

FREDRICKSON ROAD EXCHANGE

DNR #08-099272

Portions of the SW1/4 and the SE1/4 of Section 32, Township 6 North, Range 2 East, W.M.
Cowlitz County, Washington.

Land Description

Those portions of the Northeast quarter of the Southwest quarter and the Northwest quarter of the Southeast quarter of Section 32, Township 6 North, Range 2 East, Willamette Meridian, Cowlitz County, Washington, lying southwesterly of that southerly most right of way extent shown as "Pacific Power & Light Co. Power Line R/W" with a bearing of "S75°59'13"E" on that record of survey, DNR F.M. #1046, recorded December 12, 1996 in book 40 of surveys at page 165, records of Cowlitz County, Washington, and lying southeasterly of the southeasterly right of way of extents of that 60-ft road easement (supplement) filed June 15, 1992 in Volume 1123, page 0001, under Auditor's File Number 920615001, records of Cowlitz County, Washington, and lying westerly of the westerly right of way extents of State Route 503.



Kathryn C. Schalk, PLS 49918
Land Surveyor
State Land Survey Unit
P.O. Box 47030
Olympia, WA 98504-7030

Dated 10/24/2024

S.L.S.U. File No. L-4680

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DNR #08-099272

Portions of the SW1/4 and the SE1/4 of Section 32, Township 6 North, Range 2 East, W.M.
Cowlitz County, Washington.

The Department of Natural Resources identifies the following for convenience and informational purposes only, and makes no warranties, express or implied, associated with this property.

1. Parcel = 14.84 Acres more or less as calculated from DNR F.M. #1046, recorded December 12, 1996 in book 40 of surveys at page 165, records of Cowlitz County, Washington, and DNR GIS aerial photography of road for easement (supplement) AFN 920615001, being under DNR 50-050970.
2. DNR records indicate the portion of Fredrickson Road across the subject parcel was vacated by Cowlitz County via Board of County Commissioners of Cowlitz County, Washington Resolution No. 92-077, dated June 1, 1992 and filed under AFN 920605054.
3. Said lands subject to all easements, encumbrances and right of ways of public record.

[Type text]

PROPERTY DESCRIPTION REQUEST

DATE ORDERED: 10/18/2023 DATE REQUIRED: 11/08/2023

TO: Kate C. Schalk, State Land Survey Unit - 47030

FROM: Martin McElliott PHONE: 360-790-5085

PROJECT: Fredrickson Road #08-099272

PROGRAM CODE: 635-FYJ

Please review the following legal description and calculate the area (see attached title report, maps & encumbrance documents):

Cowlitz County Parcel #EH3103004

THE EAST HALF OF THE EAST HALF OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 6 NORTH, RANGE 2 EAST OF THE W.M.

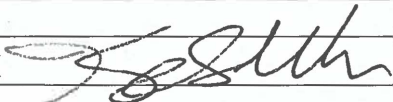
SITUATE IN COWLITZ COUNTY, STATE OF WASHINGTON

TOGETHER WITH AN EASEMENT FOR INGRESS, EGRESS AND UTILITIES AS DISCLOSED BY 3585363.

I have reviewed the above description, and calculated the area of the property at R.O.S. AFN 3195282, Bk 24, Pg. 159, Cowlitz

21.04± acres, as computed: County, WA.

***Aerial photography indicates land use encroachment on the west side of this parcel**

X 

Date: 10/25/2023

S.L.S.U. File No.:

L-4681



WASHINGTON STATE DEPT OF
NATURAL RESOURCES

Professional Land Surveyor
Land Description & R/W Specialist

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