

Skamania County, WA
Total: \$308.50
BNDY
Pgs=6

2024-001302

09/11/2024 04:21 PM

Request of: PACIFICORP PROPERTY MANAGEMENT L



00019416202400013020060063

After Recording Return to:
PacifiCorp Property Management Dept.
825 NE Multnomah Street, Suite 1700
Portland, Oregon 97232

Until a change is requested all tax
Statements shall be sent to the following address:
PacifiCorp Property Tax Department
825 NE Multnomah Street, Suite 1900
Portland, Oregon 97232

Skamania County
Real Estate Excise Tax
37371
SEP 11 2024

Document: Boundary Line Adjustment
Grantor: PacifiCorp, an Oregon corporation
Grantee: PacifiCorp, an Oregon corporation
Legal Description: Gov. Lots 2 & 3, Sec. 02-3N-10E WM
Parcel No.: Part of 03100200040000

PAID

Exempt

Skamania County Treasurer

BOUNDARY LINE ADJUSTMENT DEED

WHEREAS, the GRANTOR/GRANTEE, PACIFICORP, an Oregon corporation, is the owner of Tax Lot 03100300030000, located in a portion of the Government Lots 2 and 3 of Section 2, Township 3 North, Range 10 East, of the Willamette Meridian, Skamania County, Washington, and.

WHEREAS, PacifiCorp is the successor in interest to Pacific Power & Light Company, who is the successor in interest to Northwestern Electric Company, and.

WHEREAS, the Grantor/Grantee wishes to adjust boundary lines between parcels of real property without creating an additional parcels.

NOW, THEREFOR, the boundaries are hereby adjusted as shown and described on the following Exhibits, attached hereto and made a part hereof.

EXHIBIT "A" Original LOT 46, EXHIBIT "B" Adjusted LOT 46

SUBJECT TO: Easements, Restrictions, Reservations, and Provisions of record, if any.

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

This Boundary Line Adjustment is exempt from Washington Real Estate Excise Tax since this adjustment will move property lines and adjust property sizes and/or shape for owner convenience, in compliance with WAC 458-61A-109 (2)(a)(iv) and no consideration is being given.

PACIFICORP, an Oregon corporation.

Deanna Adams

Deanna Adams

Director, Real Estate Transactions

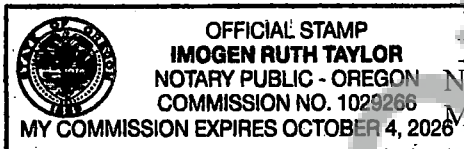
Dated: 8/1/24

REPRESENTATIVE ACKNOWLEDGEMENT

STATE OF OREGON)

COUNTY OF MULTNOMAH)

This instrument was acknowledged before me on this 1st day of AUGUST, 2024, by Deanna Adams as Director, Real Estate Transactions for PACIFICORP, an Oregon corporation.



