

Skamania County, WA
Total: \$105.50
DEED
Pgs=3

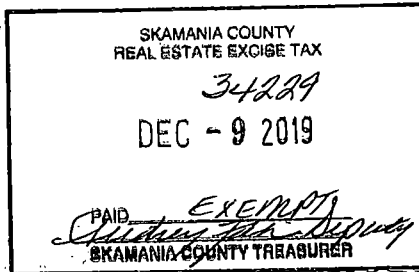
2019-002418

12/09/2019 03:35 PM

Request of: WORTH LAW GROUP P.S.

00001924201900024180030036

Return Address:
WORTH LAW GROUP, P.S.
6963 Littlerock Road SW
Tumwater, WA 98512



QUITCLAIM DEED

THE GRANTOR, DENNIS R. CROW, for love and affection, hereby conveys, grants and quitclaims to DENNIS ROBERT CROW and ANITA ROSE GAHIMER CROW, husband and wife, as community property, one hundred percent (100%) interest in the following-described real property situated in Skamania County, State of Washington, together with all after-acquired title of Grantor therein:

Tax Parcel Number: 04-75-25-4-0-0300-00/1

Skamania County Assessor

Date 12/9/19 Parcel# 04-75-25-4-0-0300-00

Commonly known as: 382 Cedar Creek Road

A tract of land (vesting deed, book 149, page 522, April 27, 1995) situated in the South Half of the Southeast Quarter of Section 25, Township 4 North, Range 7.5 East, Willamette Meridian, Skamania County, State of Washington, described as follows:

Beginning at the southeast corner of Lot 3 of amended David and Bernadine Gorgas Short Plat, which is monumented with a 1/2-inch diameter rebar topped with a plastic cap marked "LAWSON" as per said Gorgas Short Plat and furthermore shown as the southwest corner of the "Knobel Property" on the Lawson Land Surveying Record of Survey recorded under Book 2 of Skamania County Surveys at page 84; thence along the south line of said Section 25, a distance of 326.02 feet as shown on said Lawson Record of Survey; thence North 1°14'18" East, a distance of 1325.07 feet to a 1/2-inch diameter rebar topped with a plastic cap marked "LAWSON" set on the north line of said South Half of the Southeast Quarter as per said Lawson Record of Survey; thence along said north line, North 88°40'41" West, a distance of 327.22 feet as per said Lawson Record of Survey to a 1/2-inch diameter rebar topped with a plastic cap marked "LAWSON" set at the northeast corner of Lot 1 of said Gorgas Short Plat; thence along the east line of said Gorgas Short Plat, South 1°11'11" West, a distance of 1325.08 feet as per said Lawson Record of Survey to the Point of Beginning.

TOGETHER WITH the following tract of land situated in the Southwest Quarter of the Southeast Quarter of Section 25, Township 4 North, Range 7.5 East, Willamette Meridian in Skamania County, State of Washington, described as follows:

COMMENCING at the southeast corner of Lot 3 of the amended David and Bernadine Gorgas Short Plat which is recorded in Book 3 of Skamania County Short Plats at page 291; thence along the east line of said Lot 3, North 1°11'10" East, a distance of 456.46 feet to a 5/8-inch diameter rebar capped with a yellow plastic survey cap marked "Bell Design 11873" and the TRUE POINT OF BEGINNING; thence continuing along said east line, North 1°11'10" East, a distance of 62.72 feet to a 5/8-inch diameter rebar capped with a yellow plastic survey cap marked "Bell Design 11873" which is the northeast corner of said Lot 3 and bears South 1°11'11" West, a distance of 805.42 feet, more or less, from the northeast corner of Lot 1 of said Short Plat; thence along the northwesterly line of said Lot 3, South 55°11'34" West, a distance of 37.80 feet to a 5/8-inch diameter rebar capped with a yellow plastic survey cap marked "Bell Design 11873"; thence South 35°51'51" East, a distance of 50.75 feet to the True Point of Beginning and containing an area of 0.02 acres, more or less.

EXCEPT the following tract of land situated in the Southwest Quarter of the Southeast Quarter of Section 25, Township 4 North, Range 7.5 East, Willamette Meridian in Skamania County, State of Washington, described as follows:

COMMENCING at the southeast corner of Lot 3 of the amended David and Bernadine Gorgas Short Plat which is recorded in Book 3 of Skamania County Short Plats at page 291; thence along the east line of said Lot 3, North 1°11'10" East, a distance of 380.12 feet to a 5/8-inch diameter rebar capped with a yellow plastic survey cap marked "Bell Design 11873" and the TRUE POINT OF BEGINNING; thence continuing along said east line of Lot 3, North 1°11'10" East, a distance of 76.34 feet to a 5/8-inch diameter rebar capped with a yellow plastic survey cap marked "Bell Design 11873"; thence South 50°13'53" East, a distance of 20.58 feet to a 1/4-inch diameter rebar; thence South 37°57'50" East, a distance of 8.55 feet to a 1/4-inch diameter rebar; thence South 7°46'42" East, a distance of 6.15 feet to a 1/4-inch diameter spike nail; thence South 3°54'11" East, a distance of 18.31 feet to a 1/4-inch diameter rebar; thence South 2°31'02" West, a distance of 8.92 feet to a 1/4-inch diameter rebar; thence South 21°35'24" West, a distance of 8.12 feet to a 1/4-inch diameter rebar; thence South 53°53'08" West, a distance of 26.44 feet to the True point of Beginning and containing an area of 0.03 acres, more or less.

SUBJECT TO:

Rights of others thereto entitled in and to the continued uninterrupted flow of Cedar Creek, and the rights of upper and lower riparian owners in and to the use of the waters and the natural flow thereof.

Any adverse claims based upon the assertion that Cedar Creek has moved. The rights of Skamania County for the Cedar Creek Road right-of-way.

DATED this 5 day of DECEMBER 2019.



Dennis R. Crow

STATE OF WASHINGTON)
) ss.
COUNTY OF THURSTON)

I certify that I know or have satisfactory evidence that Dennis R. Crow 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.

DATED this 5th day of December 2019.




Notary Public in and for the State of
Washington, residing at Tumwater
My Commission Expires: 01/16/21