

Skamania County, WA
Total: \$113.50
BNDY
Pgs=11

2021-001941

06/02/2021 03:35 PM

Request of: CLARK COUNTY TITLE



SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

35401

JUN 02 2021

PAID EXEMPT
2847 Deputy
SKAMANIA COUNTY TREASURER

AFTER RECORDING MAIL TO:

VATSLAV
VASLAV DULO and LUYBOV DULO
2662 CANYON CREEK ROAD
WASHOUGAL, WA 98671

VATSLAV

Grantors: VASLAV DULO and LUYBOV DULO, husband and wife

Grantees: VASLAV & LUYBOV DULO, husband and wife

Assessor's Property Tax Parcel Account Number(s): 01050500100100, 01050500100180, ~~01050400090000~~ *SALE*

Abbreviated Legal: PTN SE 1/4 SEC 5 T1N R5EWM, PTN SW 1/4 SW 1/4 SEC 4 T1N R5EWM

BOUNDARY LINE ADJUSTMENT

WHEREAS, VASLAV DULO and LUYBOV DULO, husband and wife, are the owners of the following-described real property:

SEE ATTACHED EXHIBIT "A;" and also

SEE ATTACHED EXHIBIT "B;" and

WHEREAS, the undersigned wish to adjust the boundary lines between their two parcels of real property without creating any additional Assessor Tax Parcels;

NOW, THEREFORE, VASLAV DULO and LUYBOV DULO, husband and wife, for BOUNDARY LINE ADJUSTMENT PURPOSES AND FOR NO MONETARY CONSIDERATION, hereby convey and quitclaim to VASLAV DULO and LUYBOV DULO, husband and wife, those portions of the property above described such that the legal descriptions of the properties shall hereafter be as follows:

SEE ATTACHED EXHIBIT "C" (with map attached as Exhibit "D") and EXHIBIT "E" (with map attached as Exhibit "F"). See purpose of deed in Exhibit "G," incorporated herein by reference.

DATED 5/29/21

Vat Slav
VASLAV DULO

Luybov Dulo
LUYBOV DULO

AFTER RECORDING MAIL TO:

VATSLAV

~~VASLAV~~ DULO and LUYBOV DULO

2662 CANYON CREEK ROAD

WASHOUGAL, WA 98671

VATSLAV

Grantors: ~~VASLAV~~ DULO and LUYBOV DULO, husband and wife

Grantees: ~~VASLAV~~ & LUYBOV DULO, husband and wife

Assessor's Property Tax Parcel Account Number(s): 01050500100100, 01050500100180, ptn

~~01050400090000~~ *SK*

Abbreviated Legal: PTN SE 1/4 SEC 5 T1N R5EWM, PTN SW 1/4 SW 1/4 SEC 4 T1N R5EWM

BOUNDARY LINE ADJUSTMENT

06/1
WHEREAS, ~~VASLAV~~ DULO and LUYBOV DULO, husband and wife, are the owners of the following-described real property:

SEE ATTACHED EXHIBIT "A;" and also

Planning Department - BLA Approved By

APC 06/02/2021

SEE ATTACHED EXHIBIT "B;" and

WHEREAS, the undersigned wish to adjust the boundary lines between their two parcels of real property without creating any additional Assessor Tax Parcels;

VATSLAV VATSLAV
NOW, THEREFORE, ~~VASLAV~~ DULO and LUYBOV DULO, husband and wife, for BOUNDARY LINE ADJUSTMENT PURPOSES AND FOR NO MONETARY CONSIDERATION, hereby convey and quitclaim to ~~VASLAV~~ DULO and LUYBOV DULO, husband and wife, those portions of the property above described such that the legal descriptions of the properties shall hereafter be as follows:

SEE ATTACHED EXHIBIT "C" (with map attached as Exhibit "D") and EXHIBIT "E" (with map attached as Exhibit "F"). See purpose of deed in Exhibit "G," incorporated herein by reference.

