

Skamania County, WA
Total: \$318.50 Pgs=15
TRST
Request of: CLARK COUNTY TITLE COMPANY
eRecorded by: Simplifile

2025-001511

09/24/2025 10:13 AM

AFTER RECORDING MAIL TO:

JEFFREY MARSH AND RICHARD GARRETT
PO Box 227
Yacolt, WA, 98675

GRANTOR(S): MARRETT HOLDINGS LLC, a Washington limited liability company
GRANTEE(S): JEFFREY MARSH, RICHARD GARRETT
TRUSTEE: CLARK COUNTY TITLE COMPANY
LEGAL DESCRIPTION (abbreviated): Portions Lot 2, Port of Skamania Short Plat (Book T, page 93)
ASSESSOR'S TAX PARCEL No(s): 02071900031100, 02071900030900

DEED OF TRUST

Legal Pg. 4

THIS DEED OF TRUST, made this 23rd day of September 2025, between MARRETT HOLDINGS LLC, a Washington limited liability company, GRANTOR, CLARK COUNTY TITLE COMPANY, TRUSTEE, and JEFFREY MARSH and RICHARD GARRETT, BENEFICIARY.

WITNESSETH: Grantor hereby bargains, sells and conveys to Trustee in Trust, with power of sale, the following described real property in Skamania County, Washington:

SEE ATTACHED EXHIBITS "A"; and "B".

which real property is not used principally for agricultural or farming purposes, together with all tenements, hereditaments, and appurtenances now or hereafter thereunto belonging or in any wise appertaining, and the rents, issues and profits thereof.

This deed is for the purpose of securing performance of each agreement of Grantor herein contained, and payment of the sum of Two Million and 00/100 Dollars (\$2,000,000.00) with interest, in accordance with the terms of a promissory note of even date herewith, payable to Beneficiary or order, and made by Grantor, and all renewals, modifications and extensions thereof, and also such further sums as may be advanced or loaned by Beneficiary to Grantor, or any of their successors or assigns, together with interest thereon at such rate as shall be agreed upon.

To protect the security of this Deed of Trust, Grantor covenants and agrees:

1. To keep the property in good condition and repair; to permit no waste thereof; to complete any building, structure or improvement being built or about to be built thereon; to restore promptly any building, structure or improvement thereon which may be damaged or destroyed; and to comply with all laws, ordinances, regulations, covenants, conditions and restrictions affecting the property.
2. To pay before delinquent all lawful taxes and assessments upon the property; to keep the property free and clear of all other charges, liens or encumbrances impairing the security of this Deed of Trust.
3. To keep all buildings now or hereafter erected on the property described herein continuously insured against loss by fire or other hazards in an amount not less than the total debt secured by this Deed of Trust. All policies shall be held by the Beneficiary, and be in such companies as the Beneficiary may approve and have loss payable first to the Beneficiary as its interest may appear and then to the Grantor. The amount collected under any insurance policy may be applied upon any indebtedness hereby

secured in such order as the Beneficiary shall determine. Such application by the Beneficiary shall not cause discontinuance of any proceedings to foreclose this Deed of Trust. In the event of foreclosure, all rights of the Grantor in insurance policies then in force shall pass to the purchaser at the foreclosure sale.

4. To defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee, and to pay all costs and expenses, including cost of title search and attorney's fees in a reasonable amount, in any such action or proceeding, and in any suit brought by Beneficiary to foreclose this Deed of Trust.

5. To pay all costs, fees and expenses in connection with this Deed of Trust, including the expenses of the Trustee incurred in enforcing the obligation secured hereby and Trustee's and attorney's fees actually incurred, as provided by statute.

6. Should Grantor fail to pay when due any taxes, assessments, insurance premiums, liens, encumbrances or other charges against the property hereinabove described, Beneficiary may pay the same, and the amount so paid, with interest at the rate set forth in the note secured hereby, shall be added to and become a part of the debt secured in this Deed of Trust.

7. DUE ON SALE: The property described in this security instrument may not be sold or transferred without the Beneficiary's consent. Upon breach of this provision, Beneficiary may declare all sums due under the note and Deed of Trust immediately due and payable, unless prohibited by applicable law.

M J

Grantor (Initials)

M Jo

Beneficiary (Initials)

IT IS MUTUALLY AGREED THAT:

8. In the event any portion of the property is taken or damaged in an eminent domain proceeding, the entire amount of the award or such portion thereof as may be necessary to fully satisfy the obligation secured hereby, shall be paid to Beneficiary to be applied to said obligation.

