

Ordinance No. 125063

Council Bill No. 118688

CB 118688

AN ORDINANCE relating to Seattle Public Utilities; accepting easements granted to the City of Seattle for installation, operation, and maintenance of watermains, a hydrant, water facilities, a master meter vault, and appurtenances necessary for water utility purposes at various locations in Seattle; placing the real property rights and interests conveyed by the easements under the jurisdiction of Seattle Public Utilities; and ratifying and confirming certain prior acts.

Related Legislation File: _____

Date Introduced and Referred:	To: (committee):
Date Re-referred:	To: (committee):
Date Re-referred:	To: (committee):
Date of Final Action:	Date Presented to Mayor:
Date Signed by Mayor:	Date Returned to City Clerk:
Published by Title Only _____	Date Vetoed by Mayor:
Published in Full Text _____	
Date Veto Published:	Date Passed Over Veto:
Date Veto Sustained:	Date Returned Without Signature:

The City of Seattle - Legislative Department

Council Bill/Ordinance sponsored by: _____

Committee Action:

Date	Recommendation	Vote

This file is complete and ready for presentation to Full Council. _____

Full Council Action:

Date	Decision	Vote



SEATTLE CITY COUNCIL

Legislative Summary

CB 118688

Record No.: CB 118688

Type: Ordinance (Ord)

Status: Passed

Version: 1

Ord. no: Ord 125063

In Control: City Clerk

File Created: 03/21/2016

Final Action: 06/24/2016

Title: AN ORDINANCE relating to Seattle Public Utilities; accepting easements granted to the City of Seattle for installation, operation, and maintenance of watermains, a hydrant, water facilities, a master meter vault, and appurtenances necessary for water utility purposes at various locations in Seattle; placing the real property rights and interests conveyed by the easements under the jurisdiction of Seattle Public Utilities; and ratifying and confirming certain prior acts.

Date

Notes:

Filed with City Clerk:

Mayor's Signature:

Sponsors: Herbold

Vetoed by Mayor:

Veto Overridden:

Veto Sustained:

Attachments: Att 1 - Legal Descriptions

Drafter: bob.hennessey@seattle.gov

Filing Requirements/Dept Action:

History of Legislative File

Legal Notice Published: Yes No

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:
1	Mayor	05/10/2016	Mayor's leg transmitted to Council	City Clerk			
	Action Text: The Council Bill (CB) was Mayor's leg transmitted to Council. to the City Clerk						
	Notes:						
1	City Clerk	05/10/2016	sent for review	Council President's Office			
	Action Text: The Council Bill (CB) was sent for review. to the Council President's Office						
	Notes:						
1	Council President's Office	05/16/2016	sent for review	Civil Rights, Utilities, Economic Development, and Arts Committee			
	Action Text: The Council Bill (CB) was sent for review. to the Civil Rights, Utilities, Economic Development, and Arts Committee						

Notes:

- 1 Full Council 05/23/2016 referred Civil Rights, Utilities, Economic Development, and Arts Committee
- 1 Civil Rights, Utilities, Economic Development, and Arts Committee 06/14/2016 pass Pass
Action Text: The Committee recommends that Full Council pass the Council Bill (CB).
In Favor: 2 Chair Herbold, Member O'Brien
Opposed: 0
- 1 Full Council 06/20/2016 passed Pass
Action Text: The Council Bill (CB) was passed by the following vote, and the President signed the Bill:
Notes:
In Favor: 8 Councilmember Bagshaw, Councilmember Burgess, Councilmember González , Council President Harrell, Councilmember Herbold, Councilmember Juarez, Councilmember O'Brien, Councilmember Sawant
Opposed: 0
- 1 City Clerk 06/23/2016 submitted for Mayor's signature Mayor
Action Text: The Council Bill (CB) was submitted for Mayor's signature. to the Mayor
Notes:
- 1 Mayor 06/24/2016 Signed
Action Text: The Council Bill (CB) was Signed.
Notes:
- 1 Mayor 06/24/2016 returned City Clerk
Action Text: The Council Bill (CB) was returned. to the City Clerk
Notes:
- 1 City Clerk 06/24/2016 attested by City Clerk
Action Text: The Ordinance (Ord) was attested by City Clerk.
Notes:
-

CITY OF SEATTLE
ORDINANCE 125063
COUNCIL BILL 118688

AN ORDINANCE relating to Seattle Public Utilities; accepting easements granted to the City of Seattle for installation, operation, and maintenance of watermains, a hydrant, water facilities, a master meter vault, and appurtenances necessary for water utility purposes at various locations in Seattle; placing the real property rights and interests conveyed by the easements under the jurisdiction of Seattle Public Utilities; and ratifying and confirming certain prior acts.