DATED *5/29/21*

Vat Slav

VATSLAV DULO

Luybov Dulo

LUYBOV DULO

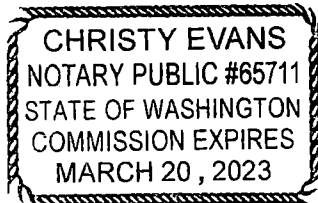
STATE OF WASHINGTON

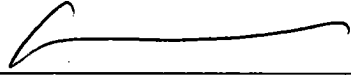
COUNTY OF CLARK

} ss

I certify that I know or have satisfactory evidence that ^{VATSLAV}~~VASTAV~~ DULO and LUYBOV DULO are the persons who appeared before me, and said persons acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

DATED 5/24/21





Notary Public in and for the State of Washington
Residing at Vancouver
My appointment expires: 3/20/23

Unofficial Copy

Exhibit "A"

A tract of land in the Southeast quarter of Section 5, Township 1 North, range 5 East of the Willamette Meridian, Skamania County, Washington, being more particularly described as follows:

BEGINNING at the Southeast corner of Lot One of the Moreno Short Plat as recorded in Book 3 of Short Plats, Page 304, Plat Records, Skamania County, Washington, said point being on the North right-of-way line of Canyon Creek Road (being 50.00 feet from centerline); THENCE N46°01'54"W, along said North line, 271.27 feet to a 5/8" diameter iron rod now there (March 29, 2009); THENCE N01°09'06"E, 538.79 feet to a 5/8" diameter iron rod now there (March 29, 2009) set on the North line of that 40.00 foot wide access an utility easement as depicted on said Moreno Short Plat; THENCE N39°58'27"W, along said North line, 36.29 feet; THENCE N49°01'13"W, continuing along said North line, 44.91 feet; THENCE N65°49'24"W, continuing along said North line, 99.37 feet; THENCE N73°11'22"W, continuing along said North line, 33.92 feet; THENCE N60°22'44"W, continuing along said North line, 6.65 feet to a 5/8" diameter iron rod now there (March 29, 2009); THENCE N24°32'01"E, departing from said North line, 120.00 feet to the North line of that tract of land conveyed to Meredith by Statutory Warranty Deed recorded under AFN 2005158276, Deed Records, Skamania County, Washington; THENCE S65°11'33"E, along said North line, 95.82 feet to a 5/8" diameter iron rod now there (March 29, 2009); THENCE S65°11'33", 275.50 feet to the East line of said Lot One; THENCE S01°11'00"W, along said East line, 791.60 feet to the point of beginning. 

EXCEPT THAT PORTION DEEDED FROM VASLAV AND LUYBOV DULO TO MITCHELL DEAN PATTON IN THAT QUIT CLAIM DEED RECORDED UNDER SKAMANIA COUNTY AUDITOR'S FILE NO. 2019-001684.

EXHIBIT "B"

That portion of the Southwest Quarter of the Southwest Quarter of Section 4, Township 1 North, Range 5 East, W.M. described as follows:

Beginning at the Southwest corner of said section 4; thence $N01^{\circ}11'00''E$ 999.52' along the west line thereof to a point lying 68.56' south of the northeast corner of that tract of land referred to as Canyon Creek Road Revised Lot One in that Quit Claim Deed recorded June 25th, 2018, auditors file number 2018001291, records of Skamania County; thence $S29^{\circ}39'04''E$ 905.44'; thence $S01^{\circ}11'00''W$ 220.84' to the south line of said Section 4; thence $N88^{\circ}58'02''W$ 464.10' along said south line to the True Point of Beginning.



