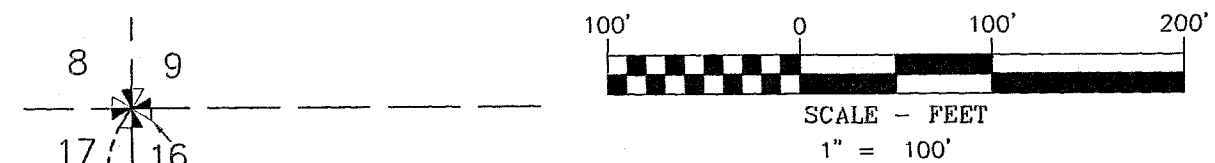


# BOUNDARY LINE ADJUSTMENT

LOCATED IN ROBINS D.L.C.  
SE 1/4, AND THE SW 1/4, OF THE NE 1/4  
SECTION 27 T. 3N., R. 8E., W.M.  
SKAMANIA COUNTY, STATE OF WASHINGTON



**BASIS OF BEARINGS**  
FROM THE NORTHWEST CORNER OF ROBINS D.L.C. TO FOUND 1/2" WYEAST REBAR ALONG NORTH LINE OF ROBINS D.L.C. AS PER COUNTY SURVEY BOOK 3, PAGE 378.

## NARRATIVE

THE PURPOSE OF THIS SURVEY IS TO SURVEY AND MONUMENT THOSE TRACTS OF LAND DESCRIBED IN STATUTORY WARRANTY DEED, RECORDED IN AUDITORS FILE NO. 2017000019 AND STATUTORY WARRANTY DEED, RECORDED IN AUDITORS FILE NO. 2017001726.

THE TRACT DESCRIBED IN STATUTORY WARRANTY DEED, RECORDED IN AUDITORS FILE NO. 2017000019 IS DESCRIBED AS:

LOT 1 OF THE LYLE AND MARY FRENTER SHORT PLAT, RECORDED IN BOOK 3 OF PLATS PLATS, PAGE 183. MONUMENTS WERE FOUND AND HELD PER SAID LYLE AND MARY FRENTER SHORT PLAT. THE BOUNDARY OF LOT 1 WAS COMPUTED FROM THE FOUND MONUMENT AS SHOWN.

THE TRACT DESCRIBED IN STATUTORY WARRANTY DEED, RECORDED IN AUDITORS FILE NO. 2017001726 IS DESCRIBED AS FOLLOWS:

"BEGINNING AT THE NORTHWEST CORNER OF THE ROBINS D.L.C. AFORESAID; THENCE EAST 20 CHAINS, THENCE SOUTH 20 CHAINS; THENCE WEST 20 CHAINS, THENCE NORTH 20 CHAINS TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION THEREOF LYING SOUTHERLY OF COUNTY ROAD NO. 3036 DESIGNATED AS THE BERGE ROAD;

EXCEPT THE FOLLOWING TRACT:

BEGINNING AT THE NORTHWEST CORNER OF THE ROBINS D.L.C. AFORESAID; THENCE EAST 607.8 FEET; THENCE SOUTH 01'51" WEST, 763.5 FEET TO THE CENTERLINE OF THE COUNTY ROAD KNOWN AND DESIGNATED AS THE BERGE ROAD; THENCE ALONG THE CENTERLINE OF SAID ROAD SOUTH 64'36" WEST, 552.8 FEET; ....

DURING THE COURSE OF THIS SURVEY TWO ENCROACHMENTS WERE DISCOVERED. AS SHOWN ON THE FACE OF THIS SURVEY. A GRAVEL DRIVE WAS DISCOVERED ALONG THE EASTERN BOUNDARY OF PARCEL NO. 03082700020200 AND A LARGE ENCROACHMENT WAS DISCOVERED ALONG THE WESTERN BOUNDARY OF SAID PARCEL NO. 03082700020200.

FOR THE LARGE ENCROACHMENT ALONG THE WESTERN BOUNDARY THE DEEDS WERE RESEARCHED FOR TAX PARCEL NO. 03082700020200 AND 03082700029000.

THE LEGAL DESCRIPTION FOR PARCEL NO. 03082700020200 WAS RESEARCHED BACK TO SKAMANIA COUNTY DEED BOOK 28, PAGE 174 RECORDED OCTOBER 24, 1940, SAID 1940 DEED DESCRIBES THE SAME PROPERTY WITH THE SAME EXCEPTION "... THENCE EAST 607.8 FEET; THENCE SOUTH 01'51" WEST, 763.5 FEET TO THE CENTERLINE OF THE COUNTY ROAD...."