WHEREAS, to construct, operate, and maintain watermains, hydrant, water facilities, master meter vault, water line main and appurtenances located on private property for water utility purposes, the City requires easements from private property owners; and

WHEREAS, certain private property owners have developed and improved their property and have granted easements to the City as a condition of the installation of necessary water utility facilities; NOW, THEREFORE,

BE IT ORDAINED BY THE CITY OF SEATTLE AS FOLLOWS:

Section 1. The City of Seattle hereby accepts the easements granted to The City of Seattle for water utility purposes over, under, across, and upon the real property generally described below and legally described in Attachment 1, attached to this ordinance.

Grantor: Kings Land Development & Investment Inc., a Washington corporation, grants and conveys to the City a water main and appurtenances easement in the vicinity of South Cloverdale Street & 36th Avenue South, Seattle, Washington, as recorded under King County Recording No. 9905112110;

Grantor: The Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter Day Saints, a Utah Corporation Sole, grants and conveys to the City a hydrant easement in the

1 vicinity of the 9500 block of Myers Way South, Seattle, Washington, as recorded under King
2 County Recording No. 9611272298;

3 Grantor: The Estate of Ada R. Pennington, deceased, Laura P. Park, Executrix, grants
4 and conveys to the City a water main and appurtenances easement in the vicinity of North 143rd
5 Street and Fremont Avenue North, Seattle, Washington, as recorded under King County
6 Recording No. 9511161142;

7 Grantors: Michael J. Schuler and Michele J. Schuler, Husband and Wife, grant and
8 convey to the City a water main and appurtenances easement in the vicinity of North 143rd
9 Street and Fremont Avenue North, Seattle, Washington, as recorded under King County
10 Recording No. 9509150616;

11 Grantor: The Housing Authority of The City of Seattle, a municipal corporation of the
12 State of Washington, grants and conveys to the City a water facilities and appurtenances
13 easement in the vicinity of South Holly Park Drive and South Myrtle Street, Seattle, Washington,
14 as recorded under King County Recording No. 20000727000699;

15 Grantors: Washington State Public Stadium Authority, a Washington municipal
16 corporation, and First & Goal, Inc., a Washington corporation, grants and conveys to the City a
17 water main and appurtenances easement in the vicinity of South King Street and Occidental
18 Avenue South, Seattle, Washington, as recorded under King County Recording No.
19 20140915000537;

20 Grantor: MU N 45 Owner LLC, a Delaware limited liability company, grants and
21 conveys to the City a water meter vaults and appurtenances easement in the vicinity of North
22 45th Street and Stone Way North, Seattle, Washington, as recorded under King County
23 Recording No. 20150130001366;

1 Grantor: The Board of Regents of the University of Washington, a state institution of
2 higher education and an agency of the State of Washington, grants and conveys to the City a
3 water services and appurtenances easement in the vicinity of Columbia Road and Northeast Boat
4 Street, Seattle, Washington, as recorded under King County Recording No. 20150401001706;

5 Grantor: Seattle Modern Living, LLC, a Washington limited liability company, grants
6 and conveys to the City a water main and appurtenances easement in the vicinity of South
7 Willow Street and Rainier Avenue South, Seattle, Washington, as recorded under King County
8 Recording No. 20150403000190;

9 Grantor: VP Construction & Development, LLC, a Washington limited liability
10 company, grants and conveys to the City a water main and appurtenances easement in the
11 vicinity of South Graham Street & Beacon Avenue South, Seattle, Washington, as recorded
12 under King County Recording No. 20150601000025;

13 Grantors: Thach Nguyen and Camie Ng, husband and wife, grant and convey to the City
14 a water main and appurtenances easement in the vicinity of South Graham Street and Beacon
15 Avenue South, Seattle, Washington, as recorded under King County Recording No.
16 20150601000024;

17 Grantor: Grand Residence 2 LLC, a Washington limited liability company, grants and
18 conveys to the City a water line main and appurtenances easement in the vicinity of 51st Avenue
19 South and South Bond Street, Seattle, Washington, as recorded under King County Recording
20 No. 20150623000781.

