

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

2021-002292

06/30/2021 10:07 AM

Request of: CLARK COUNTY TITLE



00009397202100022920040049

When Recorded Return to:

Maksim Korolev
Tetiana Korolova
5990 SW 150th Avenue
Beaverton, OR 97007

NOTICE OF CONTINUANCE
LAND CLASSIFIED AS CURRENT USE OR FOREST LAND
Chapter 84.34 and 84.33 Revised Code of Washington

Grantor(s) (Purchaser(s)) Maksim Korolov, an unmarried man and Tetiana Korolova, an unmarried woman

Grantee(s) SKAMANIA COUNTY

Legal Description: See attached exhibit A

Assessor's Property Tax Parcel or Account Number 02052000060000 & 02052000060005 

Reference Number(s) of Documents Assigned or Released Book G / Page 341

Name of Owner(s) (at time of original lien) NUNES

Recording Date of Original Lien 8/27/1979

If the new owner(s) of land that is classified under RCW 84.34 as Current Use Open Space, Farm and Agricultural, or Timber Land under 84.33 Designated Forest Land wish(es) to continue the Classification or Designation of this land all the New Owner(s) must sign page 2.

If the new owner(s) do(es) not desire to continue the classification or designation, all additional or compensating tax calculated pursuant to RCW 84.34.108 or RCW 84.33.120, 140 shall be due and payable by the seller or transferor at the time of sale. To determine if the land qualifies to continue classification or designation, the County Assessor should be consulted.

Interest in Property: ☒ **Fee Owner** ☐ **Contract Purchaser** ☐ **Other**

The property is currently classified under **RCW 84.34** as:

☐ **Open Space** ☐ **Farm & Agricultural** ☒ **Timber Land**

Classified under **RCW 84.33** ☐ **Designated Forest Land.**

I/We the purchaser(s) are aware of the definition of the deferred Tax Program this property is currently under as described in the *information on pages 3 through 5.*

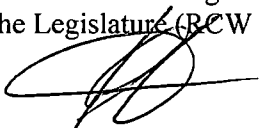
NOTICE OF CONTINUANCE**Page 1 and 2 Must Be Recorded**

Land Classified as Current Use or Forest Land

Page 2 of 5

I/We declare that I/we have read and under stand the definition of the Classification the property is under. I/We declare that I/We are aware of the liability of withdrawal or removal of this property form the classification or designation.

The agreement to tax according to use of the property is not a contract and can be annulled or canceled at any time by the Legislature (RCW 84.34.070).

✓
Property Owner Signature
Maksim Korolev

Date

6-25-2021

Property Owner Print Your Name

5990 SW 150th Ave Beaverton OR 97007

Address

City

State

Zip Code

Property Owner Signature


Petiana Korolova

Date

06/25/2021

Property Owner Print Your Name

5990 SW 150th Ave Beaverton OR 97007

Address

City

State

Zip Code

Property Owner Signature

Date

Property Owner Print Your Name

Address

City

State

Zip Code

Property Owner Signature

Date

Property Owner Print Your Name

Address

City

State

Zip Code

EXHIBIT "A"

TRACT 1

THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON;

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR EGRESS, INGRESS AND UTILITIES OVER THE WEST 60 FEET OF THE SOUTHWEST QUARTER, SOUTHWEST QUARTER, NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY WASHINGTON;

ALSO A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES 60 FEET IN WIDTH, THE CENTER LINE BEING THE NORTH BOUNDARY OF THE SOUTH HALF OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON;

EXCEPTING THE EAST 330 FEET THEREOF.

TRACT 2

A TRACT OF LAND IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

THE EAST 220 FEET OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 2 NORTH, RANGE 5, ALSO KNOWN AS LOT 3 LUTHER D. DICKINSON AND SHEILA DICKINSON SHORT PLAT RECORDED IN BOOK 2 OF SHORT PLATS, AT PAGE 9 UNDER AUDITOR'S FILE NO. 84679, RECORDS OF SKAMANIA COUNTY, WASHINGTON.

TRACT 3

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 2 NORTH, RANGE 5 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON;

THENCE SOUTH 88°43'34" EAST ALONG THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 20, 505.15 FEET TO A 300 FOOT RADIUS CURVE TO THE LEFT AND THE POINT OF BEGINNING;

THENCE ALONG SAID CURVE 86.07 FEET;

THENCE NORTH 74°50'11" EAST 36.60 FEET TO A 300 FOOT RADIUS CURVE TO THE RIGHT;

THENCE ALONG SAID CURVE 64.74 FEET;

THENCE NORTH $87^{\circ}12'02''$ EAST 52.36 FEET TO A 200 FOOT RADIUS CURVE TO THE LEFT;

THENCE ALONG SAID CURVE 63.35 FEET;

THENCE NORTH $69^{\circ}03'09''$ EAST 78.53 FEET TO A 300 FOOT RADIUS CURVE TO THE RIGHT;

THENCE ALONG SAID CURVE 127.12 FEET;

THENCE SOUTH $86^{\circ}40'08''$ EAST 250.37 FEET TO A 215 FOOT RADIUS CURVE TO THE LEFT;

THENCE ALONG SAID CURVE 69.55 FEET, MORE OR LESS, TO THE EAST LINE OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 20;

THENCE SOUTH $01^{\circ}23'48''$ WEST 103.68 FEET TO THE SOUTHEAST CORNER OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 20;

THENCE NORTH $88^{\circ}43'34''$ WEST 812.84 FEET TO THE POINT OF BEGINNING.

Situated in the County of **Skamania**, State of **Washington**.

End of Exhibit "A"