

Skamania County, WA
Total: \$104.00
DEED
Pgs=6

2019-001044

06/24/2019 02:48 PM

Request of: RONALD BURGESS



00000156201900010440060062

SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

33924

JUN 24 2019

PAID *EXEMPT*
Christy Palmer Deputy
SKAMANIA COUNTY TREASURER

When Recorded Return to: Ronald L. Burgess
3048 Marlo Blvd.
Clearwater, FL 33759-1307

Quit Claim Deed

THE GRANTOR RONALD L. BURGESS

for and in consideration of LOVE AND AFFECTION

In hand paid, conveys and quit claims to: JAMES E. BURGESS AND JAMI L. BURGESS

The following described real estate, situated in the County of Skamania in the State of Washington, together with all after acquired title of the grantor's herein:

Ronald L. Burgess has conveys his 50 per cent ownership in the parcels listed below:

Abbreviated Legal: 03 09 31 0 0 0700 00
03 09 36 0 0 1001 00
03 08 36 4 4 0301 00
03 08 36 0 0 0901 00
03 09 31 0 0 0702 00

Skamania County Assessor

Date *6-21-19* Parcel# *03093100070000*
03083600100100
03083644030100
03083600090100
03093100070200

See Exhibit "A" attached hereto and by this reference
incorporated herein.

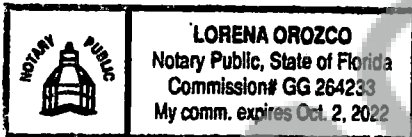
Dated this day of , 2019

Ronald L. Burgess

STATE OF FLORIDA,)
) ss.
County of Pinnellas)

I certify that I know or have satisfactory evidence that Ronald L. Burgess is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Given under my hand and official seal this 23 day of May, 2019



Lorena Orozco

***Notary Public in and for the State of Florida,
Residing at***

My appointment expires: Oct 02 / 2022

Initial *LB*

EXHIBIT "A"

PARCEL 1

Beginning at the intersection of the East line of the James M Findley D.L.C. with the Southerly line of the Spokane, Portland and Seattle Railway Company's right of way in Section 31 Township 3 North, Range 9 E. W. M; thence Westerly a distance of approximately 600 feet following the Southerly line of said railway right of way to the center of Collins Creek; thence continuing in a Westerly direction along the Southerly line. Of the said railway right of way 350 feet; thence due South to the meander line of the Columbia River; thence Easterly following meander line of the Columbia River to the Southeast corner of the said Findley D.L.C; thence North to the point of beginning.

Also all that portion of Government Lots 5, 6., and 7 of Section 31, Township 3 North, Range 9 E.W.M. lying southerly of the Spokane, Portland and Seattle Railway Company's right of way:

TOGETHER with easement for water pipeline as described in deed dated July 28, 1948, and recorded at page 115 of Book 32 of Deeds Records of Skamania County, Washington.

AND TOGETHER WITH all water rights appurtenant to the above described real property and existing right of the grantors to cross right of way of this Spokane, Portland and Seattle Railway Company:

AND SUBJECT TO flowage easements granted to the United State of America and building restriction of record.

Situate in Skamania County, State of Washington

Tax Parcel No. 03-09-31-0-0-0700-00

Skamania County Assessor

Initial AS

Date 6-24-19 Parcel# 03093100070000
ym

PARCEL 2

Lot 1 of COLUMBIA GORGE VILLAGE TRACTS NO. 1 according to the official plat thereof on file and of record at page 126 of Book A of Plats, Records of Skamania County, Washington.

PARCEL 3

A tract of land located in the James M. Findley D. L. C. In Section 36, Twnship 3 North, Range 6 E.W.M., more particularly described as follows:

LPB 12-

05reg12/2006

Beginning at a point North 74 feet and West 180 feet from the Northwest corner of Lot 2 of Columbia Gorge Village Tracts No. 1 aforesaid; thence South 28°21' West 276 feet; thence North 61° 39' west 200 feet; thence North 28° 21' East 188 feet, more or less, to

the Southerly line of the Spokane way; thence in a Southeasterly direction following the Southerly line of said railway right of way 200 feet, more or less, to a point North 28° 21' East from the point of beginning; thence South 28° 21' West 20 feet, more or less to the point of beginning.

Situate in Skamania County, State of Washington.

Tax Parcel No. 03-08-36-0-0-1001-00

Skamania County Assessor

Date 6-24-19 Parcel# 03083600100100

ym

Initial AB

PARCEL 4

A tract of land located in the James M Findley D.L. C. In Section 36, Township 3 North, Range Se: W.M. more particularly described as follows:

Beginning at a point marking the intersection of the Southerly line of the Spokane, Portland and Seattle Railway company's right of way with the West line of the tract of land conveyed to Harold W. McNeel by deed dated September 10, 1949, and recorded on page 660 of Book 32 of Deeds, Records of Skamania County, Washington, said point being 660 feet East of the West line of said Findley D.L.C; thence in a Southeasterly direction of way 1,600 feet, more or less, to an unnamed creek adjacent to the existing railway culvert; thence South to the meander line of the Columbia River; thence Westerly following the meander line of the Columbia River downstream to the Southwest corner of the aforesaid tract conveyed to Harold W. McNeel; thence North to the point of beginning:

SUBJECT TO flowage easements granted to the United States of America:

TOGETHER WITH easement for access over existing private road leading from the Northeast corner of said tract to Primary State Highway No. 8;

AND TOGETHER WITH waater rights appurtenant to the above described real property.

Situate in Skamania, County, State of Washington.

Tax Parcel No. 03-08-36-4-4-0301-00

Skamania County Assessor

Date 6-24-19 Parcel# 03083644030100
Jm

Initial LB

PARCEL 5

That portion of Section 36, Township 3 North, Range 8 E.. W. M. and of Section 31, Township 3 North, Range 9 E.W.M., in the James M. Findley D.L.C. lying Southerly on Primary State Highway No. 8 and West of Collins Creek; EXCEPT that portion thereof conveyed to Peter M Clarkson and Elizabeth Clarkson, husband and wife, by deed dated October 1, 1960 and EXCEPT the following described tract:

Beginning at a point 2,046.48 feet South and 984.92 feet West from the quarterly corner on the East line of the said Section 36, said point being on the Northerly right of way line of Primary State Highway No. 8; thence South 03'58" West 100 feet; thence South 86'07" East 300 feet; thence North 03'58" East 100 feet to Southerly right of way line of said highway; thence following said right of way line westerly to the point of beginning;

AND EXCEPT tract of land conveyed to Phillip Handley and Dora Handley, husband and wife, by deed dated October 10, 1949;

AND EXCEPT stock pile site and right of way owned by the State of Washington.

TOGETHER WITH all existing water rights, easements, and rights of way as now installed, constructed and in use; subject. However, to existing water used:

AND TOGETHER WITH rights of access across the right of way of the Spokane, Portland and Seattle Railway company:

SUBJECT TO flowage easement granted to the United State of America, and lease to Esson H. Smith;

AND SUBJECT TO the acts and omissions of the grantees as purchasers under a real estate contract dated July 1, 1961 in fulfillment of which this conveyance is made.

Situate in Skamania County, State of Washington

Tax Parcel Nos. 03-08-36-0-0-0901-00 and 03-09-31-0-0-0702-00

Initial

RF

Skamania County Assessor

Date 6-24-17 Parcel# 03083600090100

03093100070200
YM