



SKAMANIA COUNTY
REAL ESTATE EXCISE TAX

35484

JUL 01 2021

PAID EXEMPT
M. Monaghan
SKAMANIA COUNTY TREASURER

Robert J. Nuckoles
PO Box 537
White Salmon, WA 98672

Parcel No. 03082130200000

To

Parcel No. 03082130160000

Space Above for Recording Information Only

Quit Claim Deed Boundary Line Adjustment

The **Grantors**, Robert J. Nuckoles and Elizabeth Petrick, husband and wife, as owners of that certain tract of land described in Statutory Warranty Deed, recorded April 4, 2019, in Auditor's File No. 2019000499, being Lot 2 and Lot 3 of MAP MAN Short Plat, recorded in Book 3 of Short Plats, Page 412 Skamania County Records, located in the Southwest quarter of Section 21, Township 3 North, Range 8 East of the Willamette Meridian, County of Skamania, State of Washington, In consideration of a boundary dispute, conveys and Quit Claims to **Grantee**, John F. Sweeney, a widower, being the owner of that certain tract of land described as Lot 1 of the Amended John Sweeney Short Plat, recorded in Book 3 of Short Plats, Page 231 Skamania County Records.

The following real estate, situated in Skamania County, State of Washington, together with all after acquired title therein.

Planning Department - BLA Approved By:
APL 6/30/2021

(Parcel No. 3082130200000)

A strip of land being a portion of Lot 2 and Lot 3 of MAP MAN Short Plat, recorded in Book 3 of Short Plats, Page 412, Skamania County Records, located in the Southwest quarter of Section 21, Township 3 North, Range 8 East of the Willamette Meridian, County of Skamania, State of Washington, more particularly described as follows:

Beginning at the Southeast corner of Lot 3 of the Amended John Sweeney Short Plat, recorded in Book 3 of Short Plats, Page 231 Skamania County Records; thence North 00°35'27" East, 8.97 feet to a point on the North line of the MAP MAN Short Plat; thence South 89°24'57" East, 243.39 feet, along the North line of said MAP MAN Short Plat and the Easterly extension thereof to a point on the East line of the West half of the Northwest quarter of the Southwest quarter; thence South 00°42'46" West, 14.17 feet, along the East line of the West half of the Northwest quarter of the Southwest quarter; thence North 88°11'25" West, 243.41 feet, back to the **Point of Beginning**.

Skamania County Assessor

Containing 2,816 square feet, more or less.

Date 6/30/21 Parcel# 3-8-21-3-2000
1200 3-8-21-3-1600

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 the deed cannot be segregated and sold without conforming to the State of Washington and Skamania County Subdivision laws.

IN WITNESS WHEREOF, this instrument was signed on the dates referenced below.

Robert J. Nuckoles
Robert J. Nuckoles

6/30/21
Date:

Elizabeth Petrick
Elizabeth Petrick

6/30/2024
Date:

STATE OF WASHINGTON)
) ss.
County of ~~Skamania~~ Klickitat)

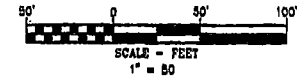
I certify that I know or have satisfactory evidence that Robert J. Nuckoles and Elizabeth Petrick, husband and wife, are the persons who appeared before me, and said persons acknowledged and signed this instrument, and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this document.



Angelica Ramos Torres
NOTARY PUBLIC signature
The State of Washington
Residing in County of Klickitat
My Commission Expires: 4/24/2024