9. By accepting payment of any sum secured hereby after its due date, Beneficiary does not waive its right to require prompt payment when due of all other sums so secured or to declare default for failure to so pay.

10. The Trustees shall reconvey all or any part of the property covered by this Deed of Trust to the person entitled thereto on written request of the Grantor and the Beneficiary, or upon satisfaction of the obligation secured and written request for reconveyance made by the Beneficiary or the person entitled thereto.

11. Upon default by Grantor in the payment of any indebtedness secured hereby or in the performance of any agreement contained herein, all sums secured hereby shall immediately become due and payable at the option of the Beneficiary. In such event and upon written request of Beneficiary, Trustee shall sell the trust property, in accordance with the Deed of Trust Act of the State of Washington, at public auction to the highest bidder. Any person except Trustee may bid at Trustee's sale. Trustee shall apply the proceeds of the sale as follows: (1) to the expense of sale, including a reasonable Trustee's fee and attorney's fee; (2) to the obligation secured by this Deed of Trust; (3) the surplus, if any, shall be distributed to the persons entitled thereto.

12. Trustee shall deliver to the purchaser at the sale its deed, without warranty, which shall convey to the purchaser the interest in the property which Grantor had or had the power to convey at the time of his execution of this Deed of Trust, and such as he may have acquired thereafter. Trustee's deed shall recite the facts showing that the sale was conducted in compliance with all the requirements of law and of this Deed of Trust, which recital shall be prima facie evidence of such compliance and conclusive evidence thereof in favor of bona fide purchasers and encumbrances for value.

13. The power of sale conferred by this Deed of Trust and by the Deed of Trust Act of the State of Washington is not an exclusive remedy; Beneficiary may cause this Deed of Trust to be foreclosed as a mortgage.

14. In the event of the death, incapacity or disability or resignation of Trustee, Beneficiary may appoint in writing a successor trustee, and upon the recording of such appointment in the mortgage

records of the county in which this Deed of Trust is recorded, the successor trustee shall be vested with all powers of the original trustee. The trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Grantor, Trustee or Beneficiary shall be a party unless such action or proceeding is brought by the Trustee.

15. This Deed of Trust applies to, inures to the benefit of, and is binding not only on the parties hereto, but on their heirs, devisees, legatees, administrators, executors, successors and assigns. The term Beneficiary shall mean the holder and owner of the note secured hereby, whether or not named as Beneficiary herein.

Dated: 9-23-25

GRANTOR:

MARRETT HOLDINGS LLC

By [Signature]
By JEFFREY MARSH, Member

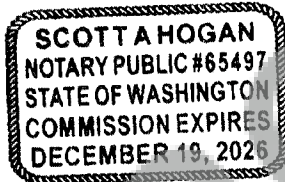
By [Signature]
By RICHARD GARRETT, Member

STATE OF WASHINGTON

} ss

COUNTY OF CLARK

This record was acknowledged before me on September 23, 2025 by JEFFREY MARSH and RICHARD GARRETT on behalf of MARRETT HOLDINGS LLC.



[Signature]
Notary Public in and for the State of Washington
My commission expires: 12-19-26

REQUEST FOR FULL RECONVEYANCE

Do not record. To be used only when note has been paid.

TO: TRUSTEE: The undersigned is the legal owner and holder of the note and all other indebtedness secured by the within Deed of Trust. Said note, together with all other indebtedness secured by said Deed of Trust, has been fully paid and satisfied; and you are hereby requested and directed, on payment to you of any sums owing to you under the terms of said Deed of Trust, to cancel said note above mentioned, and all other evidences of indebtedness secured by said Deed of Trust delivered to you herewith, together with the said Deed of Trust, and to reconvey, without warranty, to the parties designated by the terms of said Deed of Trust, all the estate now held by you thereunder.

Dated: _____



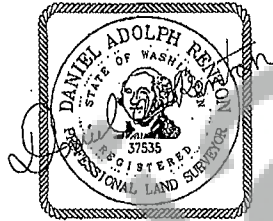
Minister & Glaeser Surveying, Inc.