STATUTORY WARRANTY DEED RECORDED IN BOOK 197, PAGE 274 DESCRIBES TAX PARCEL NO. 03082700029000 AS FOLLOWS:

A TRACT OF LAND IN THE JOSEPH ROBINS DONATION LAND CLAIM IN SECTION 27, TOWNSHIP 3 NORTH RANGE, 8 EAST OF THE WILLAMETTE MERIDIAN IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE ROBINS D.L.C. AFORESAID; THENCE EAST 620 FEET, MORE OR LESS, THENCE SOUTH 600 FEET, MORE OR LESS, TO THE CENTERLINE OF THE COUNTY ROAD NO. 3036, DESIGNATED AS BERGE ROAD; THENCE IN THE SOUTHWESTERLY DIRECTION APPROXIMATELY 700 FEET, MORE OR LESS....

THE DEEDS FOR PARCEL NO. 03082700029000 WERE RESEARCHED BACK TO 1984 AND ALL USE THE SAME DESCRIPTION "... THENCE EAST 620 FEET, MORE OR LESS, THENCE SOUTH 600 FEET, MORE OR LESS, ...."

FOR THIS SURVEY THE DEED CALL OF 607.8 FEET EAST OF THE NORTHWEST CORNER OF THE ROBINS D.L.C. IS BEING HELD, SAID CALL HAS SENIOR RIGHTS.

THE COUNTY RECORDS WERE RESEARCHED BACK TO 1935 TO DETERMINE IF PARCEL NO. 03082700029000 HAS LEGAL RIGHTS TO THE LAND BEING OCCUPIED.

NO RIGHTS WERE FOUND IN THE PUBLIC RECORD.

## SURVEYOR'S CERTIFICATE:

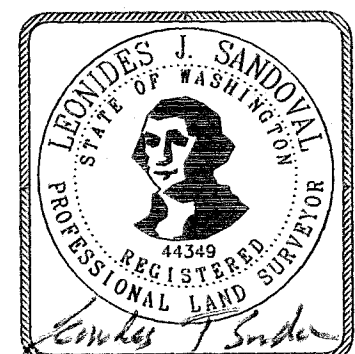
THIS MAP CORRECTLY REPRESENTS A SURVEY MADE BY ME OR UNDER MY DIRECTION IN CONFORMANCE WITH THE REQUIREMENTS OF THE SURVEY RECORDING ACT AT THE REQUEST OF KYLE VANDER BORCHT IN SEPTEMBER XX, 2017.

*Leonides J. Sandoval* 1-26-2018  
LEONIDES J. SANDOVAL DATE  
REGISTERED PROFESSIONAL LAND SURVEYOR #44349

## AUDITOR'S CERTIFICATE:

FILED FOR RECORD THIS 14th DAY OF February, 2018 IN BOOK 27 OF SURVEYS PAGE 1 AT THE REQUEST OF LEONIDES J. SANDOVAL, REGISTERED LAND SURVEYOR, NO. 44349. AUDITOR'S FILE NO. 2018-000255

*Brusha Dicklaur* 02-06-2018  
DEPUTY AUDITOR DATE

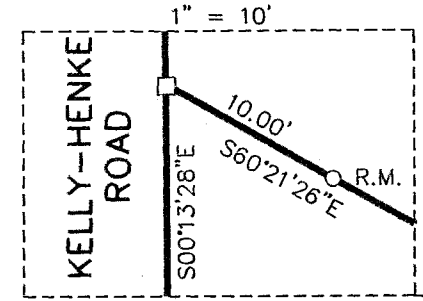


**Klein & Associates, Inc.**  
ENGINEERING • SURVEYING • PLANNING  
1411 13th Street • Hood River, OR 97031  
TEL: 541-386-3322 • FAX: 541-386-2515

SHEET 1 OF 2  
WILLAMETTE MERIDIAN  
SKAMANIA COUNTY, WASHINGTON

1/4 SEC	T.	R.
<input checked="" type="checkbox"/> 27	<input checked="" type="checkbox"/> 3N.	<input checked="" type="checkbox"/> 8E.
<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

## DETAIL



## REFERENCED DEEDS

1. STATUTORY WARRANTY DEED, A.F.N. 2017000019.
2. STATUTORY WARRANTY DEED, A.F.N. 2017001726.
3. STATUTORY WARRANTY DEED, BOOK 197, PAGE 274.
4. QUIT CLAIM DEED, BOOK 237, PAGE 471.
5. QUIT CLAIM DEED, A.F.N. 2013000143.
6. DEED RECORD BOOK 28, PAGE 174.
7. QUIT CLAIM DEED, BOOK 83, PAGE 863 A.F.N. 98126.