EXHIBIT "C"

LAND SURVEYORS
ENGINEERS

(360) 695-1385
222 E. Evergreen Blvd.
Vancouver, WA
98660

LEGAL DESCRIPTION VATSLAV DULO
Westerly 5.7 Acres of Revised Lot 1, Short Plat 3-304

March 1, 2021

A parcel of property in the Southwest quarter of Section 4, and the Southeast quarter of Section 5, Township 1 North, Range 5 East, of the Willamette Meridian in Skamania County, Washington described as follows:

COMMENCING at the Southwest corner of said Southwest quarter of Section 4;

THENCE North $01^{\circ}11'00''$ East along West line of said Southwest quarter of Section 4 a distance of 999.52 feet to the Northwest corner of that tract conveyed by deed to Vatslav (Vatslav) Dulo recorded under Auditor's File No. 2019-001683, records of Skamania County;

THENCE South $29^{\circ}39'04''$ East along the North line of said tract 105.14 feet to the TRUE POINT OF BEGINNING;

THENCE South $01^{\circ}11'00''$ West parallel with the West line of said Southwest quarter of Section 4 a distance of 750.76 feet;

THENCE South $46^{\circ}01'54''$ East 232.43 feet to the South line of said Dulo tract;

THENCE North $88^{\circ}58'02''$ West along said South line 224.48 to the Southwest corner of said tract;

THENCE North $01^{\circ}11'00''$ East along the West line of said tract 208.35 feet to the Southeast corner of Revised Lot 1 recorded under Auditor's File No. 2009172653, records of Skamania County;

THENCE North $46^{\circ}01'54''$ West along the South line of said Revised Lot 1 a distance of 271.22 feet to the Southwest corner of said Revised Lot 1;

(360) 695-1385
222 E. Evergreen Blvd.
Vancouver, WA
98660

THENCE North $01^{\circ}09'06''$ East along the West line of said Revised Lot 1 a distance of 606.95 feet to the South line of that tract conveyed by deed to Mitchell Patton recorded under Auditor's File No. 2019-001684 records of Skamania County;

THENCE South $88^{\circ}48'50''$ East along the South line of said tract 199.38 feet to the TRUE POINT OF BEGINNING;

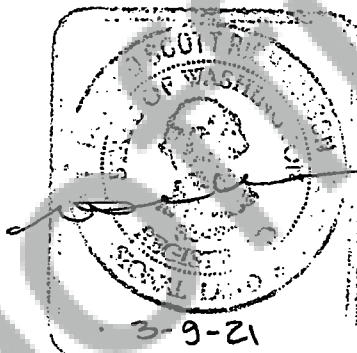
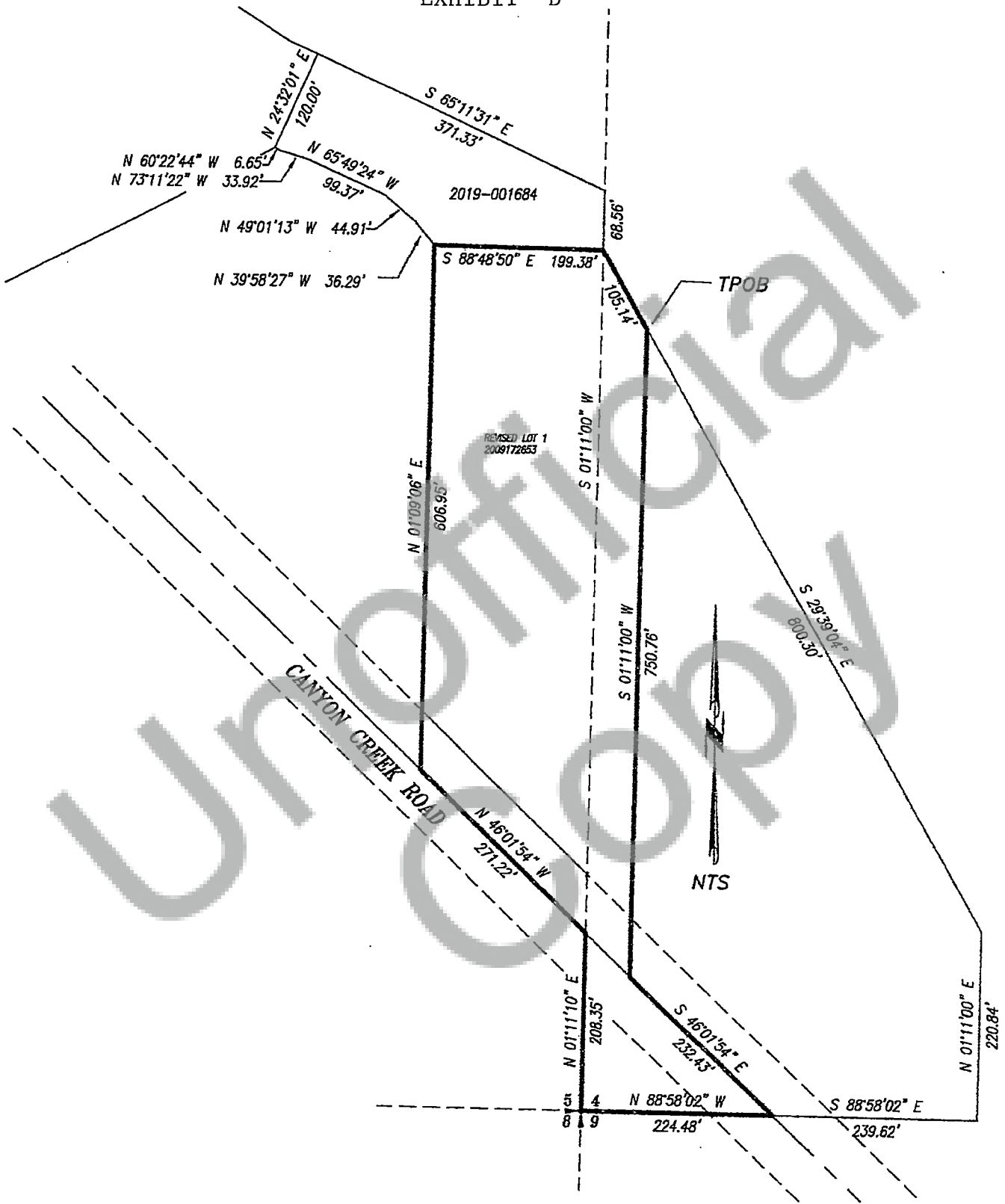


