

Skamania County, WA
Total: \$208.50
DEED
Pgs=6

2022-001310

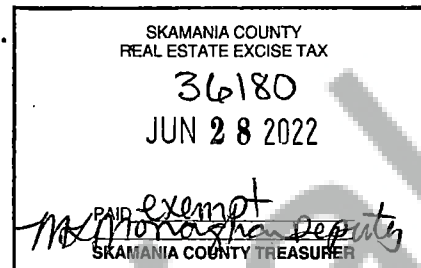
06/28/2022 12:52 PM

Request of: BRIAN T COMFORT ESQ



RETURN TO:

BRIAN T. COMFORT ESQ
COMFORT DAVIES SMITH & CRAWFORD P.S.
1901 65TH AVE W STE 200
FIRCREST WA 98466



QUIT CLAIM DEED

Grantor(s)	: Sharon L. Dolan a/k/a Sharon L. Sandifur and Bill Dolan, husband and wife; Edward E. Hargadine, a single person; Diane A. Hargadine, a single person
Grantee(s)	: Hargadine, LLC, a Washington limited liability company
Abbreviated legal	: Section 29 Township 3 North Range 8 East
Assessor's tax parcel no.	: 03082900040006 and 03082900040000 <i>om</i> <i>ym</i>

THE GRANTORS, SHARON L. DOLAN a/k/a SHARON L. SANDIFUR and BILL DOLAN, husband and wife; EDWARD E. HARGADINE, a single person; and DIANE A. HARGADINE, a single person, convey and quit claim to HARGADINE, LLC, a Washington limited liability company, the following described real estate, situated in the county of SKAMANIA, state of Washington including any interest therein which grantor may hereafter acquire:

PARCEL A (03082900040006) –

A portion of the Southwest quarter and Northwest quarter of Section 29, Township 3 North, Range 8 East, Willamette Meridian, Skamania County, Washington, described as follows:

Beginning at a Skamania County Engineers Monument with a 1-1/2 inch aluminum cap marking the Center of Section 29, as shown in a Record of Survey recorded under Auditor's File Number 2017001432, Skamania County Auditor's Records;

Thence South 01°00'12" West, 1320.03 feet to a 1/2 inch iron rebar (ROS 2017001432) marking the Southeast corner of the Northeast quarter of the Southwest quarter of Section 29;

Thence North 88°48'37" West, along the South line of the Northeast quarter of the Southwest quarter of Section 29, for a distance of 940.00 feet to a point on the "WR2" line (ROS 2017001432) and the True Point of Beginning;

Thence North 52°51'36" East, along said "WR2" line (ROS 2017001432), for a distance of 261.78 feet;

Thence leaving said "WR2" line (ROS 2017001432), North 38°45'00" West, 140.00 feet;

Thence North 54°14'00" East, 193.00 feet;

Thence North 00°50'00" East, 422.00 feet;

Thence North 41°08'00" West, 154.00 feet;

Thence North 01°35'00" East, 230.00 feet;

Thence North 80°00'00" East, 305.00 feet;

Thence North 14°27'10" East, 481.08 feet more or less to a point on the Northerly line of the "Pacific Northwest Pipeline Corporation" Easement as described under Book 40, Page 434, Skamania County Auditor's Records;

Thence South 68°52'30" West, along the Northerly line of said "Pacific Northwest Pipeline Corporation" Easement, 1013.45 feet more or less to a point on the West line of the Northeast quarter of the Southwest quarter of Section 29;

Thence South 01°14'20" West, 1294.21 feet more or less to the Southwest corner of the Northeast quarter of the Southwest quarter of Section 29;

Thence South 88°48'37" East, 364.13 feet to the True Point of Beginning.

EXCEPT County Roads

Skamania County Assessor 

EXCEPT State Highways

Date 6/27/22 Parcel # 03082900040000
6/28/22 hm 03082900040000

TOGETHER WITH and SUBJECT TO easements and restrictions of record.

