

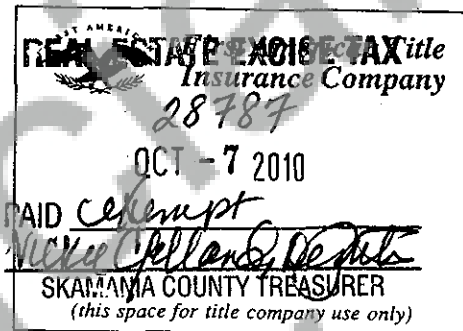
AFTER RECORDING MAIL TO:

Name Harry Schumacher
Address 311 Montello
City/State Hood River OR 97031

Quit Claim Deed

THE GRANTOR Harry R. Schumacher
and Donna Schumacher
for and in consideration of Ten Dollars

conveys and quit claims to Harry R. Schumacher
and Donna Schumacher
the following described real estate, situated in the County of _____
together with all after acquired title of the grantor(s) therein:



_____, State of Washington,

irrevocably bound as on legal parcel of record
Lot 15 & 16, the North 3 feet of Lot 14 & all of
Lot 12, Except the South 52 feet, all in Block 6, Town
of Stevenson, according to the record plat thereof,
recorded in Book A of Plats, Page 11, in the
County of Skamania, State of Washington.

Skamania County Assessor
Date 10/6/10 Parcel 2-7-1-1-2000-00
10/7/10

Assessor's Property Tax Parcel/Account Number(s): 02-07-01-1-1-2000-00 ^{Acro}

Dated 10-6-, 2010

[Signature]
(Individual)
D Schumacher
(Individual)

By _____
(President)


By _____
(Secretary)

08/17/2010 TUE 14:14 FAX

STATE OF Oregon } ss. ACKNOWLEDGMENT - Individual
 County of Hood River

On this day personally appeared before me Harry Schumacher & Donna Lee Schumacher
 _____ 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 7th day of October, 2010



OFFICIAL SEAL
STEVEN J NYBROTEN
 NOTARY PUBLIC-OREGON
 COMMISSION NO. 447714
 MY COMMISSION EXPIRES APRIL 05, 2014

Steven J Nybrot
 Notary Public in and for the State of Oregon
 residing at Hood River

My appointment expires April 5, 2014

STATE OF WASHINGTON, } ss. ACKNOWLEDGMENT - Corporate
 County of _____

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 _____



City of Stevenson Official Decision

Ash Building Boundary Line Adjustment/Lot Consolidation (BLA2010-02) 10-6-2010

On September 29th, 2010, the City of Stevenson Planning Department received a proposal from Harry Schumacher regarding the adjustment of the boundary line separating two-plus lots within Tax Parcel 02-07-01-11-2000, owned by Mr. & Mrs. Schumacher. The proposal, as depicted on the attached plot plan, would consolidate the lots by eliminating the boundary lines between the underlying legal lots.

FINDINGS

After reviewing this proposal for compliance with SMC 16.37 and as authorized by SMC 17.38.015, the City of Stevenson Planning Department makes the following Findings-of-Fact:

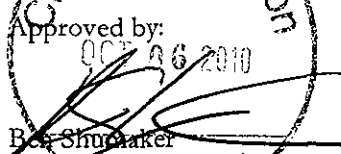
This Boundary Line Adjustment/Lot Consolidation:

1. Will not result in the creation of any additional lot, tract, parcel, site, or division;
2. Will not create any lot, tract, parcel, site or division which contains insufficient area and dimensions to meet the requirements of City zoning regulations and applicable conditions, covenants and restrictions pertaining to the property;
3. Will not adversely affect access, utilities, easements, drainfields or public safety;
4. Will not create nor increase nonconforming aspects of any existing building or structure with regard to any applicable setbacks or lot coverage standards;
5. Will not increase the nonconforming aspects of any existing nonconforming lot;
6. Will not violate either restrictive covenants contained on the face of a final plat or conditions of preliminary plat approval;
7. Will not create an unreasonably hazardous approach to or from the property for access or egress purposes, nor unacceptably increase the number of lots accessing to or from an arterial, collector, or private street within the City;
8. Will not be contrary to the purpose of RCW 58.17 and SMC 16- Subdivisions;
9. This Boundary Line Adjustment and its effects lie wholly outside any critical area or buffer.

DECISION

Based on these Findings, the Planning Department APPROVES this Boundary Line Adjustment (BLA2010-02), and any future division or separation of these lots will be subject to the procedures of RCW 58.17 and SMC 16- Subdivisions, or such other laws governing land division as they may be constituted in the future.

This decision does not become effective until the applicants record with the Skamania County Auditor this Official Approval and the plot plan signed by the Planning Director. The applicant shall then return one electronic and one hard copy of the recorded documents to the City of Stevenson. This decision by the Planning Department may be appealed by following the procedures of SMC 16.40- Grievance and Appeal.

Approved by:
OCT 06 2010

Bob Schumacher
Planning Director, City of Stevenson

irrevocably bound as one legal parcel of record

Lots 15 & 16, the North 3 feet of Lot 14, & all of Lot 12, Except the South 52 feet, all in Block 6, Town of Stevenson, according to the recorded plat thereof, recorded in Book A of Plats, Page 11, in the County of Skamania, State of Washington.

Unofficial
Copy

SITE PLAN

74 SW RUSSELL AVE.
HARRY SCHUMACHER
(541) 490-1936

TAX LOT 02070111200000

THIS BOUNDARY LINE
ADJUSTMENT IS EXEMPT
FROM CITY AND STATE
PLATTING REGULATIONS
AS PROVIDED BY
RCW 58.17.040(6).



ALLEY

58

52

25

LOT LINE TO BE REMOVED

LOT LINE TO BE REMOVED

LOT LINE TO BE REMOVED

100

FIRST STREET

RUSSELL AVE.