21 Section 2. The real property rights and interests conveyed by the easements referenced
22 and accepted in this ordinance shall be placed under the jurisdiction of Seattle Public Utilities.

1 Section 3. Any act consistent with the authority of this ordinance taken prior to its
2 effective date is hereby ratified and confirmed.

3 Section 4. This ordinance shall take effect and be in force 30 days after its approval by
4 the Mayor, but if not approved and returned by the Mayor within ten days after presentation, it
5 shall take effect as provided by Seattle Municipal Code Section 1.04.020.

6 Passed by the City Council the 20th day of June, 2016, and
7 signed by me in open session in authentication of its passage this
8 20th day of JUNE, 2016.

9 

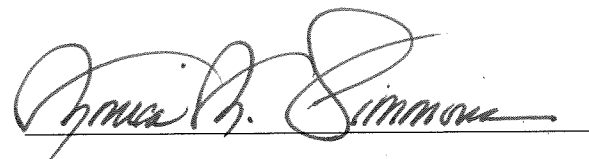
10
11 President _____ of the City Council

12
13 Approved by me this 24th day of June, 2016.

14
15 

16 Edward B. Murray, Mayor

17
18 Filed by me this 24th day of June, 2016.

19
20 

21 Monica Martinez Simmons, City Clerk

22 (Seal)

23 Attachments: Attachment 1 – Legal Descriptions
24

ATTACHMENT 1 - LEGAL DESCRIPTIONS

1. Description of easement acquired by document King County Recording Number 9905112110, re-recorded from 9808200608. (SPU file number 80-011)

- a. **Type: Water Main Easement**
- b. **Grantor: Kings Land Development & Investment Inc**
- c. **Title of Instrument: Watermain Easement**
- d. **Recording No.: 9905112110, re-record of 9808200608**
- e. **Recorded Date: May 11, 1999**
- f. **Legal Description:**

That portion of Parcel "D" of City of Seattle Short Plat No. 77-101, as recorded under Recording Number 7707070980, Records of King County, Washington, described as follows:

Beginning at the Southwest corner of said Parcel "D"; thence North 00° 14' 51" West a distance of 168.15 feet to the Northwest corner of said Parcel "D"; thence South 89° 51' 05" East along the North line of said Parcel "D" a distance of 25.00 feet; thence South 00° 14' 51" East a distance of 16.14 feet to a point of curvature with a tangent curve to the left, having a radius of 20.00 feet; thence along the arc of said tangent curve an arc distance of 31.28 feet through a central angle of 89° 36' 14" to a point of tangency; thence South 89° 51' 05" East a distance of 15.14 feet; thence South 00° 14' 51" East a distance of 22.00 feet; thence North 89° 51' 05" West a distance of 15.86 feet to a point of curvature with a tangent curve to the left, having a radius of 20.00 feet; thence along the arc of the last described tangent curve an arc distance of 31.55 feet through a central angle of 90° 23' 46" to a point of tangency; thence South 00° 14' 51" East a distance of 90.04 feet to the South line of said Parcel "D"; thence North 89° 51' 05" West a distance of 24.00 feet to the point of beginning;

Situate in the City of Seattle, County of King, State of Washington.

