

5299472 BLA 06/30/2016 02:44 PM

Total Pages: 16 Rec Fee: \$88.00

STEWART TITLE - VANCOUVER MAIN

SIMPLIFILE LC E-RECORDING

eRecorded in Clark County, WA

After recording, return to:

Landerholm, P.S.
P.O. Box 1086
Vancouver, WA 98666-1086

CI 16/30

Tax Parcel No. 171704-000; 172555-000

Space Above for Recording Information Only

Abbrev. Legal: Sections 17 & 20, Township 2N, Range 3E, W.M.

BOUNDARY LINE ADJUSTMENT

A. PARTIES: GREEN MOUNTAIN LAND LLC, a Washington limited liability company, hereinafter "GRANTOR/GRANTEE."

B. RECITALS:

1. GRANTOR/GRANTEE is the owner of certain real property located in Clark County, Washington commonly known as T/L 14 and T/L 16, Tax Parcel Nos. 171704-000; 172555-000 and legally described on the attached Exhibits "A" and "B" respectively.
2. GRANTOR/GRANTEE received approval from the City of Camas pursuant to BLA-16-07 to record a Boundary Line Adjustment to alter the boundary between T/L 14 and T/L 16 for owner convenience.
3. It is the intention of the GRANTOR/GRANTEE that these Recitals be and are a part of this document.

C. AGREEMENT:

1. GRANTOR/GRANTEE hereby conveys and warrants the new configuration for T/L 16 is legally described and depicted on the attached Exhibit "C."
2. GRANTOR/GRANTEE hereby conveys and warrants the new configuration for T/L 14 as legally described and depicted on the attached Exhibit "D."

IN WITNESS WHEREOF, this document was executed this 29 day of June, 2016.

GRANTOR/GRANTEE:

GREEN MOUNTAIN LAND LLC, a Washington
limited liability company

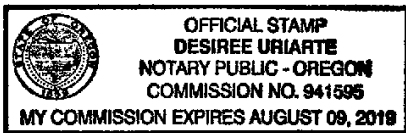
By: JOHN O'NEIL

Its: Manager

STATE OF OREGON)
) ss.
County of Washington)

I certify that I know or have satisfactory evidence that John O'Neil signed this instrument, on oath stated that he was authorized to execute this instrument and acknowledged it as the Manager of Green Mountain Land LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED: June 29, 2016.



DU
NOTARY PUBLIC for the State of Oregon
Residing in the County of Washington
My Commission Expires: Aug. 9, 2019

BOUNDARY LINE ADJUSTMENT - 2
Doc 1632208



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EXHIBIT A

LEGAL DESCRIPTION FOR GREEN MOUNTAIN LAND LLC EXISTING TAX LOT 14, PARCEL NO. 172555000

June 21, 2016

A parcel of land in the Thomas J. Fletcher Donation Land Claim No. 51, the Northeast quarter of Section 20, and the Southeast quarter of Section 17 all in Township 2 North, Range 3 East of the Willamette Meridian in Clark County, Washington, described as follows:

COMMENCING at the Southeast corner of said Section 17;

THENCE North 01° 45' 46" East, along the East line of said Southeast quarter, 293.65 feet to the North line of Parcel 1 as described in Exhibit C of that Lot Segregation recorded under Auditor's File Number 5244964 BLA, records of Clark County, Washington and the TRUE POINT OF BEGINNING;

THENCE North 89° 08' 23" West, along said North line, 633.51 feet;

THENCE South 01° 45' 46" West, along said North line, 180.54 feet;

THENCE South 61° 08' 05" West, along said North line, 149.41 feet;

THENCE North 89° 08' 23" West, along said North line, 346.49 feet to the most Westerly Northwest corner thereof;

THENCE South 02° 04' 33" West, along the West line of said Parcel 1, a distance of 693.82 feet to the most Westerly Southwest corner thereof;

THENCE South 87° 55' 27" East, along the South line of said Parcel 1, a distance of 315.67 feet to an angle point;

