

After recording, return to:

Landerholm, P.S.
P.O. Box 1086
Vancouver, WA 98666-1086

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX
31280
JUN - 8 2015

PAID *exempt*
Vickie Chittland, Treasurer
SKAMANIA COUNTY TREASURER

Tax Lot 03-10-0300-0100/00; 03-10-0300-0106/00  Space Above for Recording Information Only
Section 3, T3N, R10E, W.M.

WARRANTY DEED AND BOUNDARY LINE ADJUSTMENT

PARTIES: Desmond E. Verley and Sheryl J. Verley, husband and wife,
hereinafter GRANTOR; and

DEBO, LLC, a Washington limited liability company,
hereinafter "GRANTEE".

RECITALS:

- A. GRANTOR is the owner of certain real property located in Skamania County, Washington legally described and depicted on the attached Exhibit "A" (hereafter "Verley Parcel").
- B. GRANTEE is the owner of certain real property located in Skamania County, Washington legally described and depicted on the attached Exhibit "B" (hereafter "DEBO Parcel").
- C. The two properties share a common boundary.
- D. GRANTOR and GRANTEE wish to adjust their common boundary to change the size and shape for owner convenience.
- E. *The purpose of this deed is to affect a boundary line adjustment between adjoining parcels of land owned by Grantor and Grantee; it is not intended to create a separate parcel, and is therefore exempt from the requirements of RCW 58.17 and the*

WARRANTY DEED AND BOUNDARY LINE ADJUSTMENT - 1

Planning Department - Exemption over
20 acres approved by:

Planning Department - BLA Approved By:
@ 6/8/15

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

F. It is the intention of the parties that these Recitals be and are a part of this Agreement.

AGREEMENT:

1. GRANTOR and GRANTEE convey and warrant to one another that the Verley Parcel shall be legally described as attached hereto as Exhibit "C" and the DEBO Parcel shall be legally described as attached hereto as Exhibit "D".

2. A drawing of the revised Property lines is contained in the attached Exhibit "E", incorporated by reference herein.

June 5, 2015
Date

Desmond E. Verley
Desmond E. Verley

June 5, 2015
Date

Sheryl J. Verley
Sheryl J. Verley

DEBO, LLC, a Washington limited liability company

June 5, 2015
Date

Desmond E. Verley
By: Manager, Desmond E. Verley

Its:

Oregon
STATE OF ~~WASHINGTON~~)
Hood River) ss.
County of ~~Skamania~~)

I certify that I know or have satisfactory evidence that Desmond E. Verley and Sheryl J. Verley are the persons who appeared before me, and said persons acknowledged that they

EXHIBIT "A"

LEGAL DESCRIPTION
for
Tax Parcel 03-10-0300-0100/00

A tract of land lying in Government Lot 1, Section 3, Township 3 North, Range 10 East, Willamette Meridian, Skamania County, Washington, being more particularly described as follows:

Beginning at the Northeast corner of said Section 3; thence along the East line of said Section 3, South 01°43'35" East 283.86 feet to the Northeast corner of that tract of land described in Auditor's File No. 20140017179, Deed Records of Skamania County; thence leaving said East line along the North line of said tract of land, North 89°41'03" West 298.10 feet to the Northwest corner of said tract of land; thence along the West line of said tract of land, South 00°14'59" West 344.44 feet to the Southwest corner of said tract of land and intersection with the North line of that tract of land described in Book 109, Page 841, Deed Records of Skamania County; thence along said North line, North 89°36'55" West 19.77 feet to the Northeast corner of that tract of land described in Book 144, Page 816, Deed Records of Skamania County; thence along the North line of said tract of land, North 89°30'24" West 380.31 feet to the Northwest corner of said tract of land; thence along the West line of said tract of land, South 06°34'23" West 656.76 feet to the Southwest corner of said tract of land and intersection with South line of said Government Lot 1; thence along said South line, North 89°05'07" West 506.96 feet to the Southwest corner of said Government Lot 1; thence along the West line of said Government Lot 1, North 01°33'53" West 1,275.15 feet to the Northwest corner of said Government Lot 1 and North line of said Section 3; thence along said North line, South 89°41'03" East 1,308.03 feet to the point of beginning.

Excepting therefrom any portion of the above described tract of land lying within Public or County Road rights-of-way of Record and excepting that portion of the above tract transferred pursuant to Boundary Line Adjustment recorded under Skamania County, Washington Auditor's File No. 2015 001083

Planning Department - BLA Approved By:

@ 6/8/15

EXHIBIT "B"

LEGAL DESCRIPTION
for
Tax Parcel 03-10-0300-0106/00

The East Half of Government Lot 2 of Section 3 of Township 3 North, Range 10 East, W.M. in
Skamania County, State of Washington.

Unofficial
Copy

EXHIBIT "C"

LEGAL DESCRIPTION AFTER ADJUSTMENT

for

Tax Parcel 03-10-0300-0100/00

A tract of land lying in Government Lot 1 of Section 3, Township 3 North, Range 10 East, Willamette Meridian, Skamania County, Washington, being more particularly described as follows:

Commencing at the Northeast corner of said Section 3; thence along the North line of said Section 3, North 89°41'03" West 338.31 feet to the true point of beginning of this description, said true point of beginning being the Northwest corner of that tract of land described in Auditor's File # 2015001083, Deed Records of Skamania County; thence leaving said North line along the West line of said tract of land, South 00°14'59" West 628.00 feet to the Southwest corner of said tract of land and intersection with the North line of that tract of land described in Book 144, Page 816, Deed Records of Skamania County; thence along the North line of said tract of land, North 89°30'24" West 350.09 feet to the Northwest corner of said tract of land; thence along the West line of said tract of land South 06°34'23" West 350.83 feet; thence leaving said West line North 21°01'50" West 1,047.52 feet to the intersection with the North line of said Section 3; thence along said North line, South 89°41'03" East 768.90 feet to the point of beginning.

Contains 10.011 acres.

Planning Department - BLA Approved By: *[Signature]*
6/8/15

12.068 acres are being adjusted from Tax Parcel 03100300010000 into Tax Parcel 03100300010600. 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.

EXHIBIT "D"

LEGAL DESCRIPTION AFTER ADJUSTMENT

for

Tax Parcel 03-10-0300-0106/00

A tract of land lying in Government Lots 1 and 2 of Section 3, Township 3 North, Range 10 East, Willamette Meridian, Skamania County, Washington, being more particularly described as follows:

The East 1/2 of said Government Lot 2.

Also the following described tract of land:

Beginning at the Northwest corner of said Government Lot 1; thence along the West line of said Government Lot 1, South 01°33'53" East 1,275.15 feet to the Southwest corner of said Government Lot 1; thence along the South line of said Government Lot 1, South 89°05'07" East 506.96 feet to the Southwest corner of that tract of land described in Book 144, Page 816, Deed Records of Skamania County; thence leaving said South line along the Westerly line of said tract of land, North 06°34'23" East 305.93 feet; thence leaving said Westerly line, North 21°01'50" West 1,047.52 feet to the intersection with the North line of said Section 3; thence along said North line, North 89°41'03" West 200.82 feet to the point of beginning.

Contains 31.178 acres.

12.068 acres are being adjusted from Tax Parcel 03100300010000 into Tax Parcel 03100300010600. 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.

Q 6/8/15

Skamania County Assessor
Date 6-8-15 Parcel 3-10-3-100
3-10-3-106