EXHIBIT "D"



(360) 695-1385
222 E. Evergreen Blvd.
Vancouver, WA
98660

LEGAL DESCRIPTION VATSLAV DULO
Easterly 5 acres of Revised Lot 1, Short Plat 3-304
01050500100180

March 9, 2021

A parcel of property in the Southwest quarter of the Southwest quarter of Section 4, Township 1 North, Range 5 East, of the Willamette Meridian in Skamania County, Washington described as follows:

COMMENCING at the Southwest corner said Southwest quarter of the Southwest quarter;

THENCE North $01^{\circ}11'00''$ East along West line of said Southwest quarter of said Southwest quarter 999.52 feet to the Northwest corner of that tract conveyed by deed to Vatslav (Vatslav) Dulo recorded under Auditor's File No. 2019-001683, records of Skamania County;

THENCE South $29^{\circ}39'04''$ East along the North line of said tract 105.14 feet to the TRUE POINT OF BEGINNING;

THENCE South $01^{\circ}11'00''$ West parallel with said Southwest quarter of the Southwest quarter's West line 750.76 feet;

THENCE South $46^{\circ}01'54''$ East 232.43 feet to the South line of said Dulo tract;

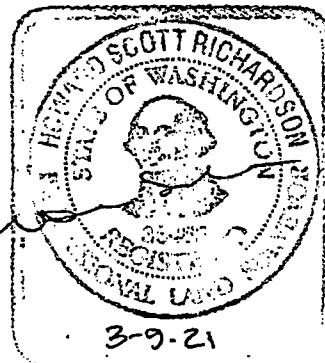
THENCE South $88^{\circ}58'02''$ East along said South line 239.62 to the Southeast corner of said tract;

THENCE North $01^{\circ}11'00''$ East along the East line of said tract 220.84 feet to the Northeast corner of said tract;

THENCE North $29^{\circ}39'04''$ West along the North line of said tract 800.30 feet to the TRUE POINT OF BEGINNING.