THENCE South 00° 12' 48" East, along the West line of said Parcel 1, a distance of 50.91 feet to an angle point on the Northwesterly line of New Tax Lot 12 as described in Exhibit D of that Lot Segregation recorded under Auditor's File No. 5229224 BLA, records of Clark County, Washington;

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THENCE along the Northwesterly line of said Exhibit D parcel the following courses;

THENCE South 00° 12' 48" East, 326.26 feet;

THENCE South 72° 58' 30" East, 52.44 feet to a point on a 101.00 foot radius non-tangent curve the left;

THENCE along said 101.00 foot radius non-tangent curve to the left (the long chord of which bears South 13° 07' 19" East, 69.87 feet), an arc distance of 71.34 feet;

THENCE South 33° 21' 26" East, 48.91 feet;

THENCE South 55° 00' 30" West, 48.70 feet;

THENCE South 68° 07' 19" West, 86.89 feet;

THENCE South 49° 42' 41" West, 162.78 feet to a point on a 2030.00 foot radius non-tangent curve to the left, said point being on the Northeasterly right-of-way line of Northeast Ingle Road as conveyed to Clark County by deed recorded under Auditor's File No. 4217481 D, said point being 30.00 feet from, when measured perpendicular to, the centerline of said Northeast Ingle Road;

THENCE leaving said Northwesterly line, along said right-of-way line and said 2030.00 foot radius non-tangent curve to the left (the long chord of which bears North 40° 12' 15" West, 15.52 feet), an arc distance of 15.52 feet;

THENCE North 40° 25' 24" West, along said right-of-way line, 353.90 feet to the East line of that parcel of land conveyed to Ronald D. Warman and Rhonda Warman, husband and wife, by deed recorded under Auditor's File No. 9004270087, records of Clark County, Washington;

THENCE North 02° 04' 33" East, along the East line of said Warman parcel, 973.64 feet to the Northeast corner thereof;

THENCE South 86° 58' 36" West, along the North line of said Warman parcel, 790.14 feet to the West line said Fletcher Donation Land Claim;

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THENCE North 02° 04' 33" East, along the West line of said Fletcher Donation Land Claim, 133.00 feet to the South line of the Southeast quarter of said Section 17;

