

Skamania County, WA  
Total: \$106.50  
QCDBLA  
Pgs=4

2020-001366

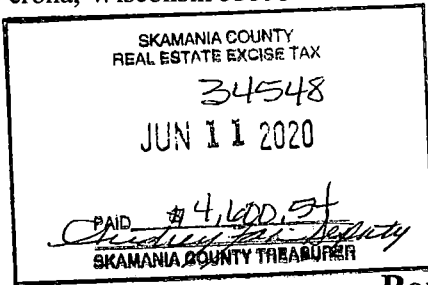
06/11/2020 04:10 PM

Request of: COLUMBIA GORGE TITLE



**AFTER RECORDING MAIL TO:**

Jess D. Reed  
6389 Demarco Trl.  
Verona, Wisconsin 53593



**Quit Claim Deed  
Boundary Line Adjustment**

THE GRANTORS, Skeele and Sons Resources LTD, an Oregon corporation, owners of that tract of land described in Bargain and Sale Deed recorded under Auditor File Number 2019-002336, also being a portion of Tax parcel 03100300030500, and more particularly described as follows:

'The Southwest Quarter of the Northeast Quarter of Section 3, Township 3 North, Range 10 East of the Willamette Meridian, Skamania County, Washington,'

In consideration of adjusting the boundary line between two adjoining lots owned by said GRANTOR and THE GRANTEE, hereby conveys and quit claims to the GRANTEE, Jess D. Reed, a unmarried person, owner of Lot 1 of Big Buck Acres Short Plat (Tax Parcel Number 03100300010500), Warranty Fulfillment Deed recorded under Auditor File Number 2015001571, all located in Section 3, Township 3 North, Range 10 East, Willamette Meridian, their heirs and assignees the following described real estate, situated in Skamania County, State of Washington, together with all after acquired title of the grantor therein:

**See attached Exhibit A**

The GRANTOR retains an Electrical Power and Telecommunication/Data Utility Easement, Fifteen foot (15') in width, over the area described in Exhibit A and more closely described as follows:

Beginning approximately at the midpoint of the West line of said parcel described in Exhibit A, Thence in a Southeasterly direction to the South line of said Exhibit A parcel.

The purpose of this deed is to effect a boundary line adjustment between 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 Skamania County Short Plat Ordinance. The property described in this deed cannot be segregated and sold without conforming to the State of Washington and Skamania County Subdivision laws.

Assessor's Property Tax / Account Numbers: 03-10-03-00-0305/00, 03-10-03-00-0105/00

Dated and witnessed this 9<sup>th</sup> day of June, 2020

Guy Steele  
Guy Steele, President

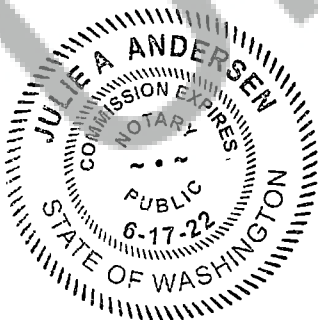
NOTARY PUBLIC

State of Washington

County of Skamania

On this 9 day of June, 2020, before me, the undersigned, a Notary Public in and for the State of Washington duly commissioned and sworn, personally appeared Guy Steele to me known to be the representative for the grantor that executed the forgoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed the day and year first above written.



Julie A. Andersen  
Notary Public in and for the State of  
Washington

My appointment expires June 17, 2022

Exhibit A  
Legal Description

A portion of land in the Southwest Quarter of the Northeast Quarter of Section 3, Township 3 North, Range 10 East of the Willamette Meridian, Skamania County, Washington, more particularly described as follows:

Beginning at the Northwest corner of said Southwest Quarter of the Northeast Quarter of Section 3, also being the Southwest corner of Lot 1 of Big Buck Short Plat, recorded under Auditor File Number 2018002476,

thence along the South line of said Lot 1 South 89°05'07" East, a distance of 656.10 feet;  
thence South 01°28'52" East, a distance of 648.77 feet;  
thence South 82°06'36" West, a distance of 502.45 feet, more or less to the centerline of a creek;  
thence Northwesterly along said creek centerline North 61°30'34" West, a distance of 5.40 feet;  
thence North 32°01'19" West, a distance of 16.72 feet;  
thence North 31°43'20" West, a distance of 20.84 feet;  
thence North 62°24'12" West, a distance of 36.55 feet;  
thence North 57°18'18" West, a distance of 34.26 feet;  
thence North 27°19'24" West, a distance of 13.70 feet;  
thence North 66°57'09" West, a distance of 37.94 feet;  
thence North 62°15'46" West, a distance of 20.33 feet;  
thence North 71°43'58" West, a distance of 15.84 feet, more or less to the West line of the Southwest Quarter of the Northeast Quarter of Section 3;  
thence Northerly along said West line North 01°23'59" West, a distance of 616.82 feet to the Point of Beginning.

Containing 10.25 ACRES, more or less.

