

Skamania County, WA
Total: \$108.50
QCDBLA
Pgs=6

2021-001462

04/27/2021 12:58 PM

Request of: PHILLIP E LONG



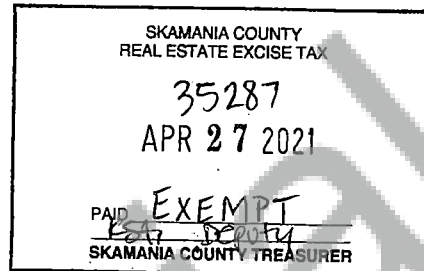
00008404202100014620060065

Prepared By

Name: Phillip E. Long
Address: PO BOX 418
Washougal
State: WA Zip Code: 98671

After Recording Return To

Name: Phillip E. Long
Address: PO BOX 418
Washougal
State: WA Zip Code: 98671



Space Above This Line for Recorder's Use

QUIT CLAIM DEED - BLA

STATE OF WASHINGTON
SKAMANIA COUNTY

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

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Boundary line Adjustment) in hand paid to Phillip E Long, a Pamela D Long, residing at 7672 Snag Mt RD, County of Skamania, City of Washougal, State of WA (hereinafter known as the "Grantor(s)") hereby remise, release and forever quitclaim to Phillip E Long, a Pamela D Long, residing at 7672 SNAAG MT RD, County of Skamania, City of Washougal, State of WA (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Skamania County, WA, to-wit:

Planning Department - BLA Approved By:
APL 4/27/2021

Tax parcel 03052900010100 in 4/27/21
(see attached legal description)
03052900011200/03052900011200

[INSERT LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

[Signature]

Grantor's Signature

Phillip E. Long

Grantor's Name

7672 Snag Mt Rd

Address

Washougal WA 98671

City, State & Zip

Pamela D. Long

Grantor's Signature

PAMELA D. LONG

Grantor's Name

7672 Snag Mt Rd

Address

Washougal, WA 98671

City, State & Zip

In Witness Whereof,

[Signature]

Witness's Signature

Lona Ager

Witness's Name

3209 37th Ct.

Address

Washougal, WA 98671

City, State & Zip

[Signature]

Witness's Signature

Anthony Johnson

Witness's Name

1216 NW Whitman St

Address

Camas WA 98607

City, State & Zip

STATE OF WASHINGTON)

COUNTY OF CLATSOP)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Phillip E. Long & Pamela D. Long whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 27 day of APRIL, 2021.

RAVI SHARMA
NOTARY PUBLIC #20106320
STATE OF WASHINGTON
MY COMMISSION EXPIRES
05-19-24

[Signature]
Notary Public

My Commission Expires: 05/19/24

**ADJUSTED TAX LOT 101
5.01 ACRES**

That portion of the Northeast quarter of Section 29, Township 3 North, Range 5 East, of the Willamette Meridian, Skamania County, Washington, described as follows:

Commencing at a 5/8 inch iron rod marking the Southwest corner (Center of Section) of the Northeast quarter of said Section 29 as shown in that Record of Survey as recorded under Auditor's File No, 2007168571, records of the Skamania County Auditor; thence North $89^{\circ} 42' 25''$ East, along the South line of said Northeast quarter, 218.00 feet to the most Westerly Southeast corner of the "Long" parcel as described in Deed Book 221 at Pages 598, records of the Skamania County Auditor also shown in said Survey; thence North $00^{\circ} 15' 20''$ East, along the most Southerly East line of said "Long" parcel, 60.42 feet to an inner corner thereof; thence South $89^{\circ} 44' 40''$ East, along the most Easterly South line of said "Long" parcel, 497.98 feet to the most Easterly Southeast corner thereof; thence North $00^{\circ} 15' 20''$ East, along the most Northerly East line of said "Long" parcel and the most Southerly East line of the "Long" parcel as described in Deed Book 223 at Pages 250, records of the Skamania County Auditor also shown in said Survey, 625.53 feet to an inner corner of the latter mentioned "Long" parcel and the **Point of Beginning**; thence North $00^{\circ} 15' 20''$ East, along the Northerly extension of said most Southerly East line, 173.18 feet to the South line of a 30 foot easement; thence South $60^{\circ} 50' 00''$ East, along said South line, 10.45 feet to a point of curvature with a 135.00 foot radius curve to the left; thence along said curve through a central angle of $49^{\circ} 45' 00''$, an arc length of 117.22 feet to a point of tangency; thence North $69^{\circ} 25' 00''$ East, 116.95 feet to a point of curvature with a 55.00 foot radius curve to the left; thence along said curve through a central angle of $42^{\circ} 10' 00''$, an arc length of 40.48 feet to a point of tangency; thence North $27^{\circ} 15' 00''$ East, 208.72 feet; thence, leaving said South line, South $89^{\circ} 44' 40''$ East, 344.08 feet; thence South $00^{\circ} 15' 20''$ West, 414.16 feet; thence North $89^{\circ} 44' 40''$ West, 700.00 feet; to the **Point of Beginning**.

Containing 5.01 acres.

