

**WHEN RECORDED RETURN TO:**

David & Laura Prosser

PO Box 804

Stevenson Wa 98648

**DOCUMENT TITLE(S)**

Boundary Line Adjustment

**REFERENCE NUMBER(S)** of Documents assigned or released:

100326

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

**GRANTOR(S):**

David & Laura Prosser, Matt & Kay Masco

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

**GRANTEE(S):**

Douglas & Barbara Bill

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

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

S+ 4 of Anthony Pappas short plat

☒ Complete legal on page 6, 9 of document.

**TAX PARCEL NUMBER(S):**

~~02-07-02-050~~

02-07-02-1-0-0503-00

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

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

RECEIVED  
AUG 07 2017

BY: CP

After Recording Return To:  
Katy J. Archer P.C.  
Attorney at Law  
PO Box 510  
Stevenson, WA 98648

SKAMANIA COUNTY  
REAL ESTATE EXCISE TAX

32890  
OCT 31 2017

PAID EXEMPT  
Shirley Ann Deputy  
SKAMANIA COUNTY TREASURER

**BOUNDARY LINE ADJUSTMENT  
Quit Claim Deed**

WHEREAS, DAVID PROSSER and LAURA PROSSER, Husband and Wife and MATT MASCO and KAYE MASCO, Husband and Wife, (collectively herein referred to as "GRANTOR"), are owners of real property located in Skamania County, Tax Parcel 02-07-02-1-0-0503-00; Q

WHEREAS, DOUG BILL and BARBARA BILL, Husband and Wife, (collectively herein referred to as "GRANTEE"), are the owners of real property located in Skamania County, Tax Parcel 02-07-02-1-0-0900-00; Q

WHEREAS, GRANTOR intends to sell a portion of its real property to GRANTEE, said portion as shown on the map attached hereto as Exhibit "A";

NOW THEREFORE, the parties agree to adjust boundaries as follows:

DAVID PROSSER and LAURA PROSSER, Husband and Wife and MATT MASCO and KAYE MASCO, Husband and Wife, (collectively herein referred to as "GRANTOR"), are owners of real property located in Skamania County, Tax Parcel 02-07-02-1-0-0503-00; said parcel previously described before adjustment of boundaries as:

Lot 4 of Anthony Pappas Short Plat, recorded in Book T of Short plats, page 27, Skamania County Deed Records.

DOUG BILL and BARBARA BILL, Husband and Wife, (collectively herein referred to as "GRANTEE"), are the owners of real property located in Skamania County, Tax Parcel 02-07-02-1-0-0900-00, said parcel previously described before adjustment of boundaries as:

A tract of land in the Northeast Quarter of Section 2, Township 2 North, Range 7 East of the Willamette Meridian, Skamania County, State of Washington, and more particularly described in Exhibit "B" attached hereto and incorporated herein as if fully set forth.

DAVID PROSSER and LAURA PROSSER, Husband and Wife and MATT MASCO and KAYE MASCO, Husband and Wife, GRANTORS, for good and valuable consideration and for the purposes of adjusting boundaries only, quit claim to DOUG BILL and BARBARA BILL, Husband and Wife, GRANTEE, the following real estate, including any after acquired title, situated in the County of Skamania, State of Washington:

A parcel of land located in Lot 4 of Anthony Pappas Short Plat as shown on the survey recorded in Auditor File Number 100326 of Skamania County in the Northeast Quarter of Section 2, Township 2 North, Range 7 East, W.M. City of Stevenson, State of Washington, described as follows:

Commencing at the Northeast corner of said Lot 4 of Anthony Pappas Short Plat; Thence South 39°59'48" West along the East line of said Lot 4, a distance of 211.85 feet to an existing Yellow Plastic Cap on a 5/8" rebar set at the Southwest corner of Lot 3 of Jenny Short Plat as recorded in Auditor's File Number 2007166596 and the True Point of Beginning; Thence South 39°59'48" West, a distance of 82.67 feet; Thence North 64°36'57" West, a distance of 76.23 feet to a plastic cap on a 5/8" rebar set for said Anthony Pappas Short Plat; Thence North 75°56'12" East, a distance of 125.69 feet to the Point of Beginning.  
Containing 3046 Square Feet.