2. **Description of easement acquired by document King County Recording Number 9611272298. (SPU file number 78-001)**

- a. **Type: Hydrant Easement**
- b. **Grantor: The Corporation of the Presiding Bishop of the Church of Jesus Christ of Latter Day Saints, a Utah Corporation Sole**
- c. **Title of Instrument: Hydrant Easement 78-001**
- d. **Recording No.: 9611272298**
- e. **Recorded Date: November 27, 1996**
- f. **Legal Description:**

A portion of the Southwest Quarter of Section 32, Township 24 North, Range 4 East, W.M., King County, Washington, described as follows:

Commencing at the southwest corner of said Southwest Quarter, thence South 89° 47' 02" East a distance of 612.57 feet; thence North 18° 12' 30" West along the easterly margin of Myers Way South a distance of 216.27 feet to the True Point of Beginning: Thence North 71° 47' 30" East 4.00 feet; thence North 18° 12' 30" West 8.00 feet; thence South 71° 47' 30" West 4.00 feet; thence South 18° 12' 30" East 8.00 feet to the true point of beginning.

3. **Description of easement acquired by document King County Recording Number 9511161142. (SPU file number 219-019)**

- a. **Type: Water Main Easement**
- b. **Grantor: The Estate of Ada R. Pennington, deceased, Laura P. Park, Executrix**
- c. **Title of Instrument: Water Main Easement**
- d. **Recording No.: 9511161142**
- e. **Recorded Date: November 16, 1995**
- f. **Legal Description:**

That portion of Government Lot 1, Section 19, Township 26 North, Range 4 East, W.M., more particularly described as follows:

Beginning at the intersection of the easterly line of said Government Lot 1, with the south line of North 143rd St. 60 feet wide; thence along said easterly line S 0° 36' 51" W 549.90 feet; thence N 89° 23' 09" W 22.00 feet; thence N 44° 23' 09" W 46.67 feet; thence N 0° 36' 51" E 22.00 feet; thence S 89° 23' 09" E 15.00 feet to the beginning of a tangent curve to the left, having a radius of 20.00 feet; thence northerly along said curve, through a central of 90°, an arc distance of 31.42 feet; thence N 0° 36' 51" E 475.07 feet to the south line of said North 143rd St.; thence along said south line S 89° 23' 09" E 20.00 feet to the point of beginning.

4. Description of easement acquired by document King County Recording Number 9509150616. (SPU file number 219-019)

- a. **Type: Water Main Easement**
- b. **Grantor: Michael J. Schuler and Michele J. Schuler, Husband and Wife**
- c. **Title of Instrument: Watermain Easement**
- d. **Recording No.: 9509150616**
- e. **Recorded Date: September 15, 1995**
- f. **Legal Description:**

That portion of Government Lot 1, Section 19, Township 26 North, Range 4 East, W.M., more particularly described as follows:

Beginning at the intersection of the easterly line of said Government Lot 1, with the south line of North 143rd St. 60 feet wide; thence along said easterly line S 0° 36' 51" W 549.90 feet; thence N 89° 23' 09" W 22.00 feet; thence N 44° 23' 09" W 46.67 feet; thence N 0° 36' 51" E 22.00 feet; thence S 89° 23' 09" E 15.00 feet to the beginning of a tangent curve to the left, having a radius of 20.00 feet; thence northerly along said curve, through a central of 90°, an arc distance of 31.42 feet; thence N 0° 36' 51" E 475.07 feet to the south line of said North 143rd St.; thence along said south line S 89° 23' 09" E 20.00 feet to the point of beginning.

5. Description of easement acquired by document King County Recording Number 20000727000699. (SPU file number 73-013)

- a. **Type: Water Facilities Easement**
- b. **Grantor: The Housing Authority of The City of Seattle, a municipal corporation of the State of Washington**
- c. **Title of Instrument: Easement Agreement and Relinquishment of Former Easement**
- d. **Recording No.: 20000727000699**
- e. **Recorded Date: July 27, 2000**
- f. **Legal Description:**

A strip of land twenty (20) feet in width, located in that portion of Lot 1, Block 21, Holly Park, Division No. 2, according to the plat thereof recorded in Volume 194 of Plats, pages 18 through 29, Records of King County, Washington; the centerline of which is described as follows:

Commencing at the Southwest corner of said Lot 1; thence North 28° 39' 42" East along the Easterly margin of Holly Park Drive South a distance 12.26 feet to a point on a curve; thence along said margin on a curve to the left having a radius of 377.50 feet through a central angle of 46° 07' 14" and an arc length of 303.87 feet to the true point of beginning of the centerline being described; thence North 80° 29' 37" East a distance of 104.81 feet

ATT 1 to SPU 2015 Water SEAP ORD

to the West line of the 40 foot storm drain, sewer, and water easement as shown on said plat and terminus of said centerline;

sidelines of said easement to be lengthened or shortened to meet said Easterly margin of Holly Park Drive South and said 40 foot storm drain, sewer, and water easement.