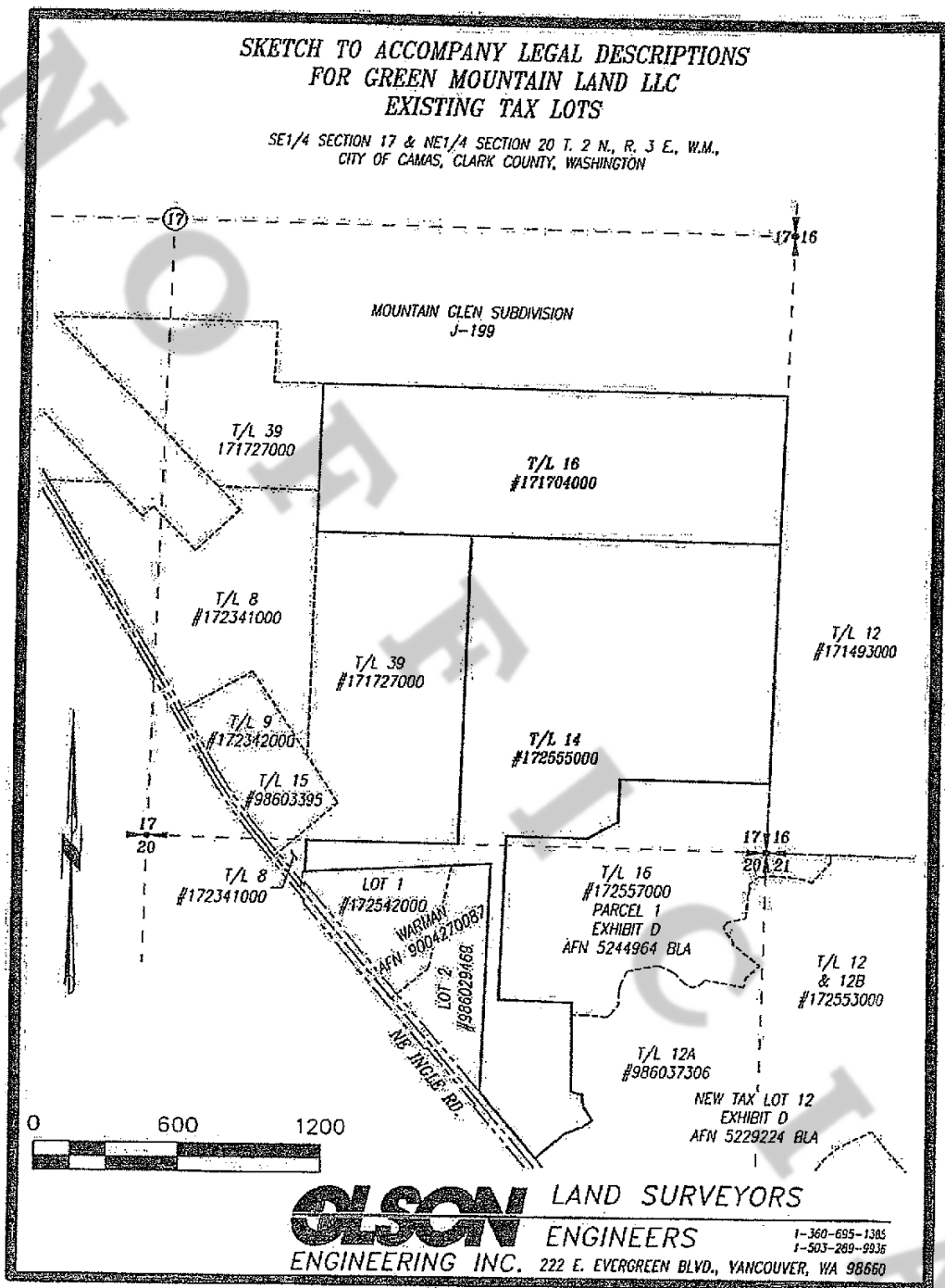
THENCE South 89° 08' 23" East, along the South line of the Southeast quarter of said Section 17, a distance of 644.16 feet to the Southwest corner of the Southeast quarter of the Southeast quarter of said Section 17;

THENCE North 01° 37' 41" East, along the West line of the Southeast quarter of the Southeast quarter of said Section 17, a distance of 1322.09 feet to the Northwest corner thereof;

THENCE South 89° 15' 41" East, along the North line of the Southeast quarter of the Southeast quarter of said Section 17, a distance of 1315.00 feet to the Northeast corner thereof;

THENCE South 01° 45' 46" West, along the East line of the Southeast quarter of said Section 17, a distance of 1031.28 feet to the TRUE POINT OF BEGINNING.

Contains 43.13 Acres, more or less.





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EXHIBIT B

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LEGAL DESCRIPTION FOR GREEN MOUNTAIN LAND LLC EXISTING TAX LOT 16, PARCEL NO. 171704000

June 21, 2016

A parcel of land in the Northeast quarter and the Northwest quarter of the Southeast quarter of Section 17, Township 2 North, Range 3 East of the Willamette Meridian in Clark County, Washington, described as follows:

COMMENCING at the Southeast corner of said Section 17;

THENCE North $01^{\circ} 45' 46''$ East, along the East line of said Southeast quarter, 1324.93 feet to the Southeast corner of the Northeast quarter of said Southeast quarter and the TRUE POINT OF BEGINNING;

THENCE continuing North $01^{\circ} 45' 46''$ East, along the East line of said Northeast quarter, 637.23 feet to the Southeast corner of Mountain Glen Subdivision, according to the Plat thereof recorded in Book "J" of Plats, at Page 199, records of Clark County, Washington;

THENCE North $89^{\circ} 22' 57''$ West, along the South line of said Mountain Glen Subdivision, 1974.81 feet to the West line of the East half of the Northwest quarter of said Southeast quarter;

THENCE South $01^{\circ} 33' 38''$ West, along said West line, 633.02 feet to the South line of the Northwest quarter of said Southeast quarter;

THENCE South $89^{\circ} 15' 41''$ East, along the South line of the Northwest quarter and the Northeast quarter of said Southeast quarter, 1972.50 to the TRUE POINT OF BEGINNING.