Imogen Ruth Taylor
NOTARY PUBLIC
My appointment expires: 10/4/26

Skamania County Community Development
- Boundary Line Adjustment

Approved by: Mandy Hustel 8/29/24

Skamania County Assessor

Date 9/11/24 Parcel # 3-10-2-400
portion of

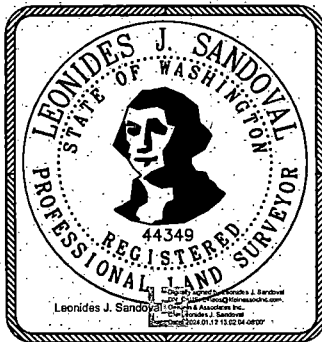
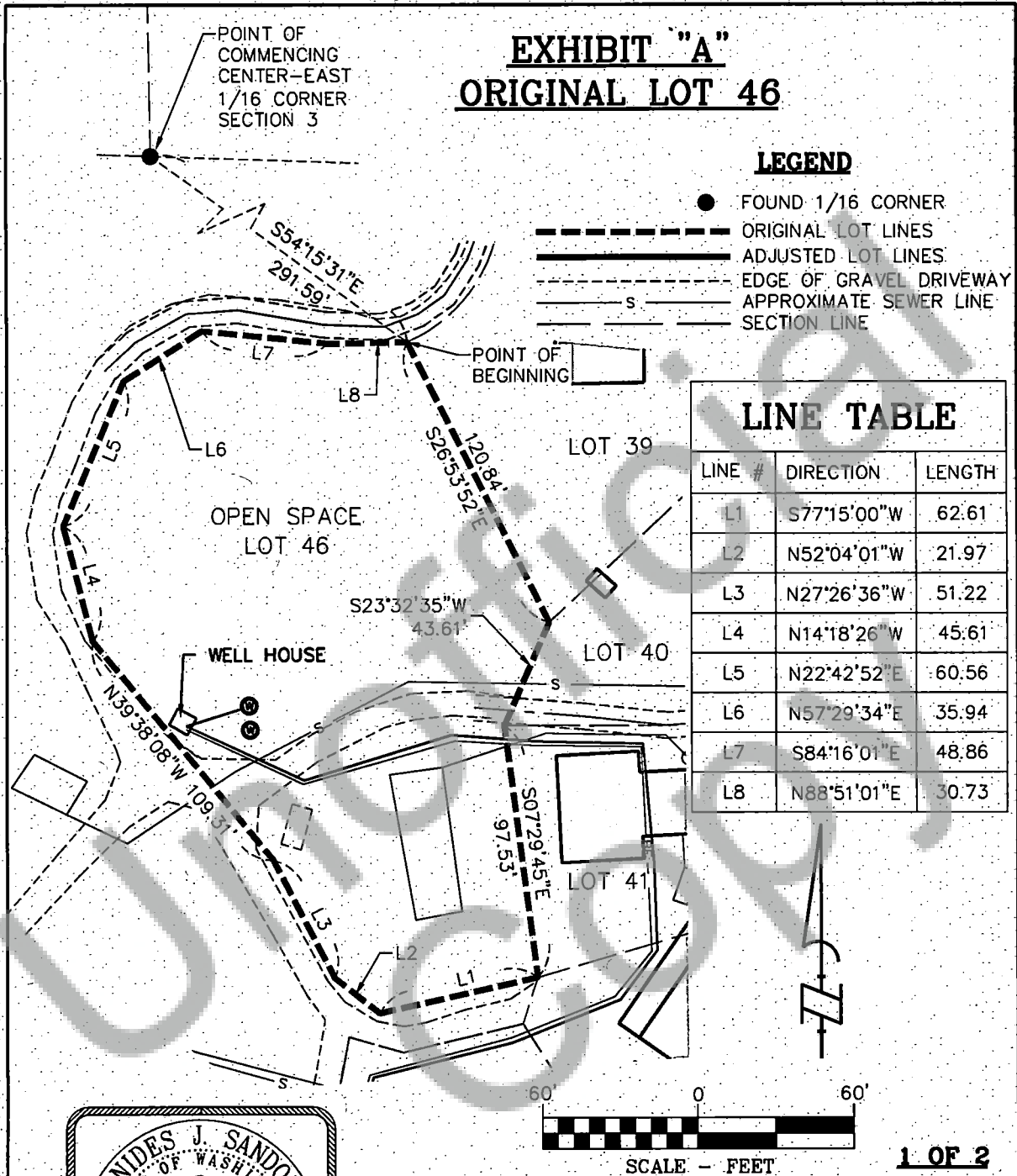
EXHIBIT "A" ORIGINAL LOT 46

LEGEND

- FOUND 1/16 CORNER
- ORIGINAL LOT LINES
- ADJUSTED LOT LINES
- - - - - EDGE OF GRAVEL DRIVEWAY
- - - - - APPROXIMATE SEWER LINE
- - - - - SECTION LINE

LINE TABLE

LINE #	DIRECTION	LENGTH
L1	S77°15'00"W	62.61
L2	N52°04'01"W	21.97
L3	N27°26'36"W	51.22
L4	N14°18'26"W	45.61
L5	N22°42'52"E	60.56
L6	N57°29'34"E	35.94
L7	S84°16'01"E	48.86
L8	N88°51'01"E	30.73



NORTHWEST LAKE LOT 46
LOCATED IN THE NE 1/4 OF THE SE 1/4
SECTION 3, T.3N, R.10E., W.M.,
SKAMANIA COUNTY, WA



Klein & Associates, Inc.
 ENGINEERING • SURVEYING • PLANNING
 1411 13th Street • Hood River, OR 97031
 TEL: 541-386-3322 • FAX: 541-386-2515

PROJECT: 230318
 FILE No: 230418-BLA.DWG
 FILE PATH:
 FLPAW
 LAYOUT: 8.5X11
 SURVEYED: JS
 DESIGN: ---
 DRAFT: LJS
 APPROVE: LS
 DATE: 06/22/23
 SHEET: 1 OF 2 SHEETS

EXHIBIT "A"
ORIGINAL LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN A PORTION OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON;

THENCE SOUTH 54°15'31" EAST, A DISTANCE OF 291.59 FEET TO THE NORTHEAST CORNER OF LOT 39, AS DEPICTED AND SHOWN ON AREA 3A OF THE DAVIS CONSULTING GROUP, INC. MAP PREPARED FOR PACIFIC CORP. AND **THE POINT OF BEGINNING** OF THIS DESCRIPTION;

THENCE SOUTH 26°53'52" EAST, 120.84 FEET TO A POINT;