## LINE TABLE

LINE #	DIRECTION	LENGTH
L1	S60°21'26"E	68.19'
L2	S53°43'22"E	39.82'
L3	S18°03'42"E	39.46'
L4	S26°00'32"E	63.02'
L5	S1°54'50"W	35.53'
L6	S34°49'06"E	76.35'
L7	S51°15'30"E	18.88'
L8	S37°51'01"E	61.99'

## CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	246.57'	378.10'	37°21'52"	S84°39'31"W	242.23'
C2	76.58'	592.43'	7°24'23"	N77°25'30"W	76.53'
C3	251.89'	358.10'	40°18'06"	S86°07'39"W	246.73'
C4	22.07'	388.10'	3°15'28"	N75°21'02"W	22.06'
C5	121.96'	378.10'	18°28'55"	S75°13'03"W	121.44'
C6	124.61'	378.10'	18°52'57"	N86°06'01"W	124.04'
C7	252.63'	600.00'	24°07'27"	N11°50'16"E	250.77'
C8	226.20'	600.00'	21°36'03"	N11°01'30"W	224.87'
C9	233.74'	620.00'	21°36'03"	S11°01'30"E	232.36'

## PROCEDURES

A CLOSED LOOP TRAVERSE WAS PERFORMED USING A COMBINATION OF TRIMBLE R10'S AND TRIMBLE S7 WITH A TSC DATA COLLECTOR. NO ADJUSTMENT MADE, MEETS MINIMUM STANDARDS AS DESIGNATED IN WAC 332-130-090

SURVEY PERFORMED FOR:  
KYLE VANDER BORCHT  
DATE OF MONUMENT: JANUARY 15, 2018  
PROJECT: 17-08-26 DRAFT: 8TB, GD  
FILE: 170826-RS.DWG LAYOUT TAB: WA SURVEY

## LEGEND

- SET 5/8" X 24" REBAR WITH 1 1/4" RED PLASTIC CAP (KA OR58608 WA44349)
- FOUND 5/8" REBAR WITH 1 1/2" D2AB ALUMINUM CAP, PER BOOK 3, PAGE 183 OF SHORT PLATS
- FOUND COUNTY ENGINEERS BRASS DISC, PER BOOK 3, PAGE 378 OF SURVEYS.
- FOUND CENTERLINE MONUMENT BOX, PER BOOK 2, PAGE 183 OF SHORT PLATS
- FOUND 1/2" REBAR WITH WYEAST Y.P.C., PER BOOK 3, PAGE 378 OF SURVEYS
- FOUND 5/8" REBAR WITH WYEAST Y.P.C., PER C.S. 2005157798
- COMPUTED ANGLE POINT, NOT MONUMENTED

A.F.N. AUDITOR'S FILE NUMBER

C.S. SKAMANIA COUNTY SURVEY NUMBER

R1 RECORD DATA PER RECORD OF SURVEY NO.

FD FOUND DATA

C COMPUTED DATA

D1 DEED CALL

XX DEED DATA

RM REFERENCE MONUMENT

— NEW BOUNDARY

--- ORIGINAL BOUNDARY

## REFERENCED SURVEYS

1. SURVEY PERFORMED BY WYEAST SURVEYS FOR ANTHONY CLINCH, BOOK 3, PAGE 378 OF SURVEYS.
2. SURVEY PERFORMED BY D2AB SURVEYING INC., BOOK 3, PAGE 183 OF SHORT PLATS.
3. BOUNDARY LINE ADJUSTMENT PERFORMED BY WYEAST SURVEYS, C.S. 2005157798
4. SURVEY PERFORMED BY WYEAST SURVEYS FOR VITULSKI, GRAUNKE, CASTANON AND SCHOLL, BOOK 3, PAGE 262 OF SURVEYS.

## AREA NOTE:

PARCEL	ORIGINAL AREA	AREA OF TRANSFER	NEW AREA
PARCEL NO. 03082700029000	40,404 SQ. FT. 0.93 ACRES	23,324 SQ. FT. 0.54 ACRES	56,238 SQ. FT. 1.29 ACRES
PARCEL NO. 03082700020200	418,695 SQ. FT. 9.61 ACRES	39,158 SQ. FT. 0.90 ACRES	402,861 SQ. FT. 9.25 ACRES

## OWNER

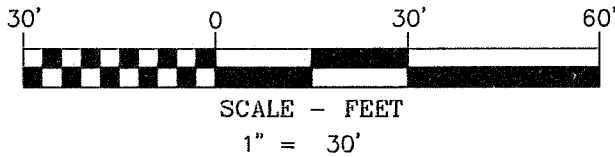
KYLE  
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KLEIN & ASSOCIATES, MAKES NO WARRANTY AS TO MATTERS OF UNWRITTEN TITLE, ADVERSE POSSESSION, ESTOPPEL, ACQUIESCENCE.



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SE 1/4, AND THE SW 1/4, OF THE NE 1/4  
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SKAMANIA COUNTY, STATE OF WASHINGTON



## BASIS OF BEARINGS

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KYLE  
VANDER BORGH

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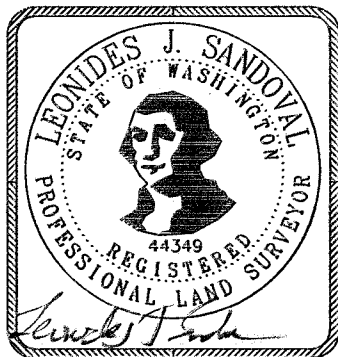
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SHEET 2 OF 2

WILLAMETTE MERIDIAN  
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1/4 SEC T. R.

27 3N. 8E.