Skamania County Assessor

Date 6/2/21 Parcel# 1-5-5-1001
1-5-5-1001-80



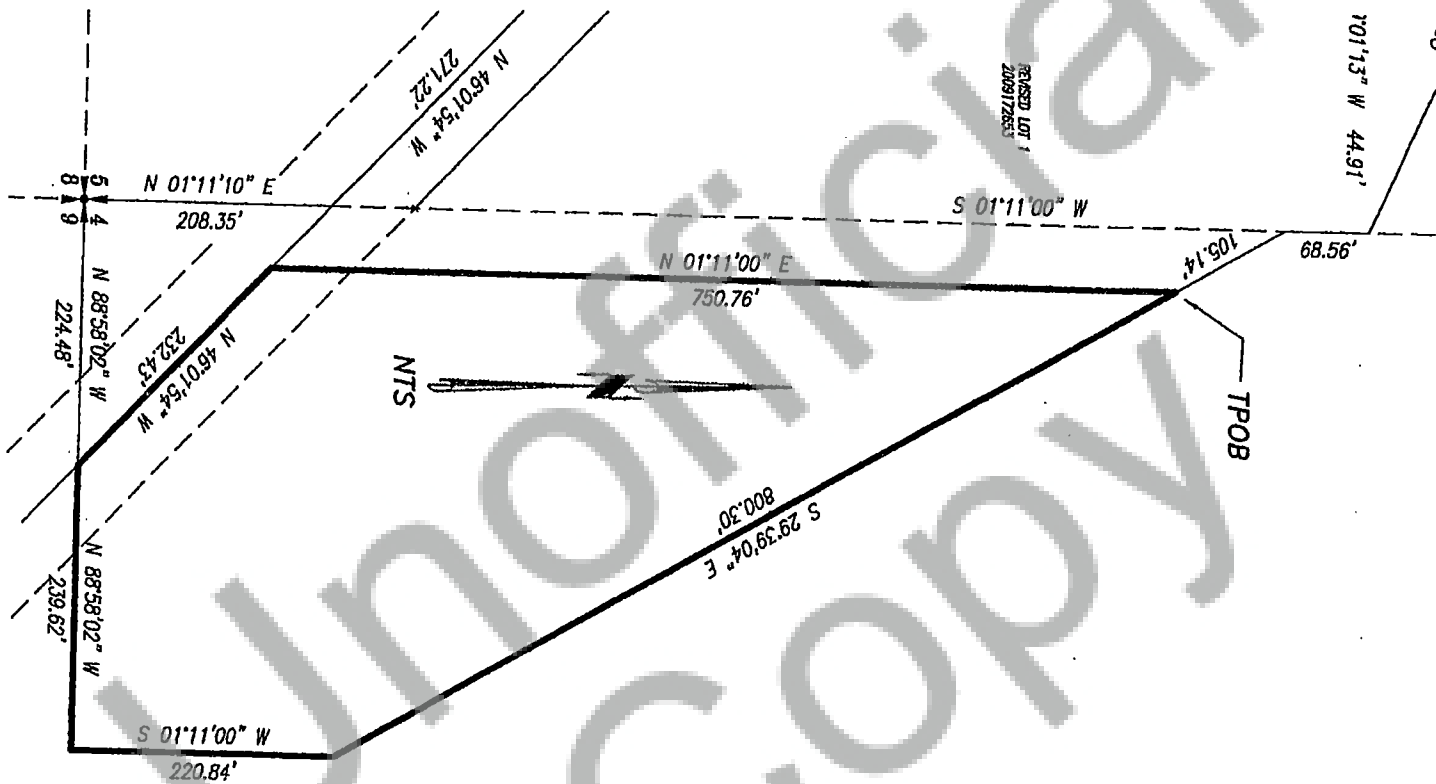


EXHIBIT G:

Purpose of Deed

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.

Unofficial
Copy