THENCE SOUTH 23°32'35" WEST, 43.61 FEET TO A POINT;

THENCE SOUTH 07°29'45" EAST, 97.53 FEET TO A POINT;

THENCE SOUTH 77°15'00" WEST, 62.61 FEET TO A POINT;

THENCE NORTH 52°04'01" WEST, 21.97 FEET TO A POINT;

THENCE NORTH 27°26'36" WEST, 51.22 FEET TO A POINT;

THENCE NORTH 39°38'08" WEST, 109.31 FEET TO A POINT;

THENCE NORTH 14°18'26" WEST, 45.61 FEET TO A POINT;

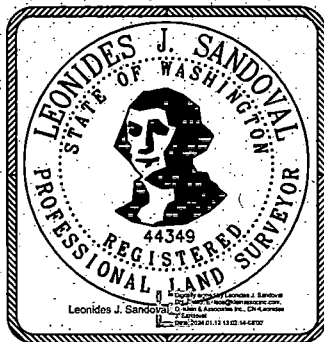
THENCE NORTH 22°42'52" EAST, 60.56 FEET TO A POINT;

THENCE NORTH 57°29'34" EAST, 35.94 FEET TO A POINT;

THENCE SOUTH 84°16'01" EAST, 48.86 FEET TO A POINT;

THENCE NORTH 88°51'01" EAST, 30.73 FEET TO **THE POINT OF BEGINNING**.

CONTAINING 32,654 SQUARE FEET, MORE OR LESS.



2 OF 2

**NORTHWEST LAKE LOT 46
LOCATED IN THE NE 1/4 OF THE SE 1/4
SECTION 3, T.3N., R.10E., W.M.,
SKAMANIA COUNTY, WA**



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PROJECT:	230318
FILE No:	230418-BLA.DWG
FILE PATH:	
LAYOUT:	6.5X11
SURVEYED:	JS
DESIGN:	---
DRAFT:	LJS
APPROVE:	LS
DATE:	06/22/23
SHEET:	2 OF 2 SHEETS

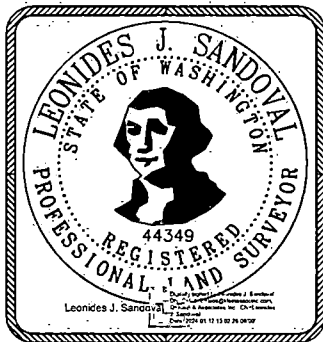
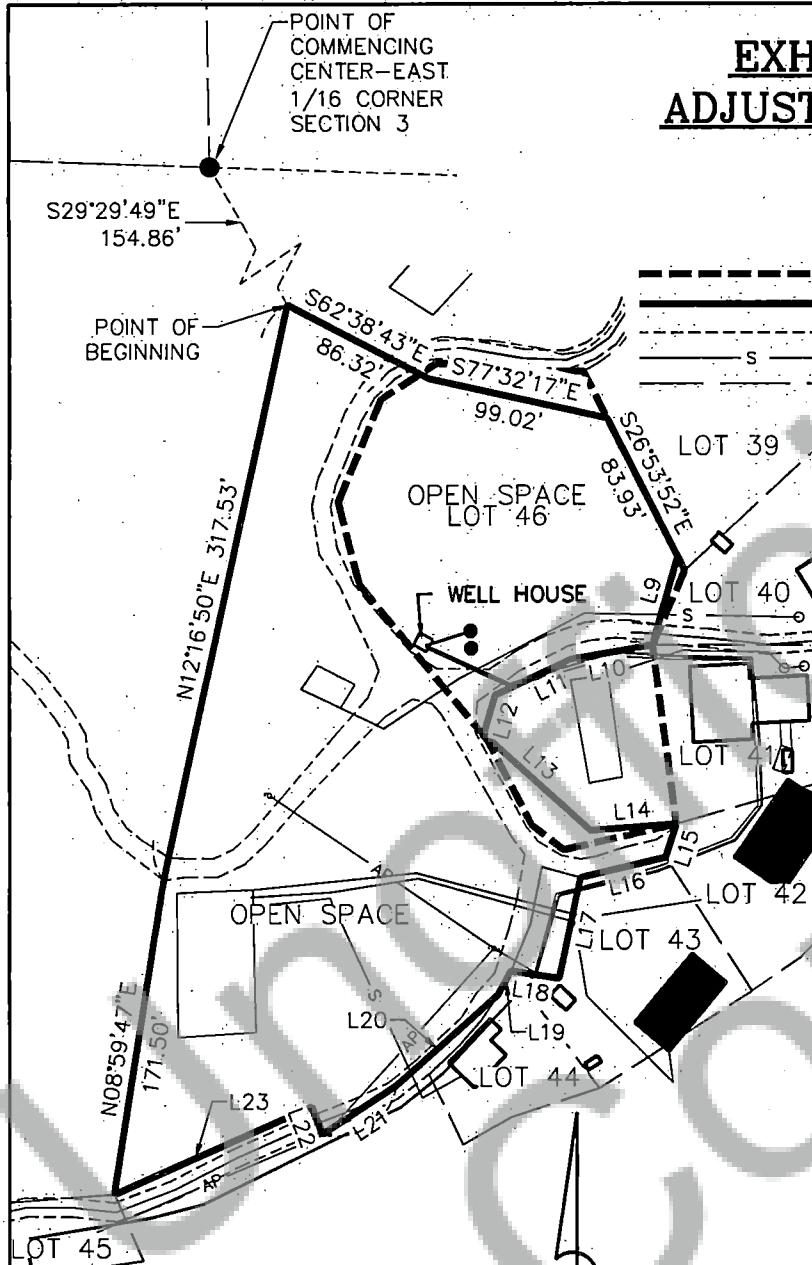
EXHIBIT "B" **ADJUSTED LOT 46**

