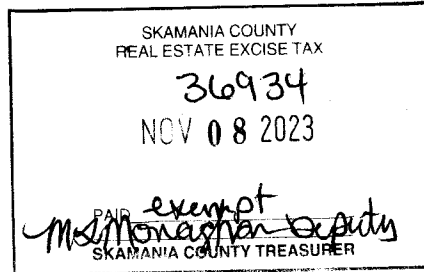


2023-001657



RETURN RECORDED DOCUMENT TO:

Clay Moser
PO Box 1134
Carson, WA 98610



**QUIT CLAIM DEED
BOUNDARY LINE ADJUSTMENT**

Grantor: Ralph & Edith Hatfield, (hereinafter "Hatfield")

Grantee: Clay Moser, (hereinafter "Moser")

Assessor's Tax Parcels: Portion of 04-07-27-0-0-0901-00 to 04-07-27-0-0-0802-00 (DU)

Abbreviated Legal Description: Lot 1 of the Robert J. Lee Short Plat & Lot 2 of the Walter Morat Short Plat together with that portion of Lot 1 of the Walter Short Plat in Auditors File No. 2019000029.

RECITALS:

Hatfield owns certain real property commonly known as 271 Summer Road, Carson, Skamania County, Washington 98610, Tax Acct. No. 04072700090100.

Moser owns certain real property commonly known as 361 Summer Road, Carson, Skamania County, Washington 98610, Tax Acct. No. 04072700080200.

The Hatfield Property and the Moser Property are adjoining parcels. The parties desire to enter into a Boundary Line Adjustment (BLA) and Deed to transfer a portion of the Hatfield property to the Moser property.

The parties agree to consideration for this BLA as a gift, pursuant to WAC 458-61A-201. It is the intention of the parties that these Recitals be made a part of this Agreement.

AGREEMENT:

Hatfield hereby conveys and quitclaims to Moser a portion of Hatfield's property, as described on page 3 and incorporated herein.

The purpose of this BLA is to affect a boundary line adjustment between adjoining parcels of land owned by the 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.

IN WITNESS WHEREOF THE PARTIES EXECUTE THIS QCD & BLA

Grantors:

Ralph Hatfield
Ralph Hatfield
Ralph Hatfield POE
Edith Hatfield, by Ralph Hatfield – Attorney In Fact

Grantee:

Clay Moser
Clay Moser

Skamania County Assessor

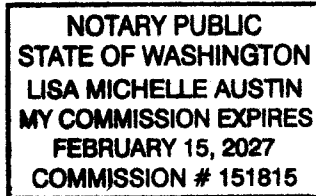
Date 11/8/23 Parcel # 4-7-27-901
(DU) 4-7-27-802

STATE OF WASHINGTON)
) ss.
County of Skamania)

I certify that I know or have satisfactory evidence that Ralph Hatfield is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 11/8/2023

(Seal or stamp)



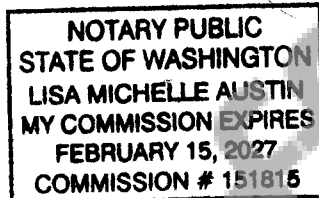
Lisa M Austin
Signature
Title: NOTARY
My appointment expires: 12/15/2027

STATE OF WASHINGTON)
) ss.
County of Skamania)

I certify that I know or have satisfactory evidence that Ralph Hatfield is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as the Power of Attorney of Edith Hatfield to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 11/8/2023

(Seal or stamp)



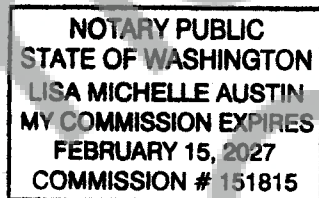
Lisa M Austin
Signature
Title: NOTARY
My appointment expires: 02/15/2027

STATE OF WASHINGTON)
) ss.
County of Skamania)

I certify that I know or have satisfactory evidence that Clay Moser is the person who appeared before me, and said person acknowledged that he signed this instrument and acknowledged it to be his free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 11/8/2023

(Seal or stamp)



Clay Moser
Signature
Title: NOTARY
My appointment expires: 02/15/2027

AREA OF TRANSFER LEGAL DESCRIPTION

Beginning at the NW Corner of Lot 1 of the Walter Morat Short Plat; Thence running westerly for 80ft on the Northerly line of Lot 1, of the Robert Lee Short Plat; thence Southwesterly 206.5ft more or less to a point on the North line of Summer Road, which is 132ft more or less, West of the Westerly line of said Lot 1 of the Walter Morat Short Plat; thence following said west line of the Walter Morat Short Plat Northerly to the point of beginning; totaling .57 acres (24,678sqft).

Skamania County Community Development
- Boundary Line Adjustment

Approved by: Mandy Hatfield
11/8/23