Southwest corner of the Northwest Quarter of the Northwest Quarter of Section 35; thence South 80°05'00" East, 299.00 to a ½ inch iron rod as set in a 2001 "Hagedorn Inc. Survey"; thence following a fence line, North 77°00'00" East, 98.00 to a ½ inch iron rod (2001 Hagedorn Inc. Survey); thence North 78°20'00" East, 193.00 feet to a ½ inch iron rod (2001 Hagedorn Inc. Survey); thence North 83°20'00" East, 86.00 feet to a ½ inch iron rod (2001 Hagedorn Inc. Survey); thence North 79°10'00" East, 231.00 feet, to a ½ inch iron rod (2001 Hagedorn Inc. Survey); thence North 69°40'00" East, 100.30 feet to a ½ inch iron rod (2001 Hagedorn Inc. Survey); thence North 00°42'38" East, leaving said fence line, 16.20 feet to the South line of the "Richards Tract" at a point on the centerline of an existing road (being the "old road on top of ridge" noted in the "Richards Description") that bears North 89°11'31" West, 330.00 feet and South 00°42'38" West, 1184.07 feet from the Northeast corner of the Northwest Quarter of the Northwest Quarter of Section 35; thence South 67°00'00" West, along said road centerline (and the South line of the "Richards Tract") 40.00 feet; thence South 74°00'00" West, 69.00 feet; thence South 79°00'00" West, 236.00 feet; thence South 83°00'00" West, 94.00 feet; thence South 78°20'00" West, 145.23 feet to the South line of the Northwest Quarter of the Northwest Quarter of Section 35; thence North 89°06'27" West, along said South line, 85.29 feet to a point that is South 89°06'27" East, 330.00 feet from the Southwest corner of the Northwest Quarter of the Northwest Quarter of Section 35, said point also being the most Southerly Southwest corner of the "Richards Tract"; thence North 00°41'25" East, 660.00 feet to an inner corner of the "Richards Tract"; thence North 89°06'27" West, 330.00 to the True Point of Beginning.