6. Description of easement acquired by document King County Recording Number 20140915000537. (SPU file number 44-013)

- a. **Type: Water and Fire Service Easement**
- b. **Grantors: Washington State Public Stadium Authority, a Washington municipal corporation, and First & Goal, Inc., a Washington corporation**
- c. **Title of Instrument: Water & Fire Service Easement**
- d. **Recording No.: 20140915000537**
- e. **Recorded Date: September 15, 2014**
- f. **Legal Description:**

That portion of Lot 5, Block 285, Seattle Tide Lands, as shown on the official maps of the Seattle Tide Lands, according to the Plat thereof recorded in Volume 2 of Plats, pages 29 through 30, inclusive, records of The Office Of The Commissioner Of Public Lands at Olympia, Washington, as adjusted by City of Seattle Lot Boundary Adjustment No. 9806720, recorded under Recording Number 9904219002, records of King County, Washington described as follows;

BEGINNING at the southeast corner of Parcel A, City of Seattle Lot Boundary Adjustment No. 3012468, recorded under Recording Number 20110919900011, records of said County; thence N 88° 45' 46" W, along the common line between said Lot 5 and Parcel A, 46.35 feet; thence S 01° 13' 38" W 19.78 feet; thence S 88° 46' 22" E 20.00 feet; thence N 01° 13' 38" E 0.82 feet; thence S 88° 46' 58" E 9.58 feet; thence N 01° 12' 23" E 3.74 feet; thence S 88° 47' 37" E 16.78 feet; thence N 01° 13' 38" E 15.21 feet to THE POINT OF BEGINNING.

Contains 832 +/- square feet, (0.0191+/- acres)

7. Description of easement acquired by document King County Recording Number 20150130001366. (SPU file number 22-004)

- a. **Type: Domestic Water Service Easement**
- b. **Grantor: MU N 45 Owner LLC, a Delaware limited liability company**
- c. **Title of Instrument: Domestic Water Service Easement**
- d. **Recording No.: 20150130001366**
- e. **Recorded Date: January 30, 2015**
- f. **Legal Description:**

That portion of Lots 6 and 7, Block 2, Smith and Burns Addition to the City of Seattle, according to the plat thereof, recorded in Volume 5 of Plats, Page 68, records of King County, Washington, lying within a strip of land 18.00 feet in width, 9.00 feet on each side of the following described centerline:

Commencing at a point 35.00 feet south of the centerline of right-of-way of North 45th Street and 30.00 feet west of the centerline of right-of-way of Interlake Avenue North; Thence North 88° 53' 50" West, along the south right-of-way line of North 45th street, a distance of 149.66 feet to the point of beginning.

Thence South 01° 06' 10" West, departing said right-of-way line, a distance of 7.00 feet to the terminus of the herein described centerline.

Except any portion thereof lying within the footprint of the building adjoining said easement.

8. Description of easement acquired by document King County Recording Number 20150401001706. (SPU file number 24-006)

- a. **Type: Water Service Easement**
- b. **Grantor: The Board of Regents of the University of Washington, a state institution of higher education and an agency of the State of Washington**
- c. **Title of Instrument: Water Service Easement**
- d. **Recording No.: 20150401001706**
- e. **Recorded Date: April 1, 2015**
- f. **Legal Description:**

That portion of Lots 41 and 42, Block 36, Brooklyn Addition to Seattle, according to the plat thereof, recorded in Volume 7 of Plats, Page 32, records of King County, Washington described as follows:

Commencing at a monument at the intersection of NE Boat Street and Brooklyn Avenue NE;

Thence South 59° 47' 37" East, along the centerline of NE Boat Street, a distance of 214.95 feet to a monument at an angle point in NE Boat Street;

ATT 1 to SPU 2015 Water SEAP ORD

Thence South 34° 24' 47"
East, continuing along the centerline of NE Boat Street, a distance of 227.69 feet;
Thence North 55° 35' 13" East, departing said centerline, a distance of 36.14 feet to the
easterly right-of-way line of NE Boat Street as established by deed for street purposes, as
recorded under recording No. 20000825000510, records of King County, Washington,
and the point of beginning.

