

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

31826
MAY 16 2016

PAID EXEMPT
Chadley Allen Deputy
SKAMANIA COUNTY TREASURER

QUITCLAIM DEED

This instrument prepared by:

Jay A. Rosenberg, Rosenberg LPA, Washington State Bar Number 50102; 3805 Edwards Road,
Suite 550, Cincinnati, Ohio 45209.

After Recording Return To:

**KENNETH DARYL MUSSER JR., TRUSTEE, OR HIS SUCCESSORS IN INTEREST,
OF THE KENNETH D. MUSSER JR. LIVING TRUST DATED NOVEMBER 18, 2013,
AND ANY AMENDMENTS THERETO
62091 State Highway 14 Underwood, WA 98651**

Commitment Number: CL3205

ASSESSOR PARCEL IDENTIFICATION NUMBER:

03 10 21 40 0700 0011

ABBREVIATED LEGAL: SE 1/4 SECTION 21, T3N, R10EWM

Exempt from real estate excise tax. WAC 458-61A-211 mere change in name no change in
ownership Full legal pg 2

**KENNETH DARYL MUSSER JR., TRUSTEE, OR HIS SUCCESSORS IN INTEREST,
OF THE KENNETH D. MUSSER JR. LIVING TRUST DATED NOVEMBER 18, 2013,
AND ANY AMENDMENTS THERETO WHO INCORRECTLY ACQUIRED TITLE AS
KENNETH DARYL MUSSER, JR., OR HIS SUCCESSORS INTEREST OF THE
KENNETH D. MUSSER, LR. LIVING TRUST DATED NOVEMBER 18, 2013, hereinafter
grantor, whose tax-mailing address is 62091 State Highway 14 Underwood, WA 98651, for
\$0.00 (Zero Dollar and Zero Cents) in consideration paid, conveys and quitclaims to
KENNETH DARYL MUSSER JR., TRUSTEE, OR HIS SUCCESSORS IN INTEREST,**

OF THE KENNETH D. MUSSER JR. LIVING TRUST DATED NOVEMBER 18, 2013, AND ANY AMENDMENTS THERETO, hereinafter grantee, whose tax mailing address is 62091 State Highway 14 Underwood, WA 98651, the following real property:

LEGAL DESCRIPTION:

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE POINT MARKING THE INTERSECTION BETWEEN THE NORTHERLY RIGHT OF WAY LINE OF PRIMARY STATE HIGHWAY NO. 8, WITH THE EAST LINE OF THE SAID SECTION 21, SAID POINT BEING 19.37 CHAINS SOUTH 00°06' WEST FROM THE QUARTER POST ON THE EAST LINE OF THE SAID SECTION 21; THENCE SOUTH 82°52' WEST FOLLOWING THE NORTHERLY RIGHT OF WAY LINE OF SAID HIGHWAY 4.07 CHAINS TO A POINT; THENCE FOLLOWING THE DIRECTION A DISTANCE OF 200 FEET; THENCE NORTH 200 FEET; THENCE WEST 125 FEET; THENCE SOUTH 200 FEET, MORE OR LESS, TO INTERSECTION WITH THE NORTHERLY RIGHT OF WAY LINE OF SAID HIGHWAY TO THE INITIAL POINT OF THE TRACT HEREBY DESCRIBED; THENCE NORTH 400 FEET; THENCE WEST 150 FEET; THENCE SOUTH 400 FEET, MORE OR LESS, TO INTERSECTION WITH THE NORTHERLY RIGHT OF WAY LINE OF SAID HIGHWAY; THENCE IN AN EASTERLY DIRECTION FOLLOWING THE NORTHERLY RIGHT OF WAY LINE OF SAID HIGHWAY TO THE POINT OF BEGINNING.

TOGETHER WITH A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT MARKING THE INTERSECTION BETWEEN THE NORTHERLY RIGHT OF WAY LINE OF PRIMARY STATE HIGHWAY NO. 8, WITH THE EAST LINE OF SAID SECTION 21, SAID POINT BEING 19.37 CHAINS SOUTH FROM THE QUARTER POST ON THE EAST LINE OF THE SAID SECTION 21; THENCE ALONG SAID NORTHERLY RIGHT OF WAY SOUTH 83°40'51" WEST, A DISTANCE OF 468.00 FEET TO THE BEGINNING OF A CURVE TANGENT TO SAID LINE; THENCE CONTINUING ALONG SAID RIGHT OF WAY WESTERLY A DISTANCE OF 280.56 FEET ALONG THE CURVE CONCAVE TO THE SOUTH,

HAVING A RADIUS OF 2342.00 FEET AND A CENTRAL ANGLE OF 6°51'49" TO THE SOUTHWEST CORNER OF THAT PARCEL DESCRIBED IN BOOK 138, PAGE 113; THENCE ALONG THE WEST LINE OF SAID PARCEL NORTH 00°49'55" EAST, A DISTANCE OF 114.33 FEET TO THE POINT OF BEGINNING.

