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Page 1 of 8  
Date: 12/28/2006 10:37A  
Filed by: SKAMANIA COUNTY TITLE  
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of SKAMANIA COUNTY  
SKAMANIA COUNTY AUDITOR  
J MICHAEL GARVISON  
Fee: \$39.08

Return Address:

City of Stevenson  
P.O. Box 371  
Stevenson, WA 98648

29327

Document Title(s) or transactions contained herein:

Jordan Boundary Line Adjustment Approval

GRANTOR(S) (Last name, first name, middle initial)

Dewilde, Janet  
City of Stevenson

REAL ESTATE EXCISE TAX

26582

DEC 28 2006

☐ Additional names on page \_\_\_\_\_ of document.

GRANTEE(S) (Last name, first name, middle initial)

Jordan, James  
Dewilde, Janet

PAID EXEMPT

Audrey Takai Deputy  
SKAMANIA COUNTY TREASURER

☐ Additional names on page \_\_\_\_\_ of document.

LEGAL DESCRIPTION (Abbreviated: i.e., Lot, Block, Plat or Section, Township, Range, Quarter/Quarter)

Section 36, Township 3 North, Range 7 East of the  
Willamette Meridian

☒ Complete legal on page 56 of document.

REFERENCE NUMBER(S) of Documents assigned or released:

☐ Additional numbers on page \_\_\_\_\_ of document.

ASSESSOR'S PROPERTY TAX PARCEL/ACCOUNT NUMBER

A) 03-07-36-3-4-3600-0065

B) 03-07-36-3-4-3501-00

☐ Property Tax Parcel ID is not yet assigned

☐ Additional parcel numbers on page \_\_\_\_\_ of document.

The Auditor/Recorder 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.

Return Address:

**CITY OF STEVENSON  
BOUNDARY LINE ADJUSTMENT APPROVAL**

**FINDINGS:**

**(For Department Use Only)**

- 1) The proposed boundary line adjustment is exempt from platting regulations under RCW 58.17.040(6) and City short plat regulations.
- 2) The proposed boundary line adjustment does not create any additional lot, tract, site or division;
- 3) The resultant parcels will continue to meet City zoning regulations for the R2 Residential District.
- 4)

*Kristanne Plummer*  
Planning Director, CITY OF STEVENSON

12/26/06

DATE

Attached: 1) Vicinity Map  
2) Map of Boundary Line Adjustment  
3) Legal Descriptions, if needed  
4)

City of Stevenson  
7121 E Loop Road  
PO Box 371  
Stevenson, WA 98648  
509-427-5970  
Fax: 509-427-8208

For Official Use Only	
Date Received:	12-11-06
Date Complete:	
Application #:	06-04
TR #:	25014
Fee Paid:	\$75.00
Date Paid:	12/12/06

### Application for Boundary Line Adjustment

Applicant(s):

Name: A: James H. Jordan  
PO Box 781  
Address: Stevenson, WA 98648  
  
B: Janet DeWilde  
PO Box 83  
Stevenson, WA 98648

Phone: 509-427-7021  
Phone: 541-337-2654  
Fax: \_\_\_\_\_  
email: \_\_\_\_\_

Legal Descriptions of parcels:

(attach a copy of the deed containing the legal descriptions.)

See attached

Jordan Lot A: 03-07-36-3-4-3600-00

DeWilde Lot B: 03-07-36-3-4-3501-00

Description(s) of Revised Parcel(s):

387 sq feet of Janet DeWilde's (tax lot 03-07-  
36-3-4-3501-00) will transfer to James  
Jordan (tax lot 03-07-36-3-4-3600-00) creating  
2 rectangular lots

Short description of the purpose of the boundary line adjustment:

To create 2 rectangular lots for ease of  
maintenance.

Attach the following:

1. Copy of title(s) or proof of ownership of the subject properties
2. Description of any restrictive covenants or conditions on the subject properties
3. Original and two (2) copies of a plot plan or survey drawn to scale and accurately dimensioned, clearly showing
  - a) Name of boundary line adjustment
  - b) The existing and proposed boundary lines and identification by lot and parcel number for all affected lots.
  - c) North arrow and scale
  - d) The are and dimensions of each proposed lot
  - e) The location of all structures existing upon the affected lots accurately showing the distance of each such structure from all exiting and proposed lot line and from each other structure
  - f) The location and dimension of any drainfield easements, right-of-way or streets within or adjacent to any affected lot.
  - g) the existing public utilities and, if applicable, a statement regarding proposed future method of sewage disposals for each affected lot.
  - h) Where any lot reduced in size by a proposed boundary line adjustment is served or is likely to be served in the future by an on-site sewage disposal system, a report provided by the local health district officer, a registered sanitarian, civil engineer or similarly qualified professional confirming that the lot or lots will continue to meet existing standards for an on-site septic disposal system for each such lot
  - i) A signature line for planning administrator approval and the following statement:  
"This boundary line adjustment is exempt from City of Stevenson and State platting regulations as provided by RCW 58.17.040(6)."