Contains 28.77 Acres, more or less.



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LEGAL DESCRIPTION FOR GREEN MOUNTAIN LAND LLC
EXISTING TAX LOT 16, PARCEL NO. 171704000

June 21, 2016

A parcel of land in the Northeast quarter and the Northwest quarter of the Southeast quarter of Section 17, Township 2 North, Range 3 East of the Willamette Meridian in Clark County, Washington, described as follows:

COMMENCING at the Southeast corner of said Section 17;

THENCE North $01^{\circ} 45' 46''$ East, along the East line of said Southeast quarter, 1324.93 feet to the Southeast corner of the Northeast quarter of said Southeast quarter and the TRUE POINT OF BEGINNING;

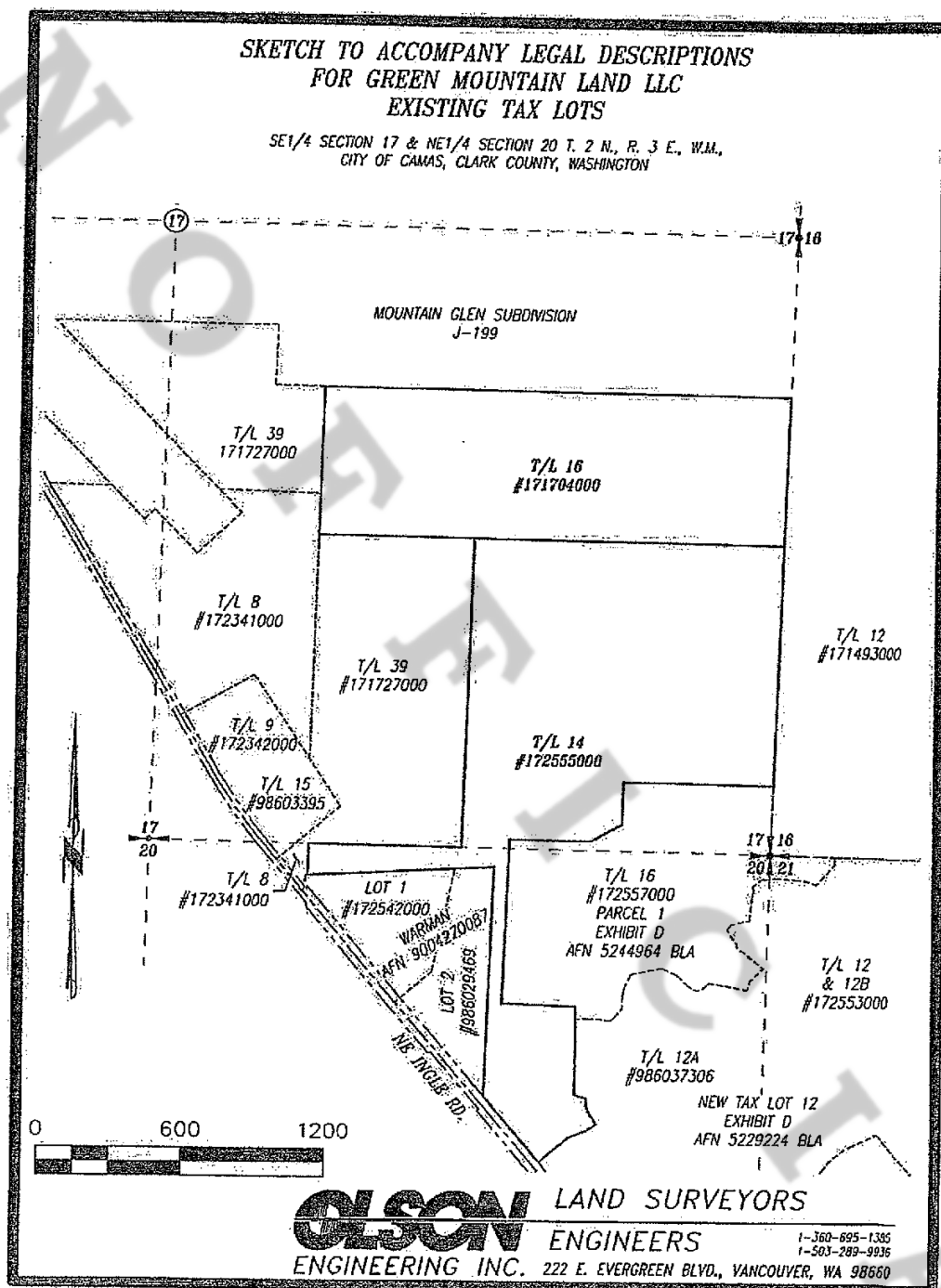
THENCE continuing North $01^{\circ} 45' 46''$ East, along the East line of said Northeast quarter, 637.23 feet to the Southeast corner of Mountain Glen Subdivision, according to the Plat thereof recorded in Book "J" of Plats, at Page 199, records of Clark County, Washington;