PARCEL B (03082900040000) –

A portion of the Southwest quarter and Northwest quarter of Section 29, Township 3 North, Range 8 East, Willamette Meridian, Skamania County, Washington, described as follows:

Beginning at a Skamania County Engineers Monument with a 1-1/2 inch aluminum cap marking the Center of Section 29, as shown in a Record of Survey recorded under Auditor's File Number 2017001432, Skamania County Auditor's Records;

Thence South 01°00'12" West, 1320.03 feet to a 1/2 inch iron rebar (ROS 2017001432) marking the Southeast corner of the Northeast quarter of the Southwest quarter of Section 29;

Thence North 88°48'37" West, along the South line of the Northeast quarter of the Southwest quarter of Section 29, for a distance of 940.00 feet to a point on the "WR2" line (ROS 2017001432);

Thence North 52°51'36" East, along said "WR2" line (ROS 2017001432), for a distance of 261.78 feet;

Thence leaving said "WR2" line (ROS 2017001432), North 38°45'00" West, 140.00 feet;

Thence North 54°14'00" East, 193.00 feet;

Thence North 00°50'00" East, 422.00 feet;

Thence North 41°08'00" West, 154.00 feet;

Thence North 01°35'00" East, 230.00 feet;

Thence North 80°00'00" East, 305.00 feet;

Thence North 14°27'10" East, 481.08 feet more or less to a point on the Northerly line of the "Pacific Northwest Pipeline Corporation" Easement as described under Book 40, Page 434, Skamania County Auditor's Records;

Thence North 68°52'30" East, along the Northerly line of said "Pacific Northwest Pipeline Corporation" Easement, 388.62 feet more or less to a point on the East line of the Southeast quarter of the Northwest quarter of Section 29;

Thence South 01°00'12" West, 506.55 feet more or less to the Point of Beginning.

EXCEPT County Roads

Skamania County Assessor 

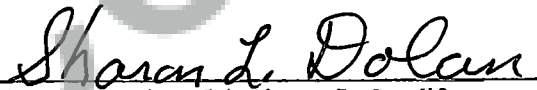
EXCEPT State Highways

Date 6/27/22 Parcel# 03082900040000
6/28/22 YM 03082900040006

TOGETHER WITH and SUBJECT TO easements and restrictions of record.

(more commonly described as 131 Wind River Road)

DATED this 28th day of May, 2022.


Sharon L. Dolan a/k/a Sharon L. Sandifur


Bill Dolan

State of Washington)
: ss.
County of Skamania

This is to certify that on the 28th day of May, 2022, personally appeared before me Sharon L. Dolan a/k/a Sharon L. Sandifur, to me known to be the individual described in and who executed the foregoing Quit Claim Deed, and acknowledged to me that she executed the same freely and voluntarily, for the uses and purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.



Stephanie I Martin
Print name: Stephanie I Martin
NOTARY PUBLIC in and for the State of
Washington, residing at: Skamania
My commission expires: 03-23-2025

State of Washington)
: ss.
County of Skamania

This is to certify that on the 28th day of May, 2022, personally appeared before me Bill Dolan, to me known to be the individual described in and who executed the foregoing Quit Claim Deed, and acknowledged to me that he executed the same freely and voluntarily, for the uses and purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.



Stephanie I Martin
Print name: Stephanie I Martin
NOTARY PUBLIC in and for the State of
Washington, residing at: Skamania
My commission expires: 03-23-2025

DATED this 28th day of May, 2022.

Edward E. Hargadine

Edward E. Hargadine

State of Washington)
County of Skamania : ss.

This is to certify that on the 28th day of May, 2022, personally appeared before me Edward E. Hargadine, to me known to be the individual described in and who executed the foregoing Quit Claim Deed, and acknowledged to me that he executed the same freely and voluntarily, for the uses and purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.



Stephanie I Martin
Print name: Stephanie I Martin
NOTARY PUBLIC in and for the State of
Washington, residing at: Skamania
My commission expires: 03-23-2025

DATED this 16 day of ^{June}~~May~~, 2022.

Diane A. Hargadine
Diane A. Hargadine

State of Washington)
: ss.
County of Pierce)

This is to certify that on the 16 day of ^{June}~~May~~, 2022, personally appeared before me Diane A. Hargadine, to me known to be the individual described in and who executed the foregoing Quit Claim Deed, and acknowledged to me that she executed the same freely and voluntarily, for the uses and purposes therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year first above written.



Brian T. Comfort
Print name: Brian T. Comfort
NOTARY PUBLIC in and for the State of
Washington, residing at: Tacoma, WA
My commission expires: 8-21-22