Thence North 45° 24' 52" East, departing said right-of-way line, a distance of 5.00 feet to
a point of curve, the center of which bears North 45° 24' 52" East;
Thence southeasterly, parallel with and 5.00 feet easterly of said right-of-way line, along
the arc of a curve to the left, said curve having a radius of 284.50 feet, through a central
angle of 6° 15' 08" a distance of 31.04 feet;
Thence South 39° 09' 44" West a distance of 5.00 feet to said right-of-way line and a
point on the arc of a curve, the center of which bears North 39° 09' 44" East;
Thence northwesterly, a long said right-of-way line and along the arc of a curve to the
right, said curve having a radius of 289.50 feet, through a central angle of 6° 15' 08" a
distance of 31.59 feet to the point of beginning.

Easement area contains 157 square feet or 0.0036 acres, more or less.

Situate in the City of Seattle, County of King, State of Washington.

**9. Description of easement acquired by document King County Recording Number
20150403000190. (SPU file number 73-020)**

- a. **Type: Water Service Easement**
- b. **Grantor: Seattle Modern Living, LLC, a Washington limited liability company**
- c. **Title of Instrument: Water Service Easement**
- d. **Recording No.: 20150403000190**
- e. **Recorded Date: April 3, 2015**
- f. **Legal Description:**

A portion of Tract 59, Brighton Beach Acre Tracts, according to the plat thereof recorded
in Volume 9 of Plats, Page 43, Records of King County, Washington;
Aforementioned portion being described as follows:

Commencing at the southwest corner of said tract 59; thence, along the south boundary of
said Tract 59, S 89° 40' 17" W, 42.23 feet, to the point of beginning; Thence, continuing
along said south boundary, S 89° 40' 17" W, 20.00 feet; thence N 00° 07' 01" E, 43.14
feet; thence N 89° 52' 59" W, 2.00 feet; thence N 00° 07' 01" E, 7.00 feet; thence S 89°
52' 59" E, 2.00 feet; thence N 00° 07' 01" E, 20.00 feet; thence N 89° 52' 59" W, 2.00
feet; thence N 00° 07' 01" E, 7.00 feet; thence S 89° 52' 59" E, 2.00 feet; thence N 00° 07'
01" E, 80.00 feet; thence N 89° 52' 59" W, 2.00 feet, thence N 00° 07' 01" E, 7.00 feet;
thence S 89° 52' 59" E, 2.00 feet; thence N 00° 07' 01" E, 18.00 feet; thence N 89° 52'

ATT 1 to SPU 2015 Water SEAP ORD

59" W, 2.00 feet; thence N 00° 07' 01" E, 7.00 feet; thence S 89° 52' 59" E, 2.00 feet; thence N 00° 07' 01" E, 58.00 feet; thence N 89° 52' 59" W, 3.00 feet; thence N 00° 07' 01" E, 11.39 feet; thence S 89° 52' 59" E, 19.60 feet; thence S 00° 07' 01" W, 4.03 feet; thence S 89° 52' 59" E, 26.40 feet; thence S 00° 07' 01" W, 6.00 feet; thence N 89° 52' 59" W, 23.00 feet; thence S 00° 07' 01" W, 12.55 feet; thence S 89° 52' 59" E, 15.17 feet; thence S 00° 07' 01" W, 20.00 feet; thence N 89° 52' 59" W, 15.17 feet; thence S 00° 07' 01" W, 16.95 feet; thence S 89° 52' 59" E, 4.00 feet; thence S 00° 07' 01" W, 7.00 feet; thence N 89° 52' 59" W, 4.00 feet; thence S 00° 07' 01" W, 82.98 feet; thence S 89° 52' 59" E, 3.00 feet; thence S 00° 07' 01" W, 7.00 feet; thence N 89° 52' 59" W, 3.00 feet; thence S 00° 07' 01" W, 40.63 feet; thence S 89° 52' 59" E, 3.00 feet; thence S 00° 07' 01" W, 5.00 feet; thence N 89° 52' 59" W, 3.00 feet; thence S 00° 07' 01" W, 21.67 feet; thence S 89° 52' 59" E, 2.00 feet; thence S 00° 07' 01" W, 7.00 feet; thence N 89° 52' 59" W, 2.00 feet; thence S 00° 07' 01" W, 27.56 feet to the point of beginning.