THENCE North $89^{\circ} 22' 57''$ West, along the South line of said Mountain Glen Subdivision, 1974.81 feet to the West line of the East half of the Northwest quarter of said Southeast quarter;

THENCE South $01^{\circ} 33' 38''$ West, along said West line, 633.02 feet to the South line of the Northwest quarter of said Southeast quarter;

THENCE South $89^{\circ} 15' 41''$ East, along the South line of the Northwest quarter and the Northeast quarter of said Southeast quarter, 1972.50 to the TRUE POINT OF BEGINNING.

Contains 28.77 Acres, more or less.





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EXHIBIT C

LEGAL DESCRIPTION FOR GREEN MOUNTAIN LAND LLC PARCEL 1

June 21, 2016

A parcel of land in the Thomas J. Fletcher Donation Land Claim No. 51, the Northeast quarter of Section 20, and the Southeast quarter of Section 17 all in Township 2 North, Range 3 East of the Willamette Meridian in Clark County, Washington, described as follows:

COMMENCING at the Southeast corner of said Section 17;

THENCE North $01^{\circ} 45' 46''$ East, along the East line of said Southeast quarter, 293.65 feet to the North line of Parcel 1 as described in Exhibit C of that Lot Segregation recorded under Auditor's File Number 5244964 BLA, records of Clark County, Washington and the TRUE POINT OF BEGINNING;

THENCE North $89^{\circ} 08' 23''$ West, along said North line, 633.51 feet;

THENCE South $01^{\circ} 45' 46''$ West, along said North line, 180.54 feet;

THENCE South $61^{\circ} 08' 05''$ West, along said North line, 149.41 feet;

THENCE North $89^{\circ} 08' 23''$ West, along said North line and the Westerly projection thereof, 406.50 feet to a point on the Northerly projection of the East line of that parcel of land conveyed to Ronald D. Warman and Rhonda Warman, husband and wife, by deed recorded under Auditor's File No. 9004270087, records of Clark County, Washington;

THENCE South $02^{\circ} 04' 33''$ West, along the Northerly projection of the East line of said Warman parcel, 118.49 feet to the Northeast corner thereof;

THENCE South $86^{\circ} 58' 36''$ West, along the North line of said Warman parcel, 790.14 feet to the Northwest corner thereof being a point on the West line of said Fletcher Donation Land Claim;



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THENCE North 02° 04' 33" East, along the West line of said Fletcher Donation Land Claim, 133.00 feet the South line of the Southeast quarter of said Section 17;

THENCE South 89° 08' 23" East, along the South line of the Southeast quarter of said Section 17, a distance of 644.16 feet to the Southwest corner of the Southeast quarter of the Southeast quarter of said Section 17;

THENCE North 01° 37' 41" East, along the West line of the Southeast quarter of the Southeast quarter of said Section 17, a distance of 1322.09 feet to the Northwest corner thereof;