After quit claim of the above described real property, including any after acquired title, DAVID PROSSER and LAURA PROSSER, Husband and Wife and MATT MASCO and KAYE MASCO, Husband and Wife, (collectively herein referred to as "GRANTOR"),

owning a parcel of property described as tax parcel 00-07-02-1-0-0503-00, said property with the adjusted boundary being described as set forth in Exhibit "C" attached hereto and incorporated herein as if fully set forth:

After quit claim of the above described real property, including any after acquired title, DOUG BILL and BARBARA BILL, Husband and Wife, GRANTEE, owning a parcel of property described as tax parcel 02-07-02-1-0-0900-00, said property with the adjusted boundary being described as described in Exhibit "D" attached hereto and incorporated herein as if fully set forth.

The purpose of this deed is to effect a boundary line adjustment between two 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 Skamania County Short Plat Ordinance. The property being conveyed by this deed cannot be further subdivided and conveyed without conforming to the laws of the State of Washington and the Skamania County Subdivision Ordinance.

August 26th 2017





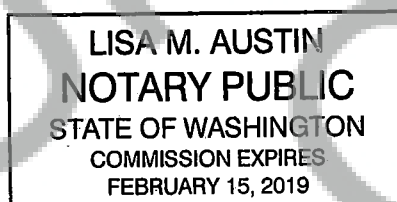
  
MATT MASCO, GRANTOR

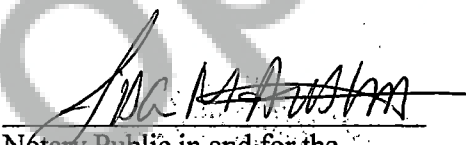
  
KAYE MASCO, GRANTOR

STATE OF WASHINGTON    )  
  ) ss.  
County of Skamania        )

This is to certify that on the 31 day of JULY, before me personally appeared Matt Masco and Kaye Masco, Husband and Wife, to me known to be the individuals described in and who executed the forgoing instrument, and acknowledged to me 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 on the 31 day of JULY, 2017.



  
Notary Public in and for the  
State of Washington, residing  
at STEVENSON  
Commission expires: 2/15/2019







Bill Parcel

A tract of land located in the Northeast Quarter of Section 2, Township 2 North, Range 7 East, Willamette Meridian, Skamania County, State of Washington, described as follows:

Commencing at the northwest corner of the Baughman D.L.C. No.42; thence North 358.25 feet; thence North 61°09' West 430.3 feet; thence North 50°00' West 76.80 feet; thence South 40°00' West 30 feet; North 50°00' West 132 feet to the Northwest corner of a tract of land conveyed to David J. Stevenson as described in Parcel II, recorded April 22, 1996, Book 156, Page 756 which is also the Northeast corner of a tract of land conveyed to Gary G. Collins and Gail Collins by instrument recorded March 20, 1998 in Book 174, Page 654; thence South 50°00' East 36.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar and the True Point of Beginning (True Point of Beginning is North 38°57'06" West 840.72 feet from said northwest corner of the Baughman D.L.C. No.42);

Thence South 39°59'48" West, a distance of 275.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar;

Thence South 80°33'01" West, a distance of 84.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar;

Thence South 66°54'25" West, a distance of 56.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar;

Thence North 64°36'54" West, a distance of 91.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar;

Thence South 39°59'48" West, a distance of 82.67 feet to a point;

Thence North 64°36'57" West, a distance of 76.23 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence South 12°06'12" West, a distance of 108.43 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence South 12°08'49" West, a distance of 117.73 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence South 72°56'23" East, a distance of 207.49 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence North 12°14'52" East, a distance of 195.08 feet to a calculated point which is North 72°32'38" West 0.02 feet from a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence South 73°44'37" East, a distance of 72.10 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence North 39°59'48" East, a distance of 430.94 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence North 50°00'00" West, a distance of 30.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar and the True Point of Beginning.