10. Description of easement acquired by document King County Recording Number 20150601000025. (SPU file number 65-036)

- a. **Type: Water Service Easement**
- b. **Grantor: VP Construction & Development, LLC, a Washington limited liability company**
- c. **Title of Instrument: Water Service Easement**
- d. **Recording No.: 20150601000025**
- e. **Recorded Date: June 1, 2015**
- f. **Legal Description:**

That portion of the east half of the west 2/5 of Tract H, Somerville Addition, according to the plat thereof recorded in Volume 2 of Plats, Page 63, records of King County, WA and being more particularly described as follows:

BEGINNING at the S.E. corner of said Parcel; thence N 87° 47' 02" W along the south line of said parcel for a distance of 20.01 ft.;
Thence N 00° 00' 36" E, 157.30 ft.; thence N 44° 59' 24" W, 9.90 feet;
Thence N 00° 00' 36" E, 55.01 feet; thence N 90° 00' 00" W, 15.50 feet;
Thence N 00° 00' 36" E, 10.00 feet; thence S 90° 00' 00" E, 15.50 feet;
Thence N 00° 00' 36" E, 31.14 feet; thence S 87° 48' 43" E, 20.01 feet;
Thence S 00° 00' 36" W, 12.91 feet; thence S 89° 58' 49" W, 7.00 feet;
Thence S 00° 00' 36" W, 20.00 feet; thence N 89° 58' 49" W, 7.00 feet;
Thence S 00° 00' 36" W, 54.20 feet; thence S 44° 59' 24" E, 9.90 feet;
Thence S 00° 00' 36" W, 166.35 feet; thence N 87° 47' 02" W, 20.01 feet to the POINT OF BEGINNING.

11. Description of easement acquired by document King County Recording Number 20150601000024. (SPU file number 65-037)

ATT 1 to SPU 2015 Water SEAP ORD

- a. **Type: Water Service Easement**
- b. **Grantor: Thach Nguyen and Camie Ng, husband and wife**
- c. **Title of Instrument: Water Service Easement**
- d. **Recording No.: 20150601000024**
- e. **Recorded Date: June 1, 2015**
- f. **Legal Description:**

That portion of Parcel B of City of Seattle Short Subdivision No. 3102064, recorded in Volume 297 of Plats, Page 080, records of King County, WA and being more particularly described as follows:

COMMENCING at the S.W. corner of said parcel; thence N 00° 00' 36" E along the west line of said parcel for a distance of 2.56 ft to the POINT OF BEGINNING; thence continuing N 00° 00' 36" E, 20.00 ft; thence S 89° 58' 49" E, 4.00 feet; thence S 00° 00' 36" W, 20.00 feet; thence N 89° 58' 49" W, 4.00 feet to the POINT OF BEGINNING.

12. Description of easement acquired by document King County Recording Number 20150623000781. (SPU file number 306-008)

- a. **Type: Water Service Easement**
- b. **Grantor: Grand Residence 2 LLC, a Washington limited liability company**
- c. **Title of Instrument: Water Service Easement**
- d. **Recording No.: 20150623000781**
- e. **Recorded Date: June 23, 2015**
- f. **Legal Description:**

An easement water utility purposes over, under, upon and across portions of Parcels B, C, D, E, F, G, H and I of City of Seattle Short Plat 2306961, Recording No.