Phone: 360-694-3313 Fax: 360-694-8410

MAY 30, 2024

EXHIBIT "A"

05-30-2024



ADJUSTED "MARRETT HOLDINGS, LLC"
PARCEL 02071900031100 *Am 6-12-24*

A parcel of land located in a portion of Lot 2 of the "Port of Skamania Short Plat", according to the City Plat thereof, recorded in Book "T" of City Plats at Page 93, Skamania County, Washington, City Plat records;

BEGINNING at the Southeast corner of said Lot 2, said point is marked with a standard USACE 3-1/4" diameter brass disk set in concrete and stamped "NB 167", as set in "Second Addition To The Plats Of Relocated North Bonneville", as recorded in Book "B" of Plats, at Pages 74 to 79, Skamania County Plat Records;

Thence along the East line of said Lot 2, the following courses and distances;

Thence North 19°58'31" East, for a distance of 200.40 feet to a standard USACE 3-1/4" diameter brass disk set in concrete and stamped "NB 168", as set in "Second Addition To The Plats Of Relocated North Bonneville", as recorded in Book "B" of Plats, at Pages 74 to 79, Skamania County Plat Records;

Thence North 05°48'09" West, for a distance of 68.81 feet to a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence North 85°25'58" West, for a distance of 72.79 feet to a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence North 30°14'24" West, for a distance of 97.65 feet to a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence South 60°59'13" West, leaving said East line and parallel with the North line of said Lot 2, for a distance of 176.71 feet;

Thence North 29°00'41" West, for a distance of 243.43 feet;

Thence South 60°59'13" West, parallel with said North line, for a distance of 170.85 feet;

Thence South 29°00'41" East, for a distance of 273.43 feet;

Thence South 60°59'13" West, parallel with said North line, for a distance of 344.38 feet;

Thence South 29°00'41" East, for a distance of 245.12 feet to the South line of said Lot 2 and the North Right of Way line of State Route 14;

Thence along said South line and said North Right of Way line the following courses and distances;

Thence North 56°21'09" East, for a distance of 120.39 feet;

Thence North 56°26'11" East, for a distance of 42.42 feet to the beginning of a non-tangent 1560.00-foot radius curve to the right;

Thence along the arc of a non-tangent 1560.00-foot radius curve to the right, the long chord of which bears North 66°04'02" East, for a chord distance of 170.88 feet, through a central angle of 06°16'46", for an arc distance of 170.97 feet to a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat" and the beginning of a compound 1560.00-foot radius curve to the right;

Thence along the arc of a compound 1560.00-foot radius curve to the right, the long chord of which bears North 73°48'16" East, for a chord distance of 250.08 feet, through a central angle of 09°11'41", for an arc distance of 250.35 feet to the POINT OF BEGINNING;

TOGETHER with and **SUBJECT** to a 30-foot-wide easement for ingress, egress and utilities as described and recorded in Skamania County, Washington, Auditors File Number 2021-000594;

Also **TOGETHER** with and **SUBJECT** to a 30-foot-wide easement for ingress, egress and utilities over, under and across a strip of land located in Lot 2 of the "Port of Skamania Short Plat", according to the City Plat thereof, recorded in Book "T" of City Plats at Page 93, Skamania County, Washington, City Plat records, describe as follows;

COMMENCING at a point on the East line of said Lot 2 that is marked with a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence South 60°59'13" West, parallel with the North line of said Lot 2, for a distance of 42.41 feet to the **TRUE POINT OF BEGINNING**;

Thence South 36°51'31" West, for a distance of 146.16 feet to the beginning of a non-tangent 35.00-foot radius curve to the right;

Thence along the arc of a non-tangent 35.00-foot radius curve to the right, the long chord of which bears South 10°00'45" East, for a chord distance of 19.71 feet, through a central angle of 32°42'46", for an arc distance of 19.98 feet;

Thence South 06°20'38" West, for a distance of 29.05 feet to the beginning of a tangent 85.00-foot radius curve to the left;

Thence along the arc of a tangent 85.00-foot radius curve to the left, the long chord of which bears South 03°56'10" West, for a chord distance of 7.14 feet, through a central angle of 04°48'56", for an arc distance of 7.14 feet;

Thence South 01°31'42" West, for a distance of 21.09 feet to the beginning of a tangent 115.00-foot radius curve to the right;

Thence along the arc of a tangent 115.00-foot radius curve to the right, the long chord of which bears South 03°35'24" West, for a chord distance of 8.27 feet, through a central angle of 04°07'23", for an arc distance of 8.28 feet;

