

RESOLUTION NO. 3192

A RESOLUTION of the Port Commission of the Port of Seattle Declaring Certain Real Property Located at 22011 84th Avenue South, Kent, Washington, Surplus and No Longer Needed for Port Purposes and Authorizing Its Sale.

WHEREAS, the voters of King County, pursuant to the provisions of enabling legislation adopted by the Legislature of the State of Washington, Chapter 92, Laws of 1911, RCW Title 53, authorized and approved at a special election held in King County on the 5th day of September, 1911, the formation of a Port District coextensive with King County to be known as the Port of Seattle; and

WHEREAS, the Port of Seattle was thereupon established as a Port District and has since been and now is a duly authorized and acting Port District of the State of Washington; and

WHEREAS, an official public hearing was held April 23, 1996, after notice of such hearing was duly published as provided by law, to discuss the question as to whether or not the property should be declared surplus to Port needs; and

WHEREAS, the members of the Port Commission at said public hearing viewed maps, and other data relating to the property proposed sale, which maps and other data were and are now on file in the office of the Port Commission.

NOW, THEREFORE, BE IT RESOLVED by the Port Commission of the Port of Seattle as follows:

Section 1. The real property shown on the Drawing attached as Exhibit A and legally described as follows is hereby declared surplus to Port needs and is no longer needed for Port purposes:

PARCEL A:

ALL OF TRACT 5 AND THOSE PORTIONS OF TRACT 1 AND THE UNPLATTED TRACT "A", KENT FIVE ACRE TRACTS, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 10 OF PLATS, PAGE 19, IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 22 NORTH, RANGE 4 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON; THENCE WEST ALONG THE SOUTH LINE OF SAID SUBDIVISION 30 FEET TO A POINT ON THE WEST MARGIN OF PRIMARY STATE HIGHWAY NUMBER 5 (84TH AVENUE SOUTH), SAID POINT BEING THE SOUTHEAST CORNER OF SAID UNPLATTED TRACT "A" AND THE TRUE POINT OF BEGINNING; THENCE NORTH ALONG THE WEST LINE OF PRIMARY STATE HIGHWAY NUMBER 5, A DISTANCE OF 30 FEET; THENCE WEST PARALLEL WITH THE SOUTH LINE OF SAID TRACTS 1 AND "A", A DISTANCE OF 320 FEET; THENCE NORTH PARALLEL WITH THE EAST LINE OF SAID TRACTS 1 AND "A", 291.7 FEET, MORE OR LESS, TO THE NORTH LINE OF SAID TRACT 1; THENCE WEST 328.5 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF SAID TRACT 1; THENCE SOUTH 321.7 FEET, MORE OR LESS, TO THE SOUTHWEST CORNER OF SAID TRACT 1; THENCE EAST ALONG THE SOUTH LINE OF SAID TRACTS 1 AND "A", 648.5 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING;

EXCEPT THE EAST 12 FEET OF THE SOUTH 30 FEET OF TRACT "A", CONVEYED TO THE CITY OF KENT FOR STREET BY DEED RECORDED UNDER RECORDING NUMBER 209150892, AND

EXCEPT THAT PORTION CONVEYED TO THE CITY OF KENT FOR STREET BY DEED RECORDED UNDER RECORDING NUMBER 7908130086.

PARCEL B:

TRACTS 2, 7, AND 9, KENT FIVE ACRE TRACTS, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 10 OF PLATS, PAGE 19, IN KING COUNTY, WASHINGTON;

EXCEPT THE WEST 20 FEET OF SAID TRACT 9, CONDEMNED FOR DRAINAGE DITCH BY DRAINAGE DISTRICT NO. 7, IN KING COUNTY SUPERIOR COURT CAUSE NUMBER 329121; AND

EXCEPT THE EAST 12 FEET OF TRACT 2, CONVEYED TO THE CITY OF KENT FOR STREET BY DEED RECORDED UNDER RECORDING NUMBER 7209150101; AND

EXCEPT THAT PORTION CONVEYED TO THE CITY OF KENT FOR STREET BY DEED RECORDED UNDER RECORDING NUMBER 7908130086.