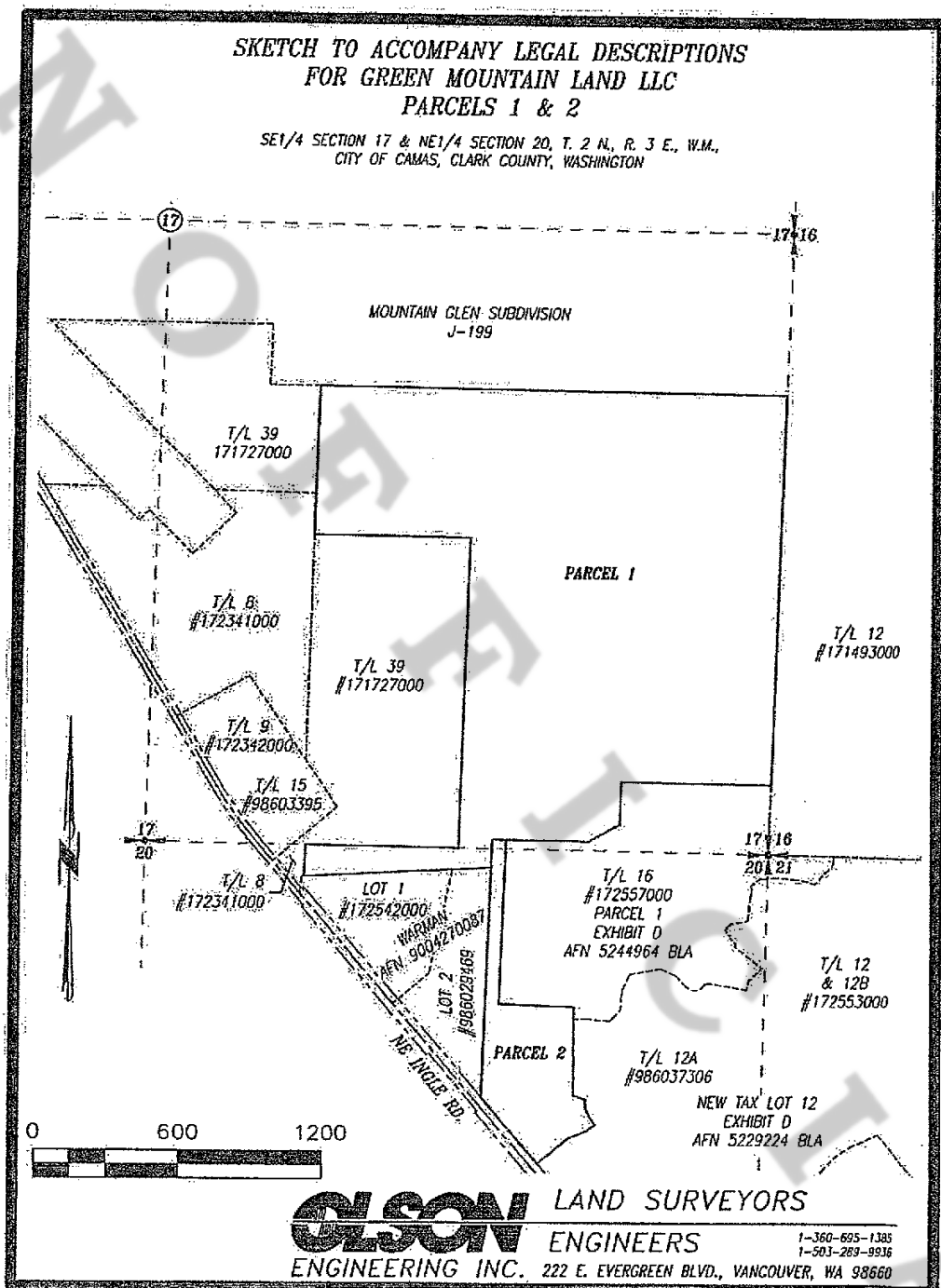
THENCE North 89° 15' 41" West, along the South line of the Northwest quarter of the Southeast quarter of said Section 17, a distance of 657.50 feet to the Southwest corner of the East half thereof;

THENCE North 01° 33' 38" East, along the West line of the East half of the Northwest quarter of the Southeast quarter of said Section 17, a distance of 633.02 feet to a point on the South line of Mountain Glen, according to the Plat thereof recorded in Book "J" of Plats, at Page 199, records of Clark County, Washington;

THENCE South 89° 22' 57" East, along said South line, 1974.81 feet to the East line of the Southeast quarter of said Section 17;

THENCE South 01° 45' 46 West, along said East line, 1668.51 feet to the TRUE POINT OF BEGINNING.