Thence South 05°39'06" West, for a distance of 24.79 feet to the beginning of a tangent 65.00-foot radius curve to the right;

Thence along the arc of a tangent 65.00-foot radius curve to the right, the long chord of which bears South 13°25'25" West, for a chord distance of 17.58 feet, through a central angle of 15°32'39", for an arc distance of 17.63 feet;

Thence South 21°11'45" West, for a distance of 38.66 feet to the North Right of Way line of a 30.00-foot-wide easement for ingress, egress and utilities as recorded under Skamania County, Washington, Auditors File Number 2021-000594;

Thence South 60°28'32" West, along said North Right of Way line, for a distance of 24.74 feet to the beginning of a tangent 157.00-foot radius curve to the right;

Thence continuing along said North Right of Way line and along the arc of a tangent 157.00-foot radius curve to the right, the long chord of which bears South $64^{\circ}18'20''$ West, for a chord distance of 20.97 feet, through a central angle of $07^{\circ}39'36''$, for an arc distance of 20.99 feet;

Thence North $21^{\circ}11'45''$ East, leaving said North Right of Way line, for a distance of 73.13 feet to the beginning of a tangent 35.00-foot radius curve to the left;

Thence along the arc of a tangent 35.00-foot radius curve to the left, the long chord of which bears North $13^{\circ}25'25''$ East, for a chord distance of 9.47 feet, through a central angle of $15^{\circ}32'39''$, for an arc distance of 9.50 feet;

Thence North $05^{\circ}39'06''$ East, for a distance of 24.79 feet to the beginning of a tangent 85.00-foot radius curve to the left;

Thence along the arc of a tangent 85.00-foot radius curve to the left, the long chord of which bears North $03^{\circ}35'24''$ East, for a chord distance of 6.12 feet, through a central angle of $04^{\circ}07'23''$, for an arc distance of 6.12 feet;

Thence North $01^{\circ}31'42''$ East, for a distance of 21.09 feet to the beginning of a tangent 115.00-foot radius curve to the right;

Thence along the arc of a tangent 115.00-foot radius curve to the right, the long chord of which bears North $03^{\circ}56'10''$ East, for a chord distance of 9.66 feet, through a central angle of $04^{\circ}48'56''$, for an arc distance of 9.67 feet;

Thence North $06^{\circ}20'38''$ East, for a distance of 29.05 feet to the beginning of a tangent 5.00-foot radius curve to the left;

Thence along the arc of a tangent 5.00-foot radius curve to the left, the long chord of which bears North $22^{\circ}46'19''$ West, for a chord distance of 4.87 feet, through a central angle of $58^{\circ}13'54''$, for an arc distance of 5.08 feet;

Thence North $51^{\circ}53'16''$ West, for a distance of 5.03 feet to the beginning of a tangent 4.00-foot radius curve to the left;

Thence along the arc of a tangent 4.00-foot radius curve to the left, the long chord of which bears North $77^{\circ}20'33''$ West, for a chord distance of 3.44 feet, through a central angle of $50^{\circ}54'33''$, for an arc distance of 3.55 feet;

Thence South $77^{\circ}12'11''$ West, for a distance of 7.90 feet to the beginning of a tangent 51.00-foot radius curve to the left;

Thence along the arc of a tangent 51.00-foot radius curve to the left, the long chord of which bears South 53°38'57" West, for a chord distance of 40.76 feet, through a central angle of 47°06'26", for an arc distance of 41.93 feet;

Thence South 30°05'44" West, for a distance of 61.13 feet to the beginning of a tangent 65.00-foot radius curve to the right;

Thence along the arc of a tangent 65.00-foot radius curve to the right, the long chord of which bears South 36°30'24" West, for a chord distance of 14.52 feet, through a central angle of 12°49'20", for an arc distance of 14.55 feet;

Thence South 42°55'04" West, for a distance of 6.67 feet to the beginning of a tangent 171.00-foot radius curve to the right;

Thence along the arc of a tangent 171.00-foot radius curve to the right, the long chord of which bears South 52°02'13" West, for a chord distance of 54.20 feet, through a central angle of 18°14'19", for an arc distance of 54.43 feet;

Thence South 61°09'23" West, for a distance of 61.21 feet to said North Right of Way line and the beginning of a non-tangent 585.00-foot radius curve to the left;