PARCEL C:

UNPLATTED TRACT "B", AS SHOWN AND DELINEATED ON THE PLAT OF KENT FIVE ACRE TRACTS, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 10 OF PLATS, PAGE 19, IN KING COUNTY, WASHINGTON;

EXCEPT THE WEST 20 FEET THEREOF CONDEMNED FOR DRAINAGE DITCH BY DRAINAGE DISTRICT NUMBER 1, IN KING COUNTY SUPERIOR COURT CAUSE NUMBER 329121; AND

EXCEPT THAT PORTION THEREOF LYING NORTH OF THE WESTERLY EXTENSION OF THE CENTERLINE OF SOUTH 218TH STREET; AND

EXCEPT THAT PORTION THEREOF CONVEYED TO THE CITY OF KENT FOR STREET BY DEED RECORDED UNDER RECORDING NUMBER 7908130086.

PARCEL D:

THAT PORTION OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 12, TOWNSHIP 22 NORTH, RANGE 4 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SOUTH HALF OF THE SOUTHEAST QUARTER; THENCE WEST ALONG THE NORTH LINE OF SAID SOUTH HALF OF THE SOUTHEAST QUARTER, 30 FEET TO AN INTERSECTION WITH THE WEST MARGIN OF PRIMARY STATE HIGHWAY NUMBER 5 (84TH AVENUE SOUTH) AND THE TRUE POINT OF BEGINNING; THENCE CONTINUING WEST ALONG SAID NORTH LINE TO THE EASTERLY MARGIN OF THE RIGHT OF WAY OF THE NORTHERN PACIFIC RAILWAY COMPANY;

THENCE SOUTHEASTERLY ALONG SAID EASTERLY MARGIN TO THE NORTHWEST CORNER OF TRACT 8, SHINN'S VALLEY HOME ADDITION TO KENT, ACCORDING TO THE PLAT THEREOF, RECORDED

IN VOLUME 7 OF PLATS, PAGE 22, IN KING COUNTY, WASHINGTON;

THENCE EAST ALONG THE NORTH LINE OF SAID ADDITION TO AN INTERSECTION WITH A LINE PARALLEL WITH AND 320 FEET WEST OF THE WEST MARGIN OF PRIMARY STATE HIGHWAY NUMBER 5; THENCE NORTH PARALLEL WITH THE WEST MARGIN OF PRIMARY STATE HIGHWAY NUMBER 5 TO AN INTERSECTION WITH A LINE 30 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 12; THENCE EAST ALONG SAID PARALLEL LINE TO THE WEST MARGIN OF PRIMARY STATE HIGHWAY NUMBER 5; THENCE NORTH ALONG SAID WEST LINE 30 FEET TO THE TRUE POINT OF BEGINNING;

EXCEPT THE WESTERLY 20 FEET THEREOF CONDEMNED FOR DRAINAGE DITCH BY DRAINAGE DISTRICT NO. 1, IN KING COUNTY SUPERIOR COURT CAUSE NUMBER 329121; AND

EXCEPT THE EAST 12 FEET CONVEYED TO THE CITY OF KENT FOR STREET BY DEED RECORDED UNDER RECORDING NUMBER 7209150092.