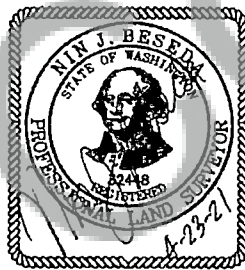
Skamania County Assessor

Date 4-27-21 Parcel# 03052900010100
Ym 03052900011200

Together with a 30 foot easement for ingress, egress and utilities in the Northeast quarter of Section 29, Township 3 North, Range 5 East, of the Willamette Meridian, Skamania, Washington, lying 15 feet on each side of the following described centerline:

Commencing at the most Northerly Northwest corner of the previously described parcel; thence South $89^{\circ} 44' 40''$ East, along the North line of said parcel, 39.28 feet to the **Point of Beginning** of the centerline to be described; thence North $27^{\circ} 15' 00''$ East, 22.80 feet to a point of curvature with a 25.00 foot radius curve to the left; thence along said curve through a central angle of $180^{\circ} 00' 00''$ an arc length of 78.54 feet to a point of tangency; thence South $27^{\circ} 15' 00''$ West, 249.35 feet to a point of curvature with a 40.00 foot radius curve to the right; thence along said curve through a central angle of $42^{\circ} 10' 00''$, an arc length of 29.44 feet to a point of tangency; thence South $69^{\circ} 25' 00''$ West, 116.95 feet to a point of curvature with a 120.00 foot radius curve to the right; thence along said curve through a central angle of $49^{\circ} 45' 00''$, an arc length of 104.20 feet to a point of tangency; thence North $60^{\circ} 50' 00''$ West 75.00 feet to a point of curvature with a 250.00 foot radius curve to the left; thence along said curve through a central angle of $18^{\circ} 25' 00''$, an arc length of 80.36 feet to a point of tangency; thence North $79^{\circ} 15' 00''$ West 67.00 feet to a point on the arc of a 50.00 foot radius curve on the centerline of the 60.00 foot easement as described under Auditor's File No. 2009173165 said point being an arc length of 80.00 feet from the point of curvature of said 50.00 foot radius curve and the **Terminus** of the described centerline.

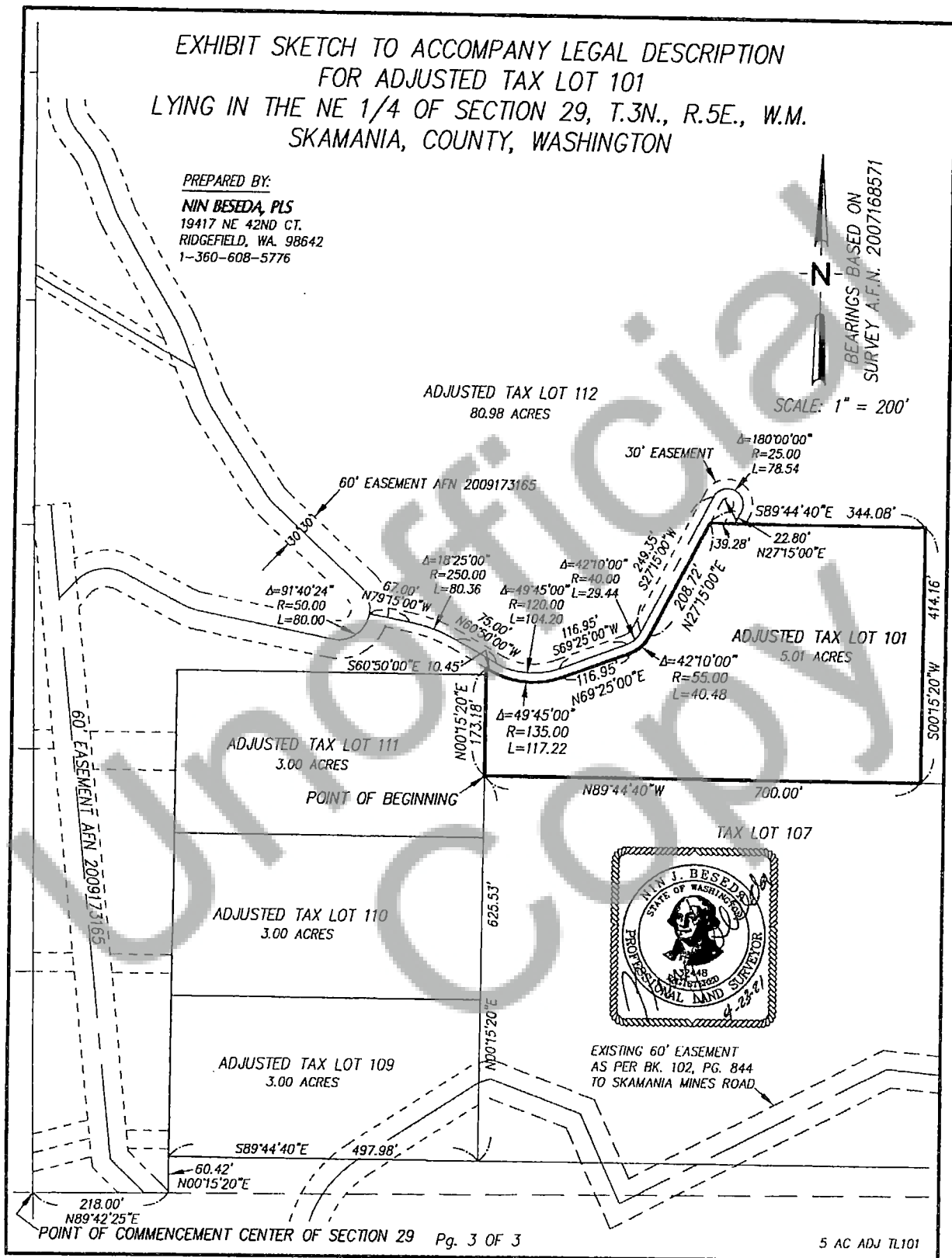
The sidelines of said easement are to shortened or lengthened as necessary so as to end at the North line of the previously described parcel and at the East line of said 60.00 foot easement.