The applicants hereby certify that all of the above statements are true and that the site map provides an accurate presentation of the proposed project.

Jan D. Durr  
Janet E. DeWilde

12-21-06  
12-26-06

Applicant Signatures

Date Signed

EXHIBIT 'A'

PARCEL I

The North Half of Lot 2 and all of Lot 3 of Block 1 of the ROSELAWN ADDITION to the Town of Stevenson, according to the recorded plat thereof, recorded in Book 'A' of Plats, Page 44, in the County of Skamania, State of Washington.

TOGETHER with that portion of the vacation of Roselawn Street by instrument recorded in Book 225, Page 468.

Together with the following:

A Parcel of land located in Block 1 of ROSE LAWN ADDITION TO THE CITY OF STEVENSON, Section 36, Township 3 North, Range 7 East of the Willamette Meridian, and more precisely described as follows:

Beginning at the Northeast corner of Lot 3 of said Block 1, being a yellow plastic cap stamped 'Bell Design 11873'; Thence South 90\_00'00" East, a distance of 12.50 feet; Thence South 00\_00'00" West, a distance of 33.98 feet to a yellow plastic cap stamped "Bell Design 11873"; Thence North 64\_19'59" West, a distance of 13.87 feet to a yellow plastic cap stamped "Bell Design 11873"; Thence North 00\_00'00" East, a distance of 27.97 feet to the Point of Beginning.

PARCEL II

The South 4 feet of the North 29 feet of Lot 2 of Block 1 of the ROSELAWN ADDITION to the Town of Stevenson, according to the recorded Plat thereof, recorded in Book 'A' of Plats, Page 44, in the County of Skamania, State of Washington.

TOGETHER with that portion of the vacation of Roselawn Street by instrument recorded in Book 225, Page 468.

EXHIBIT 'B'

PARCEL III

Lot 10 of the Alteration of Lots 10, 11, 12 & 13, Block 1 of the Roselawn Addition as recorded in Book B of Plats, Page 110, in the County of Skamania, State of Washington.

EXCEPT that portion conveyed to Melvin Engel, et ux by instrument recorded in Book 228, Page 128.

PARCEL IV

A tract of land in Section 36, Township 3 North, Range 7 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Beginning at the Northeast corner of Lot 10 of the Alteration of Lots 10, 11, 12 & 13 Block 1 of ROSELAWN ADDITION, according to the recorded plat in Book B of Plats, Page 110; thence West along said North line 90 feet to the True Point of Beginning; thence continuing West in a straight line 55 feet to the Northeast corner of Lot 3 Block 1 of the ROSELAWN ADDITION as recorded in Book A, Page 44; thence South along said East line 28 feet; thence South 60\_19'59" East 13.87 feet; thence North 51\_20'02" East 54.40 feet to the True Point of Beginning.

EXCEPTING therefrom the following:

A Parcel of land located in Block 1 of ROSE LAWN ADDITION TO THE CITY OF STEVENSON, Section 36, Township 3 North, Range 7 East of the Willamette Meridian, and more precisely described as follows:

Beginning at the Northeast corner of Lot 3 of said Block 1, being a yellow plastic cap stamped 'Bell Design 11873'; Thence South 90\_00'00" East, a distance of 12.50 feet; Thence South 00\_00'00" West, a distance of 33.98 feet to a yellow plastic cap stamped "Bell Design 11873"; Thence North 64\_19'59" West, a distance of 13.87 feet to a yellow plastic cap stamped "Bell Design 11873"; Thence North 00\_00'00" East, a distance of 27.97 feet to the Point of Beginning.

Gary H. Martin, Skamania County Assessor

Date 12/28/06<sup>65</sup> Parcel # 3-7-36-3-4-3600+3501

The map shows a grid of streets and lots. The streets are labeled as follows:

- ALAMEDA AVE.** (top horizontal street)
- McKINLEY AVE.** (middle horizontal street)
- ROOSEVELT AVE.** (bottom horizontal street)
- SCHOOL STREET** (vertical street on the right)
- WEST LINE** (vertical street on the far right)

The map includes several lots with numbers and areas. The lots are numbered as follows:

- ALAMEDA AVE. lots:** 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.
- McKINLEY AVE. lots:** 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.
- ROOSEVELT AVE. lots:** 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 72, 73, 74, 75, 76, 77, 78, 79, 80, 81, 82, 83, 84, 85, 86, 87, 88, 89, 90, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100.

The map also includes a large 'DRAFT' watermark across the center.