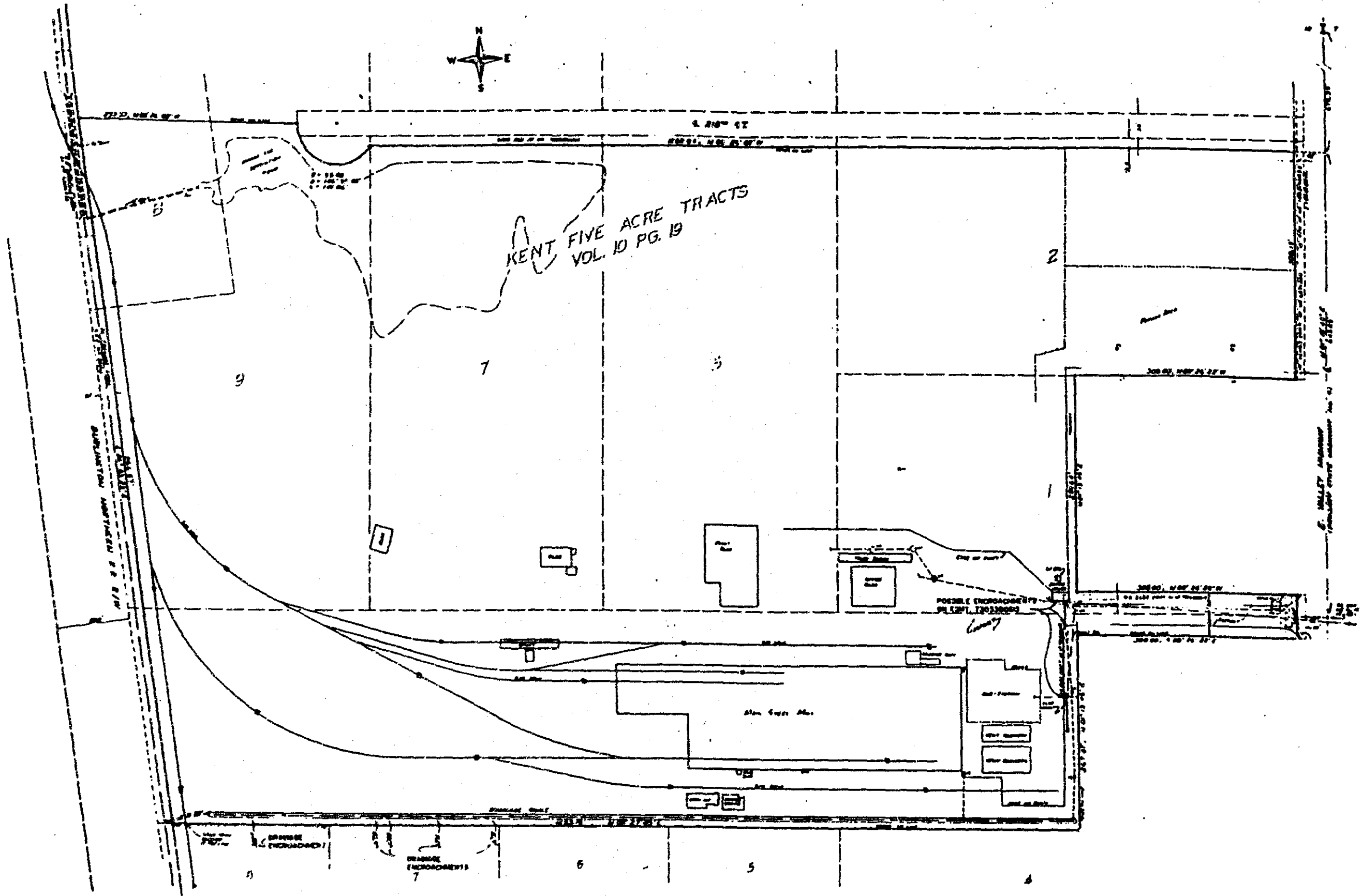
The Property described above has an "as is" appraised value of \$2,665,000.

Section 2. Managing Director, Marine Division is authorized to take all necessary steps to arrange for the sale of said real property and to execute all documents necessary to accomplish the sale in accordance with state law.

ADOPTED by the Port Commission of the Port of Seattle at a regular meeting held this 28th day of May 1996, and duly authenticated in open session by the signatures of the Commissioners voting in favor thereof and the seal of the Commission.

Paige R. Miller
Patricia Davis
Larry Grant
Paul Sney

PORT COMMISSION



The information supplied herein is from sources we deem reliable. It is provided without any representation, warranty or guarantee, expressed or implied, as to its accuracy. Prospective Buyer or Tenant should conduct an independent investigation and verification of all matters deemed to be material, including, but not limited to, statements of income and expenses. CONSULT YOUR ATTORNEY, ACCOUNTANT OR OTHER PROFESSIONAL ADVISOR.