

WHEN RECORDED MAIL TO:

Michael and Karen Simmons
PO Box 1168
McMinnville OR 97128

Skamania County, WA
Total: \$206.50
QCDBLA
Pgs=4
Request of: COLUMBIA GORGE TITLE
2023-001179
08/22/2023 12:35 PM
00016629202300011790040042

DOCUMENT TITLE(S)

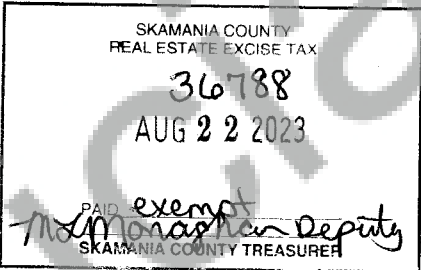
Quit Claim Deed (Statutory Form) *Re-record*
Boundary Line Adjustment

REFERENCE NUMBER(S) OF DOCUMENT TO RERECORD TO CORRECT DEFECTIVE NOTARY ACKNOWLEDGEMENT:

Auditor's File Number 2021003823 recorded November 16, 2021
Excise Tax Number 35818 paid November 16, 2021

GRANTOR(S):

Michael S. Simmons and Karen L. Simmons



GRANTEE(S):

Michael S. Simmons and Karen L. Simmons

ABBREVIATED LEGAL DESCRIPTION:

LOTS 16 AND 20 BOULDER RIDGE ESTATES

TAX PARCEL NUMBER(S):

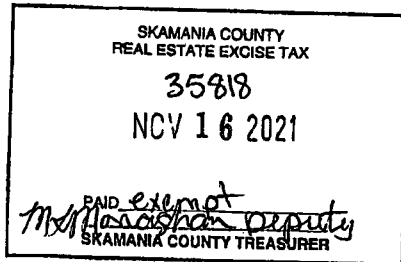
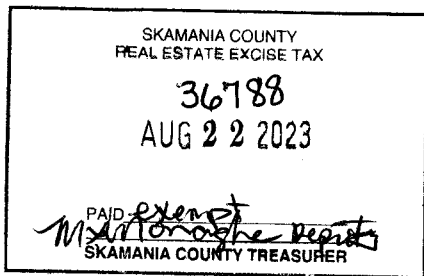
Ptn of 03-75-01-4-0-1600-00 AND Ptn of 03-75-01-4-0-2000-00

Skamania County Assessor

Date *8-22-23* Parcel# *03750140160000*
03750140200000

LM 8/22/23

- Combined



Return Address:

Michael Simmons

PO Box 1073

Carson, WA 98610

QUIT CLAIM DEED (Statutory Form)
BOUNDARY LINE ADJUSTMENT

Indexing / Information required by the Washington State Auditor's/Recorders Date, (RCW 36.16 and RCW 65.04) 11137: (please print last name first)

Reference # (If applicable): _____

Grantor(s) (Seller): (1) Michael S. Simmons and Karen L. Simmons (2) _____ Add'l. on pg _____

Grantee(s) (Purchaser): (1) Michael S. Simmons and Karen L. Simmons (2) _____ Add'l. pg _____

Legal Description (abbreviated): Lots 16 and 20, Boulder Ridge Estates Add'l. legal ls on pg _____

Assessor's Property Tax Parcel/Account # 03750140160000, 03750140200000

THE GRANTOR (s) Michael S. Simmons and Karen L. Simmons *ms 8/22/23*
For and In consideration of boundary line adjustment conveys and quit-claims to
Michael S. Simmons and Karen L. Simmons, All Interest In the following described Real Estate:

Lots 16 and 20 of Boulder Ridge Estates, according to the Plat thereof, recorded under Auditors File No. 2009174613, Records of Skamania County, Washington, Described as follows:
Beginning at the Northeast Corner of Said Lot 16, Boulder Ridge Estates; thence N85°46'54"W 372.63'; thence along a 200.00' radius curve to the right, 95.82', the long chord which bears S34°18'13"W 94.91'; thence S48°01'45"W 229.18'; thence along a 200.00' radius curve to the right, 57.84', the long chord which bears S56°18'51"W 57.64'; thence S64°35'57"W 124.36'; thence along a 150.00' radius curve to the left, 177.13', the long chord which bears S30°46'13"W 167.01'; thence N88°33'39"E 459.96'; thence N01°23'18"E 176.63'; thence S88°12'27"E 373.93'; thence N00°58'24"E 194.59' to the true point of beginning.
Containing 4.51 acres more or less.

Planning Department - BLA Approved By:
APL 11/15/2021

Whereas said lots 16 and 20, being consolidated into one single parcel as described above.

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 Short Plat Ordinance. The property described in this deed cannot be segregated and sold without conforming to the State of Washington and Skamania County Subdivision laws.

Dated this 16th day of November, 2021

[Signature]
Michael S. Simmons
Grantor(s)

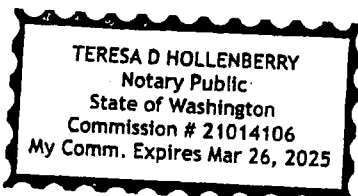
[Signature]
Karen L. Simmons

STATE OF Washington }
County of Skamania } SS. (INDIVIDUAL ACKNOWLEDGEMENT)

I certify that I know or have satisfactory evidence that Michael / Karen is/are the Person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be ☒ free and voluntary act for the uses and purposes mentioned in the instrument.

Dated this 16th day of November, 2021

[Signature]
Print Name Teresa D Hollenberry
Notary Public in and for the State of Washington
My appointment expires: March 26, 2025



Skamania County Assessor
Date 11/16/21 Parcel # 3-75-01-4-1600
3-75-01-4-2000

Unofficial
Copy

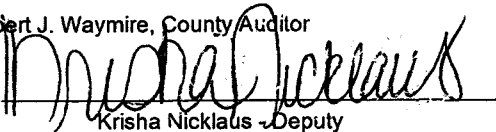
State of Washington
County of Skamania

I, Robert J. Waymire, Skamania County Auditor, do hereby
certify that the foregoing instrument is a true and correct
copy of the document now on file or recorded in my office.

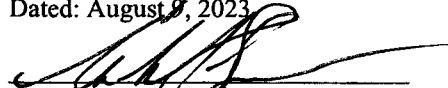
In witness whereof, I hereunto set my hand and official seal
this 9th of August 2023.

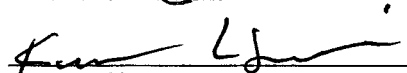
Robert J. Waymire, County Auditor

By


Krisha Nicklaus - Deputy

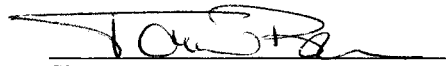
Dated: August ²¹ 9, 2023


Michael S Simmons


Karen L Simmons

STATE OF WASHINGTON
COUNTY OF SKAMANIA

This record was acknowledged before me on 21st day of August, 2023 by Michael S Simmons and Karen L Simmons


Signature

Notary
Title

My commission expires: 08-04-2024