Contains 65.73 acres, more or less.





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EXHIBIT D

LEGAL DESCRIPTION FOR GREEN MOUNTAIN LAND LLC PARCEL 2

June 21, 2016

A parcel of land in the Thomas J. Fletcher Donation Land Claim No. 51, the Northeast quarter of Section 20, and the Southeast quarter of Section 17 all in Township 2 North, Range 3 East of the Willamette Meridian in Clark County, Washington, described as follows:

COMMENCING at the Southeast corner of said Section 17;

THENCE North $01^{\circ} 45' 46''$ East, along the East line of said Southeast quarter, 293.65 feet to the North line of Parcel 1 as described in Exhibit C of that Lot Segregation recorded under Auditor's File Number 5244964 BLA, records of Clark County, Washington and the TRUE POINT OF BEGINNING;

THENCE North $89^{\circ} 08' 23''$ West, along said North line, 633.51 feet;

THENCE South $01^{\circ} 45' 46''$ West, along said North line, 180.54 feet;

THENCE South $61^{\circ} 08' 05''$ West, along said North line, 149.41 feet;

THENCE North $89^{\circ} 08' 23''$ West, along said North line and the Westerly projection thereof, 406.50 feet to a point on the Northerly projection of the East line of that parcel of land conveyed to Ronald D. Warman and Rhonda Warman, husband and wife, by deed recorded under Auditor's File No. 9004270087, records of Clark County, Washington and the TRUE POINT OF BEGINNING;

THENCE South $89^{\circ} 08' 23''$ East, along the Westerly projection of said North line, 60.01 feet to the most Westerly Northwest corner of said Parcel 1;

THENCE South $02^{\circ} 04' 33''$ West, along the West line of said Parcel 1, a distance of 693.82 feet to the most Westerly Southwest corner thereof;

THENCE South $87^{\circ} 55' 27''$ East, along the South line of said Parcel 1, a distance of 315.67 feet to an angle point;

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THENCE South 00° 12' 48" East, along the West line of said Parcel 1, a distance of 50.91 feet to an angle point on the Northwesterly line of New Tax Lot 12 as described in Exhibit D of that Lot Segregation recorded under Auditor's File No. 5229224 BLA, records of Clark County, Washington;

THENCE along the Northwesterly line of said Exhibit D parcel the following courses;

THENCE South 00° 12' 48" East, 326.26 feet;

THENCE South 72° 58' 30" East, 52.44 feet to a point on a 101.00 foot radius non-tangent curve the left;

THENCE along said 101.00 foot radius non-tangent curve to the left (the long chord of which bears South 13° 07' 19" East, 69.87 feet), an arc distance of 71.34 feet;

THENCE South 33° 21' 26" East, 48.91 feet;

THENCE South 55° 00' 30" West, 48.70 feet;

THENCE South 68° 07' 19" West, 86.89 feet;

THENCE South 49° 42' 41" West, 162.78 feet to a point on a 2030.00 foot radius non-tangent curve to the left, said point being on the Northeasterly right-of-way line of Northeast Ingle Road as conveyed to Clark County by deed recorded under Auditor's File No. 4217481 D, said point being 30.00 feet from, when measured perpendicular to, the centerline of said Northeast Ingle Road;

THENCE leaving said Northwesterly line, along said right-of-way line and said 2030.00 foot radius non-tangent curve to the left (the long chord of which bears North 40° 12' 15" West, 15.52 feet), an arc distance of 15.52 feet;



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THENCE North 40° 25' 24" West, along said right-of-way line, 353.90 feet to the East line of said Warman parcel;

THENCE North 02° 04' 33" East, along the East line of said Warman parcel and the Northerly projection thereof, a distance of 1092.13 feet to the TRUE POINT OF BEGINNING;

Contains 6.17 acres, more or less.