Thence along said North Right of Way line and the arc of a non-tangent 585.00-foot radius curve to the left, the long chord of which bears North 66°43'57" West, for a chord distance of 38.01 feet, through a central angle of 03°43'25", for an arc distance of 38.02 feet;

Thence North 61°09'23" East, leaving said North Right of Way line, for a distance of 84.56 feet to the beginning of a tangent 141.00-foot radius curve to the left;

Thence along the arc of a tangent 141.00-foot radius curve to the left, the long chord of which bears North 52°02'13" East, for a chord distance of 44.69 feet, through a central angle of 18°14'19", for an arc distance of 44.88 feet;

Thence North 42°55'04" East, for a distance of 6.67 feet to the beginning of a tangent 35.00-foot radius curve to the left;

Thence along the arc of a tangent 35.00-foot radius curve to the left, the long chord of which bears North 36°30'24" East, for a chord distance of 7.82 feet, through a central angle of 12°49'20", for an arc distance of 7.83 feet;

Thence North 30°05'44" East, for a distance of 61.13 feet to the beginning of a tangent 81.00-foot radius curve to the right;

Thence along the arc of a tangent 81.00-foot radius curve to the right, the long chord of which bears North 53°38'57" East, for a chord distance of 64.74 feet, through a central angle of 47°06'26", for an arc distance of 66.60 feet;

Thence North 77°12'11" East, for a distance of 7.90 feet to the beginning of a tangent 34.00-foot radius curve to the right;

Thence along the arc of a tangent 34.00-foot radius curve to the right, the long chord of which bears South 85°50'46" East, for a chord distance of 19.83 feet, through a central angle of 33°54'06", for an arc distance of 20.12 feet;

Thence North 36°51'31" East; for a distance of 76.56 feet;

Thence North 60°59'13" East, for a distance of 73.39 feet to the **TRUE POINT OF BEGINNING**;

Also **TOGETHER** with and **SUBJECT** to easements, reservations, covenants and restrictions apparent or of record.

CONTAINING: 5.32 acres of land, more or less

BASIS OF BEARING: NAD83_2011 (EPOCH:2010.0000), WASHINGTON, STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, US-FEET

This boundary line adjustment is exempt
from City and State platting regulations as
provided by RCW 58.17.040(6)

B.M. [Signature] 06/11/24
North Bonneville Planning Administrator

Skamania County Assessor

Date 6-12-24 Parcel# 0207190003100

LM



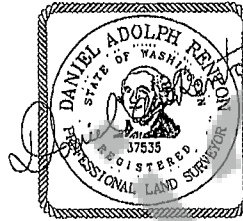
Minister & Glaeser Surveying, Inc.

Phone: 360-694-3313 Fax: 360-694-8410

MAY 30, 2024

EXHIBIT "B"

05-30-2024



ADJUSTED "MARRETT HOLDINGS, LLC"
PARCEL 02071900030900 *2m 6-12-24*

A parcel of land located in a portion of Lot 2 of the "Port of Skamania Short Plat", according to the City Plat thereof, recorded in Book "T" of City Plats at Page 93, Skamania County, Washington, City Plat records;

BEGINNING at the Northeast corner of said Lot 2, said point is marked with a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence South 60°59'13" West, along the North line of said Lot 2, for a distance of 1160.26 feet to the Northeast corner of the "City of North Bonneville" parcel as described and recorded in Book 134, at Page 24, Skamania County, Washington, Auditors Records, said point is marked with a standard USACE 3-1/4" diameter brass disk set in concrete and stamped "NB 168", as set in "Second Addition To The Plats Of Relocated North Bonneville", as recorded in Book "B" of Plats, at Pages 74 to 79, Skamania County Plat Records;

Thence South 28°56'33" East, leaving said North line and along the East line of said "City of North Bonneville" parcel, for a distance of 125.38 feet;

Thence North 60°59'13" East, leaving said East line and parallel with said North line, for a distance of 607.87 feet;

Thence South 29°00'41" East, for a distance of 243.43 feet;

Thence North 60°59'13" East, parallel with said North line, for a distance of 176.71 feet to the East line of said Lot 2, said point is marked with a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence along the East line of said Lot 2, the following courses and distances;

Thence North 22°37'18" West, for a distance of 62.30 feet to a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence North 18°13'48" East, for a distance of 96.24 feet to a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence North 61°11'48" East, for a distance of 101.65 feet to a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence North 66°06'55" East, for a distance of 160.11 feet to a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence North 20°46'15" West, for a distance of 258.92 feet to the **POINT OF BEGINNING**;