20050929900005, described as follows:

Commencing at the Northwest corner of said Parcel I;

Thence South 00° 09' 29" West, along the West line thereof, a distance of 1.88 feet to the TRUE POINT OF BEGINNING;

Thence South 89° 52' 11" East, a distance of 154.98 feet to a point of curve to the right having a radius of 40.00 feet;

Thence southeasterly along said curve, through a central angle of 27° 44' 57", an arc distance of 19.37;

Thence North 31° 27' 45" East, a distance of 5.00 feet;

Thence South 58° 32' 15" East, a distance of 5.00 feet;

Thence South 31° 27' 45" West, a distance of 5.00 feet to a point on a curve to the right from which point the radius bears South 35° 02' 47" West at a distance of 40.00 feet;

Thence southeasterly along a curve, through a central angle of 37° 30' 12", an arc distance of 26.18 feet to a point of reverse curve, from which point the radius bears North 72° 32' 58" East at a distance of 20.00 feet;

ATT 1 to SPU 2015 Water SEAP ORD

Thence Southeasterly along said curve, through a central angle of $72^{\circ} 25' 09''$, an arc distance of 25.28 feet to a point of tangency;
Thence South $89^{\circ} 52' 11''$ East, a distance of 89.95 feet;
Thence North $00^{\circ} 00' 00''$ East, a distance of 5.00 feet;
Thence South $89^{\circ} 52' 11''$ East, a distance of 5.00 feet;
Thence South $00^{\circ} 00' 00''$ West, a distance of 5.00 feet;
Thence South $89^{\circ} 52' 11''$ East, a distance of 16.34 feet;
Thence North $00^{\circ} 00' 00''$ East, a distance of 5.00 feet;
Thence South $89^{\circ} 52' 11''$ East, a distance of 5.00 feet;
Thence South $00^{\circ} 00' 00''$ West, a distance of 5.00 feet;
Thence South $89^{\circ} 52' 11''$ East, a distance of 51.59 feet;
Thence South $00^{\circ} 07' 49''$ West, a distance of 20.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 37.02 feet;
Thence South $00^{\circ} 00' 00''$ West, a distance of 5.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 5.00 feet;
Thence North $00^{\circ} 00' 00''$ East, a distance of 5.00 feet to a point of curve to the left having a radius of 28.00 feet;
Thence Southwesterly along said curve, through a central angle of $90^{\circ} 00' 00''$, an arc distance of 43.98 feet to a point of tangency;
Thence South $00^{\circ} 07' 49''$ West, a distance of 22.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 20.00 feet;
Thence North $00^{\circ} 07' 49''$ East, a distance of 22.00 feet to a point of curve to the left having a radius of 28.00 feet;
Thence Northwesterly along said curve, through a central angle of $90^{\circ} 00' 00''$, an arc distance of 43.98 feet to a point of tangency;
Thence South $00^{\circ} 00' 00''$ West, a distance of 5.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 5.00 feet;
Thence North $00^{\circ} 00' 00''$ East, a distance of 5.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 16.51 feet;
Thence South $00^{\circ} 00' 00''$ West, a distance of 8.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 10.45 feet;
Thence North $00^{\circ} 00' 00''$ East, a distance of 8.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 17.90 feet to a point of curve to the right having a radius of 40.00 feet;
Thence Northwesterly along said curve, through a central angle of $72^{\circ} 25' 09''$, an arc distance of 50.56 feet to a point of reverse curve, from which point the radius bears South $72^{\circ} 32' 58''$ West at a distance of 20.00 feet;
Thence Northwesterly along said curve, through a central angle of $72^{\circ} 25' 09''$, an arc distance of 25.28 feet to a point of tangency;
Thence North $89^{\circ} 52' 11''$ West, a distance of 37.07 feet;
Thence South $00^{\circ} 00' 00''$ West, a distance of 5.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 5.00 feet;
Thence North $00^{\circ} 00' 00''$ East, a distance of 5.00 feet;
Thence North $89^{\circ} 52' 11''$ West, a distance of 99.19 feet;

ATT 1 to SPU 2015 Water SEAP ORD

Thence South 63° 34' 20" West, a distance of 15.35 feet to a point on said West line of said Parcel I;
Thence North 00° 09' 29" East, along said line, a distance of 26.86 feet to the TRUE POINT OF BEGINNING.