LEGEND

- FOUND 1/16 CORNER
- ORIGINAL LOT LINES
- ADJUSTED LOT LINES
- - - EDGE OF GRAVEL DRIVEWAY
- - - s - - - APPROXIMATE SEWER LINE
- - - SECTION LINE

LINE TABLE

LINE #	DIRECTION	LENGTH
L9	S16°03'55"W	49.33
L10	S80°12'15"W	44.94
L11	S64°45'58"W	45.34
L12	S16°26'34"W	22.01
L13	S48°04'40"E	77.86
L14	N85°49'13"E	46.43
L15	S17°52'41"W	18.77
L16	S76°40'32"W	47.55
L17	S12°02'40"W	55.28
L18	N80°59'28"W	26.39
L19	S28°17'49"W	14.74
L20	S48°30'13"W	73.98
L21	S56°38'45"W	47.78
L22	N21°33'05"W	15.97
L23	S66°03'21"W	117.01



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1 OF 2

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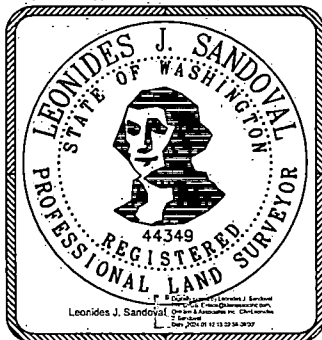
ADJUSTED LEGAL DESCRIPTION

A TRACT OF LAND LOCATED IN A PORTION OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 3 NORTH, RANGE 10 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON;

THENCE SOUTH 29°29'49" EAST, A DISTANCE OF 154.86 FEET TO **THE POINT OF BEGINNING** OF THIS DESCRIPTION;
THENCE SOUTH 62°38'43" EAST, 86.32 FEET TO A POINT;
THENCE SOUTH 77°32'17" EAST, 99.02 FEET TO A POINT;
THENCE SOUTH 26°53'52" EAST, 83.93 FEET TO A POINT;
THENCE SOUTH 16°03'55" WEST, 49.33 FEET TO A POINT;
THENCE SOUTH 80°12'15" WEST, 44.94 FEET TO A POINT;
THENCE SOUTH 64°45'58" WEST, 45.34 FEET TO A POINT;
THENCE SOUTH 16°26'34" WEST, 22.01 FEET TO A POINT;
THENCE SOUTH 48°04'40" EAST, 77.86 FEET TO A POINT;
THENCE NORTH 85°49'13" EAST, 46.43 FEET TO A POINT;
THENCE SOUTH 17°52'41" WEST, 18.77 FEET TO A POINT;
THENCE SOUTH 76°40'32" WEST, 47.55 FEET TO A POINT;
THENCE SOUTH 12°02'40" WEST, 55.28 FEET TO A POINT;
THENCE NORTH 80°59'28" WEST, 26.39 FEET TO A POINT;
THENCE SOUTH 28°17'49" WEST, 14.74 FEET TO A POINT;
THENCE SOUTH 48°30'13" WEST, 73.98 FEET TO A POINT;
THENCE SOUTH 56°38'45" WEST, 47.78 FEET TO A POINT;
THENCE NORTH 21°33'05" WEST, 15.97 FEET TO A POINT;
THENCE SOUTH 66°03'21" WEST, 117.01 FEET TO A POINT;
THENCE NORTH 08°59'47" EAST, 171.50 FEET TO A POINT;
THENCE NORTH 12°16'50" EAST, 317.53 FEET TO **THE POINT OF BEGINNING**.

CONTAINING 83,053 SQUARE FEET, MORE OR LESS.



2 OF 2

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