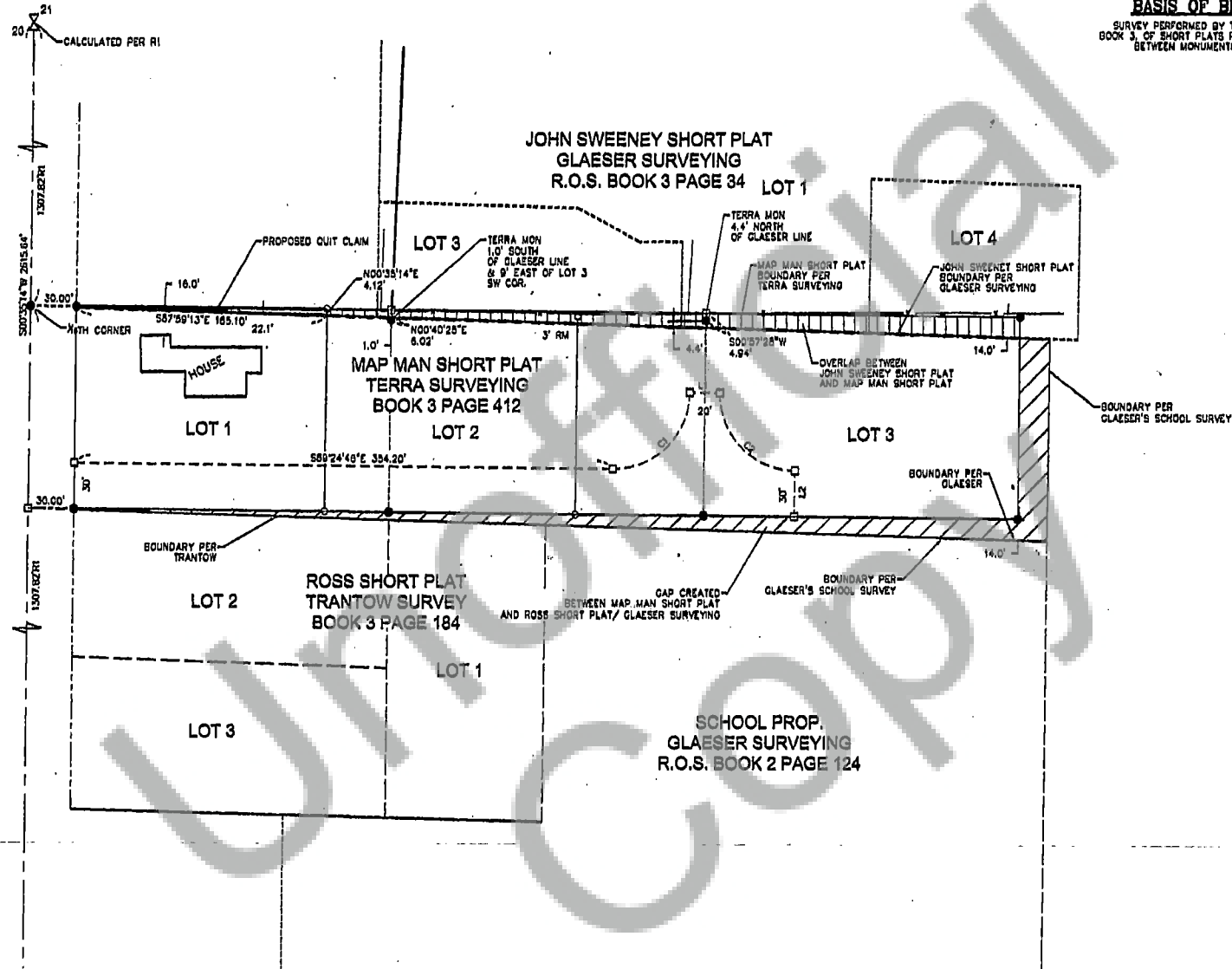
BOUNDARY EXHIBIT

ALTERATION OF MAP MAN SHORT PLAT
LOCATED IN SW 1/4 OF THE SW 1/4, OF SECTION 21, TOWNSHIP 3
NORTH, RANGE 8 EAST, W.M.
COUNTY OF SKAMANIA, STATE OF WASHINGTON



BASIS OF BEARINGS

SURVEY PERFORMED BY TERRA SURVEYING,
BOOK 3, OF SHORT PLATS PAGE 412, A.F.N. 1453478
BETWEEN MONUMENTS 259 & 259



SURVEY PERFORMED FOR:
ROBERT NUCKOLES
DATE OF MONUMENTATION: DEC. 18, 2019
PROJECT: 190403 DRAFT: CEM
FILE: 190403.DWG LAYOUT TAB: SKAMANIA SP

OWNER
ROBERT NUCKOLES
KLEIN & ASSOCIATES, MAKES NO WARRANTY AS TO MATTERS OF
UNWRITTEN TITLE, ADVERSE POSSESSION, ESTOPPEL, ACQUIESCENCE.

KA
Klein & Associates, Inc.
ENGINEERING • SURVEYING • PLANNING
5411 12th Street • Hood River, OR 97031
TEL: 541-338-3322 • FAX: 541-338-2510



SHEET 1 OF 1
WILLAMETTE MERIDIAN
SKAMANIA COUNTY, WASHINGTON
1/4 SEC T. R.
21 3N. 8E.