TOGETHER with and **SUBJECT** to a 30-foot-wide easement for ingress, egress and utilities as described and recorded in Skamania County, Washington, Auditors File Number 2021-000594;

Also **TOGETHER** with a 30-foot-wide easement for ingress, egress and utilities over, under and across a strip of land located in Lot 2 of the "Port of Skamania Short Plat", according to the City Plat thereof, recorded in Book "T" of City Plats at Page 93, Skamania County, Washington, City Plat records, describe as follows;

COMMENCING at a point on the East line of said Lot 2 that is marked with a 1/2" diameter rebar rod with a yellow plastic cap stamped "Glaeser 15024" as set in said "Port of Skamania Short Plat";

Thence South 60°59'13" West, parallel with the North line of said Lot 2, for a distance of 42.41 feet to the **TRUE POINT OF BEGINNING**;

Thence South 36°51'31" West, for a distance of 146.16 feet to the beginning of a non-tangent 35.00-foot radius curve to the right;

Thence along the arc of a non-tangent 35.00-foot radius curve to the right, the long chord of which bears South 10°00'45" East, for a chord distance of 19.71 feet, through a central angle of 32°42'46", for an arc distance of 19.98 feet;

Thence South 06°20'38" West, for a distance of 29.05 feet to the beginning of a tangent 85.00-foot radius curve to the left;

Thence along the arc of a tangent 85.00-foot radius curve to the left, the long chord of which bears South 03°56'10" West, for a chord distance of 7.14 feet, through a central angle of 04°48'56", for an arc distance of 7.14 feet;

Thence South 01°31'42" West, for a distance of 21.09 feet to the beginning of a tangent 115.00-foot radius curve to the right;

Thence along the arc of a tangent 115.00-foot radius curve to the right, the long chord of which bears South 03°35'24" West, for a chord distance of 8.27 feet, through a central angle of 04°07'23", for an arc distance of 8.28 feet;

Thence South 05°39'06" West, for a distance of 24.79 feet to the beginning of a tangent 65.00-foot radius curve to the right;

Thence along the arc of a tangent 65.00-foot radius curve to the right, the long chord of which bears South 13°25'25" West, for a chord distance of 17.58 feet, through a central angle of 15°32'39", for an arc distance of 17.63 feet;

Thence South 21°11'45" West, for a distance of 38.66 feet to the North Right of Way line of a 30.00-foot-wide easement for ingress, egress and utilities as recorded under Skamania County, Washington, Auditors File Number 2021-000594;

Thence South 60°28'32" West, along said North Right of Way line, for a distance of 24.74 feet to the beginning of a tangent 157.00-foot radius curve to the right;

Thence continuing along said North Right of Way line and along the arc of a tangent 157.00-foot radius curve to the right, the long chord of which bears South 64°18'20" West, for a chord distance of 20.97 feet, through a central angle of 07°39'36", for an arc distance of 20.99 feet;

Thence North 21°11'45" East, leaving said North Right of Way line, for a distance of 73.13 feet to the beginning of a tangent 35.00-foot radius curve to the left;

Thence along the arc of a tangent 35.00-foot radius curve to the left, the long chord of which bears North 13°25'25" East, for a chord distance of 9.47 feet, through a central angle of 15°32'39", for an arc distance of 9.50 feet;

Thence North 05°39'06" East, for a distance of 24.79 feet to the beginning of a tangent 85.00-foot radius curve to the left;

Thence along the arc of a tangent 85.00-foot radius curve to the left, the long chord of which bears North 03°35'24" East, for a chord distance of 6.12 feet, through a central angle of 04°07'23", for an arc distance of 6.12 feet;

Thence North 01°31'42" East, for a distance of 21.09 feet to the beginning of a tangent 115.00-foot radius curve to the right;

Thence along the arc of a tangent 115.00-foot radius curve to the right, the long chord of which bears North 03°56'10" East, for a chord distance of 9.66 feet, through a central angle of 04°48'56", for an arc distance of 9.67 feet;

Thence North 06°20'38" East, for a distance of 29.05 feet to the beginning of a tangent 5.00-foot radius curve to the left;