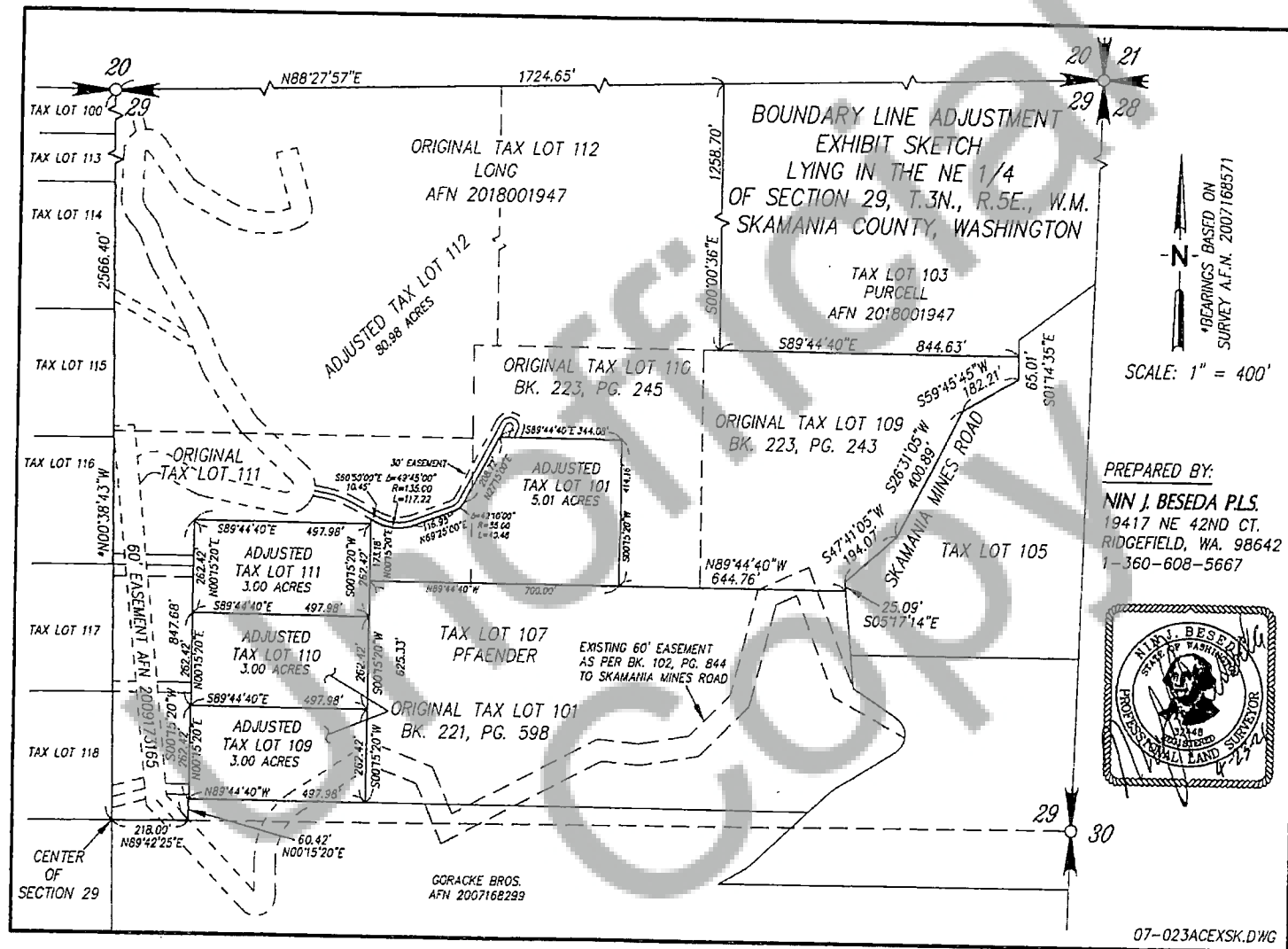


PREPARED BY:
NIN BESEDA, PLS
19417 NE 42ND CT.
RIDGEFIELD, WA. 98642
1-360-608-5776

BEARINGS BASED ON
SURVEY A.F.N. 2007168571

SCALE: 1" = 200'





07-023ACEXSK.DWG