Planning Department - BLA Approved By:

*Ch. Pate* 6/11/20

Skamania County Assessor

Date 6-11-20 Parcel# 03100300030500

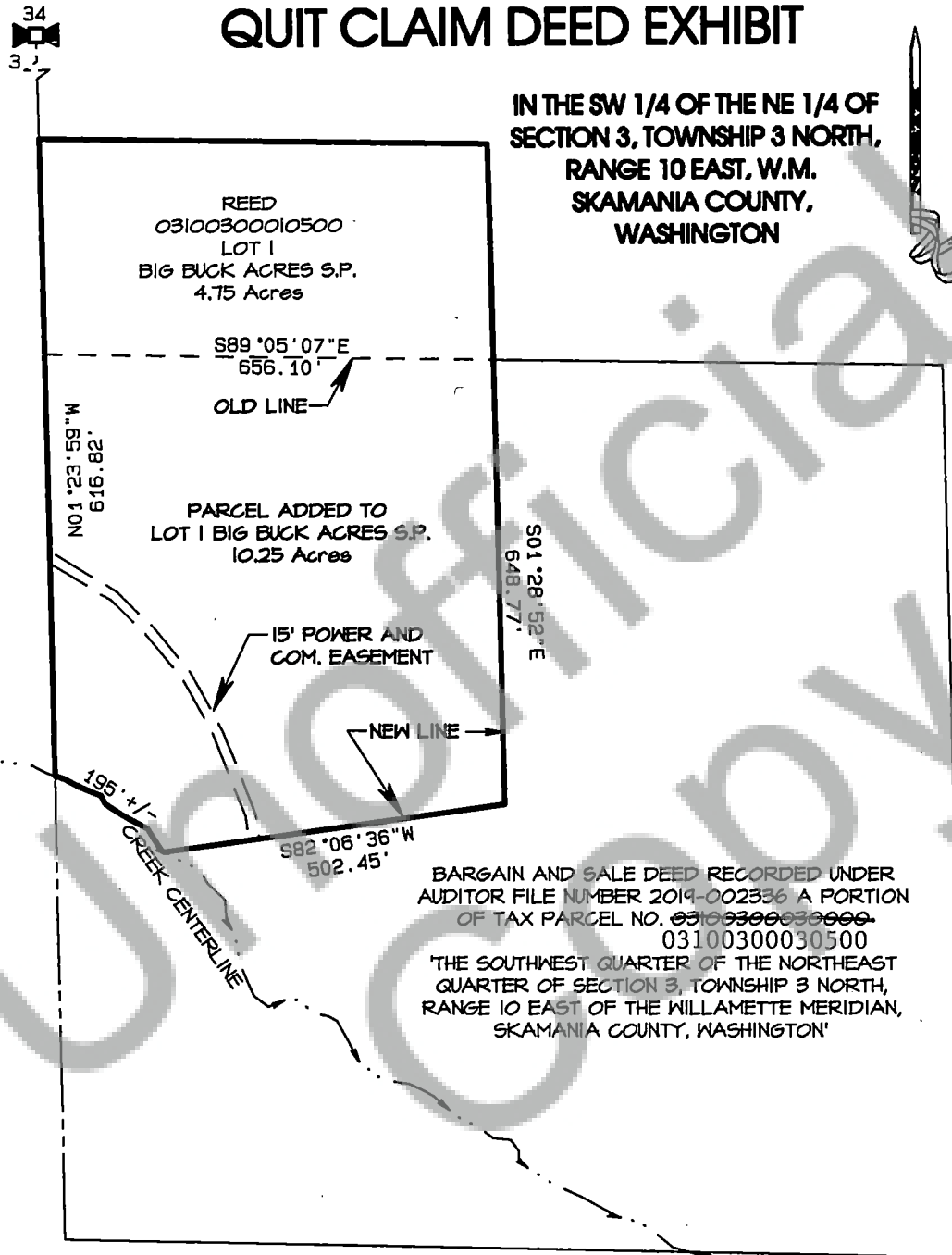
*gm*

03100300010500

*gm*

# QUIT CLAIM DEED EXHIBIT

IN THE SW 1/4 OF THE NE 1/4 OF  
SECTION 3, TOWNSHIP 3 NORTH,  
RANGE 10 EAST, W.M.  
SKAMANIA COUNTY,  
WASHINGTON



BARGAIN AND SALE DEED RECORDED UNDER  
AUDITOR FILE NUMBER 2019-002336 A PORTION  
OF TAX PARCEL NO. ~~03100300030000~~  
03100300030500  
'THE SOUTHWEST QUARTER OF THE NORTHEAST  
QUARTER OF SECTION 3, TOWNSHIP 3 NORTH,  
RANGE 10 EAST OF THE WILLAMETTE MERIDIAN,  
SKAMANIA COUNTY, WASHINGTON'



HORIZONTAL SCALE  
- N.T.S.

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