Thence along the arc of a tangent 5.00-foot radius curve to the left, the long chord of which bears North 22°46'19" West, for a chord distance of 4.87 feet, through a central angle of 58°13'54", for an arc distance of 5.08 feet;

Thence North 51°53'16" West, for a distance of 5.03 feet to the beginning of a tangent 4.00-foot radius curve to the left;

Thence along the arc of a tangent 4.00-foot radius curve to the left, the long chord of which bears North 77°20'33" West, for a chord distance of 3.44 feet, through a central angle of 50°54'33", for an arc distance of 3.55 feet;

Thence South 77°12'11" West, for a distance of 7.90 feet to the beginning of a tangent 51.00-foot radius curve to the left;

Thence along the arc of a tangent 51.00-foot radius curve to the left, the long chord of which bears South 53°38'57" West, for a chord distance of 40.76 feet, through a central angle of 47°06'26", for an arc distance of 41.93 feet;

Thence South 30°05'44" West, for a distance of 61.13 feet to the beginning of a tangent 65.00-foot radius curve to the right;

Thence along the arc of a tangent 65.00-foot radius curve to the right, the long chord of which bears South 36°30'24" West, for a chord distance of 14.52 feet, through a central angle of 12°49'20", for an arc distance of 14.55 feet;

Thence South $42^{\circ}55'04''$ West, for a distance of 6.67 feet to the beginning of a tangent 171.00-foot radius curve to the right;

Thence along the arc of a tangent 171.00-foot radius curve to the right, the long chord of which bears South $52^{\circ}02'13''$ West, for a chord distance of 54.20 feet, through a central angle of $18^{\circ}14'19''$, for an arc distance of 54.43 feet;

Thence South $61^{\circ}09'23''$ West, for a distance of 61.21 feet to said North Right of Way line and the beginning of a non-tangent 585.00-foot radius curve to the left;

Thence along said North Right of Way line and the arc of a non-tangent 585.00-foot radius curve to the left, the long chord of which bears North $66^{\circ}43'57''$ West, for a chord distance of 38.01 feet, through a central angle of $03^{\circ}43'25''$, for an arc distance of 38.02 feet;

Thence North $61^{\circ}09'23''$ East, leaving said North Right of Way line, for a distance of 84.56 feet to the beginning of a tangent 141.00-foot radius curve to the left;

Thence along the arc of a tangent 141.00-foot radius curve to the left, the long chord of which bears North $52^{\circ}02'13''$ East, for a chord distance of 44.69 feet, through a central angle of $18^{\circ}14'19''$, for an arc distance of 44.88 feet;

Thence North $42^{\circ}55'04''$ East, for a distance of 6.67 feet to the beginning of a tangent 35.00-foot radius curve to the left;

Thence along the arc of a tangent 35.00-foot radius curve to the left, the long chord of which bears North $36^{\circ}30'24''$ East, for a chord distance of 7.82 feet, through a central angle of $12^{\circ}49'20''$, for an arc distance of 7.83 feet;

Thence North $30^{\circ}05'44''$ East, for a distance of 61.13 feet to the beginning of a tangent 81.00-foot radius curve to the right;

Thence along the arc of a tangent 81.00-foot radius curve to the right, the long chord of which bears North $53^{\circ}38'57''$ East, for a chord distance of 64.74 feet, through a central angle of $47^{\circ}06'26''$, for an arc distance of 66.60 feet;

Thence North $77^{\circ}12'11''$ East, for a distance of 7.90 feet to the beginning of a tangent 34.00-foot radius curve to the right;

Thence along the arc of a tangent 34.00-foot radius curve to the right, the long chord of which bears South $85^{\circ}50'46''$ East, for a chord distance of 19.83 feet, through a central angle of $33^{\circ}54'06''$, for an arc distance of 20.12 feet;

Thence North 36°51'31" East, for a distance of 76.56 feet;

Thence North 60°59'13" East, for a distance of 73.39 feet to the **TRUE POINT OF BEGINNING**;

Also **TOGETHER** with and **SUBJECT** to easements, reservations, covenants and restrictions apparent or of record.

CONTAINING: 5.33 acres of land, more or less

BASIS OF BEARING: NAD83_2011 (EPOCH:2010.0000), WASHINGTON, STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, US-FEET

This boundary line adjustment is exempt
from City and State platting regulations as
provided by RCW 58.17.040(6)


North Bonneville Planning Administrator

Skamania County Assessor

Date 6-12-24 Parcel# 02071900030900

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