THENCE CONTINUING ALONG SAID WEST LINE NORTH 00°49'55" EAST, A DISTANCE OF 151.93 FEET; THENCE SOUTH 75°03'29" WEST, A DISTANCE OF 60.44 FEET; THENCE SOUTH 11°24'16" EAST, A DISTANCE OF 125.33 FEET; THENCE SOUTH 66°46'45" EAST, A DISTANCE OF 34.18 FEET TO A POINT ON SAID WEST LINE AND THE POINT OF BEGINNING.

EXCEPTING THEREFROM, A TRACT OF LAND LOCATED IN THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT MARKING THE INTERSECTION BETWEEN THE NORTHERLY RIGHT OF WAY LINE OF PRIMARY STATE HIGHWAY NO. 8, WITH THE EAST LINE OF SAID SECTION 21, SAID POINT BEING 19.37 CHAINS SOUTH FROM THE QUARTER POST ON THE EAST LINE OF THE SAID SECTION 21; THENCE ALONG SAID NORTHERLY RIGHT OF WAY SOUTH 83°40'51" WEST, A DISTANCE OF 468.00 FEET TO THE BEGINNING OF A CURVE TANGENT TO SAID LINE; THENCE CONTINUING ALONG SAID RIGHT OF WAY WESTERLY, A DISTANCE OF 280.56 FEET ALONG THE CURVE CONCAVE TO THE SOUTH, HAVING A RADIUS OF 2342.00 FEET AND A CENTRAL ANGLE OF 6°51'49" TO THE SOUTHWEST CORNER OF THAT PARCEL DESCRIBED IN BOOK 138, PAGE 113, AND THE POINT OF BEGINNING:

THENCE ALONG THE WEST LINE OF SAID PARCEL NORTH 00°49'55" EAST, A DISTANCE OF 114.33 FEET; THENCE SOUTH 66°46'45" EAST, A DISTANCE OF 44.40 FEET; THENCE SOUTH 30°16'34" EAST, A DISTANCE OF 90.30 FEET TO A POINT ON SAID NORTH RIGHT OF WAY; THENCE WESTERLY A DISTANCE OF 89.99 FEET ALONG A CURVE CONCAVE TO THE SOUTH, HAVING A RADIUS OF 2342.00 FEET AND A CENTRAL ANGLE OF 2°12'06" AND BEING SUBTENDED BY A CHORD WHICH BEARS SOUTH 77°55'05" WEST 89.98 FEET TO THE POINT OF BEGINNING.

Assessor's Parcel Number: 03 10 21 40 0700 00

Property Address is: 62091 State Highway 14 Underwood, WA 98651.

Skamania County Assessor
Date 5-16-16 Parcel# 3-10-21-4-700
[Signature]

Executed by the undersigned on 26 April, 2016:

KD Musser Jr - Trustee

KENNETH DARYL MUSSER JR., TRUSTEE, OR HIS SUCCESSORS IN INTEREST, OF THE KENNETH D. MUSSER JR. LIVING TRUST DATED NOVEMBER 18, 2013, AND ANY AMENDMENTS THERETO WHO INCORRECTLY ACQUIRED TITLE AS KENNETH DARYL MUSSER, JR. OR HIS SUCCESSORS INTEREST OF THE KENNETH D. MUSSER, LR. LIVING TRUST DATED NOVEMBER 18, 2013

STATE OF Oregon
COUNTY OF Hood River

The foregoing instrument was acknowledged before me on 4-26, 2016 by **KENNETH DARYL MUSSER JR., TRUSTEE, OR HIS SUCCESSORS IN INTEREST, OF THE KENNETH D. MUSSER JR. LIVING TRUST DATED NOVEMBER 18, 2013, AND ANY AMENDMENTS THERETO WHO INCORRECTLY ACQUIRED TITLE AS KENNETH DARYL MUSSER, JR. OR HIS SUCCESSORS INTEREST OF THE KENNETH D. MUSSER, LR. LIVING TRUST DATED NOVEMBER 18, 2013**, who is personally known to me or has produced Washington Drivers License as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

CT Deach
Notary Public