This boundary line adjustment is exempt from City and State platting regulations as provided by RCW 36.17.040.  
 6-31-2016  
 Skamania Planning Administrator

EXHIBIT "B"

Prosser Parcel less Adjusted Area

Lot 4 of Anthony Pappas Short Plat, recorded in Auditor File Number 100326 of Skamania County, in the Northeast Quarter of Section 2, Township 2 North, Range 7 East, W.M. City of Stevenson, State of Washington

LESS a parcel of land located in Lot 4 of Anthony Pappas Short Plat as shown on the survey recorded in Auditor File Number 100326 of Skamania County in the Northeast Quarter of Section 2, Township 2 North, Range 7 East, W.M. City of Stevenson, State of Washington, described as follows:

Commencing at the Northeast corner of said Lot 4 of Anthony Pappas Short Plat;  
Thence South  $39^{\circ} 59' 48''$  West along the East line of said Lot 4, a distance of 211.85 feet to an existing Yellow Plastic Cap on a  $5/8''$  rebar set at the Southwest corner of Lot 3 of Jenny Short Plat as recorded in Auditor's File Number 2007166596 and the True Point of Beginning;

Thence South  $39^{\circ} 59' 48''$  West, a distance of 82.67 feet;  
Thence North  $64^{\circ} 36' 57''$  West, a distance of 76.23 feet to a plastic cap on a  $5/8''$  rebar set for said Anthony Pappas Short Plat;  
Thence North  $75^{\circ} 56' 12''$  East, a distance of 125.69 feet to the Point of Beginning.

Containing 3046 Square Feet

This boundary line adjustment is exempt  
from City and State platting regulations as  
provided by RCW 58.17.040(6).

*[Signature]* 8-31-2016  
Stevenson Planning Administrator

EXHIBIT "c"

Bill Parcel with Adjusted Area

A tract of land located in the Northeast Quarter of Section 2, Township 2 North, Range 7 East, Willamette Meridian, Skamania County, State of Washington, described as follows:

Commencing at the northwest corner of the Baughman D.L.C. No.42; thence North 358.25 feet; thence North 61°09' West 430.3 feet; thence North 50°00' West 76.80 feet; thence South 40°00' West 30 feet; North 50°00' West 132 feet to the Northwest corner of a tract of land conveyed to David J. Stevenson as described in Parcel II, recorded April 22, 1996, Book 156, P93age 756 which is also the Northeast corner of a tract of land conveyed to Gary G. Collins and Gail Collins by instrument recorded March 20, 1998 in Book 174, Page 654; thence South 50°00' East 36.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar and the True Point of Beginning (True Point of Beginning is North 38°57'06" West 840.72 feet from said northwest corner of the Baughman D.L.C. No.42);

Thence South 39°59'48" West, a distance of 275.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar;

Thence South 80°33'01" West, a distance of 84.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar;

Thence South 66°54'25" West, a distance of 56.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar;

Thence North 64°36'54" West, a distance of 91.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar;

Thence South 39°59'48" West, a distance of 82.67 feet to a point;

Thence North 64°36'57" West, a distance of 76.23 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence South 12°06'12" West, a distance of 108.43 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence South 12°08'49" West, a distance of 117.73 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence South 72°56'23" East, a distance of 207.49 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence North 12°14'52" East, a distance of 195.08 feet to a calculated point which is North 72°32'38" West 0.02 feet from a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence South 75°44'37" East, a distance of 72.10 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence North 39°59'48" East, a distance of 430.94 feet to a yellow plastic survey cap inscribed "MOORE LS 501" set on a #5 rebar;

Thence North 50°00'00" West, a distance of 30.00 feet to a yellow plastic survey cap inscribed "BELL DESIGN 11873" set on a #5 rebar and the True Point of Beginning.

WITH a parcel of land located in Lot 4 of Anthony Pappas Short Plat as shown on the survey recorded in Auditor File Number 100326 of Skamania County in the Northeast Quarter of Section 2, Township 2 North, Range 7 East, W.M. City of Stevenson, State of Washington, described as follows:

Commencing at the Northeast corner of said Lot 4 of Anthony Pappas Short Plat;  
Thence South 39° 59' 48" West along the East line of said Lot 4, a distance of 211.85 feet to an existing Yellow Plastic Cap on a 5/8" rebar set at the Southwest corner of Lot 3 of Jenny Short Plat as recorded in Auditor's File Number 2007166596 and the True Point of Beginning;

Thence South 39° 59' 48" West, a distance of 82.67 feet;

Thence North 64° 36' 57" West, a distance of 76.23 feet to a plastic cap on a 5/8" rebar set for said Anthony Pappas Short Plat;

Thence North 75° 56' 12" East, a distance of 125.69 feet to the Point of Beginning.

Containing 3046 Square Feet

Prosser-Bill legal descriptions (004)

EXHIBIT "D"

Skamania County Assessor  
Date 8-10-17 Parcel# 2-7-2-1-503  
② 2-7-2-1-900