

Attachment B

AFTER RECORDING RETURN TO:

Attention: Pree Carpenter
SEATTLE CITY OF SPU-WTR
700 5TH AVE STE 4900-RPS
PO BOX 34018
SEATTLE WA 98124-4018

Document Title: Quitclaim Deed
Reference Number of Related Document:
Grantor: State of Washington, Department of Transportation
Grantee: City of Seattle, Seattle Public Utilities
Abbreviated Legal Description: Portion of SW 1/2 Section 17, T 23 N, R 5 E, W.M.
Additional Legal Description is on page 1, 2 and 3 of document
Assessor's Tax Parcel Number: None

QUIT CLAIM DEED

I-405, SR 515 VIC. TO N.E. 3rd ST. VIC.

The STATE OF WASHINGTON acting by and through its DEPARTMENT OF TRANSPORTATION, Grantor, for and in consideration of and in accordance with the following agreements of the parties entitled Preliminary Engineering Agreement, dated May 5th, 1989; Preliminary Engineering Agreement No. UT 0225 Supplement No. 1 dated December 8, 1989; Construction Agreement UT 0225 Supplement No. 2 dated October 26, 1990; and Construction Agreement UT 0225 Supplement No. 4 dated March 22, 2019, hereby conveys and quitclaims unto the CITY OF SEATTLE, a Washington municipal corporation, acting by and through SEATTLE PUBLIC UTILITIES, Grantee, all right, title, and interest under the jurisdiction of the Washington State Department of Transportation, in and to the following described real property situated in King County, State of Washington:

All that portion of the following described TRACTS 1, 2, and 3, Town of Renton, according to the plat thereof recorded in Volume 1 of Plats, page 135, records of King County, Washington, described as follows:

TRACT 1 (ICN 1-17-15774)

Beginning at a point opposite Highway Engineer's Station (hereinafter referred to as HES) 392+88.42 on the I-405 line survey of I-405, SR 515 VIC. TO N.E. 3RD ST. VIC. and 348.75 feet Northwesterly therefrom; thence Southerly to a point opposite HES 392+85.52 on said line survey and 344.25 feet Northwesterly therefrom; thence Southeasterly along a curve to the right having a radius of 165 feet, an arc distance of 51.05 feet to a point opposite HES 392+71.57 on said line survey and 296.23 feet Northwesterly therefrom; thence Southeasterly to a point opposite HES 392+40.65 on said line survey and 230.98 feet Northwesterly therefrom; thence Northeasterly to a point opposite HES 392+90.52 on said line survey and 228.70 feet Northwesterly therefrom; thence Northeasterly to a point opposite HES 393+04.32 on said line survey and 228.09 feet Northwesterly therefrom; thence Northwesterly to the point of beginning.

TRACT 2 (ICN 1-17-15775)

Beginning at a point opposite Highway Engineer's Station (hereinafter referred to as HES) 391+97.31 on the I-405 line survey of the I-405, SR 515 VIC. TO N.E. 3RD ST. VIC. and 124.97 feet Southeasterly therefrom; thence Southeasterly to a point opposite HES 391+94.13 on said line survey and 170.85 feet Southeasterly therefrom; thence Easterly to a point opposite HES 392+17.22 on said line survey and 205.17 feet Southeasterly therefrom; thence Northwesterly to a point opposite HES 392+56.80 on said line survey and 124.98 feet Southeasterly therefrom; thence Southwesterly along a curve to the left having a radius of 1,494.64 feet to the point of beginning.

TRACT 3 (ICN 1-17-15776)

Beginning at a point opposite Highway Engineer's Station (hereinafter referred to as HES) 394+27.68 on the I-405 line survey of I-405, SR 515 VIC. TO N.E. 3RD ST. VIC. and 103.13 feet Northwesterly therefrom; thence Northwesterly to a point opposite HES 394+41.70 on said line survey and 153.16 feet Northwesterly therefrom; thence Northeasterly to a point opposite HES 394+86.03 on said line survey and 145.31 feet Northwesterly therefrom; thence Northwesterly to a point opposite said HES 394+86.03 and 164.01 feet Northwesterly therefrom; thence Westerly to a point opposite HES 394+71.38 on said line survey and 178.09 feet Northwesterly therefrom; thence Westerly to a point opposite HES 394+32.68 on said line survey and 232.12 feet Northwesterly therefrom; thence Southerly to a point opposite HES 394+28.95 on said line survey and 228.78 feet Northwesterly therefrom; thence Southerly to a point opposite HES 393+92.26 on said line survey and 196.93 feet Northwesterly therefrom; thence Easterly to a point opposite HES 394+15.88 on said line survey and 162.80 feet Northwesterly therefrom; thence Southeasterly to a point opposite HES 394+10.96 on said line survey and 145.84 feet Northwesterly therefrom; thence Southeasterly along a curve to the right having a radius of 155 feet, an arc distance of 46.52 feet to the point of beginning.

EXCEPT, Grantor reserves to itself and its successors and/or assigns, all easement rights of access, light, view and/or air in the property herein conveyed to the extent that the property abuts the state highway right of way; therefor the Grantee herein, including its successors or assigns, shall have no right of ingress or egress to, from or between I-405 and the lands herein

described, nor shall Grantee herein, its successors or assigns, be entitled to compensation for any loss of access, light, view and/or air occasioned by the location, construction, reconstruction, maintenance or operation of said highway. Notwithstanding the above, the City shall have unimpeded access to City facilities in the City utiladors and shafts across the freeway limited access area through the access points located within or adjacent to Renton Streets on each side and outside of the freeway, as set forth in Preliminary Engineering Agreement No. UT 0225 dated May 5, 1989 and Supplements thereto by and between the Grantor and Grantee.

The specific details concerning all of which may be found on sheets 9 and 19 of 19 sheets of that certain plan entitled I-405, SR 515 VIC. TO N.E. 3RD ST. VIC., bearing date of approval November 18, 2005, sheet 9 revised July 2, 2019, and sheet 19 revised May 17, 2019, now of record and on file in the Office of the Secretary of Transportation at Olympia, Washington.

Subject to all existing encumbrances, including easement, restrictions, and reservations, if any.

The Grantee, on behalf of itself, its successors or assigns, as part consideration herein, does hereby agree to comply with all civil rights and anti-discrimination requirements of chapter 49.60 RCW as to the lands herein conveyed.

The lands herein described are not required for State highway purposes and are conveyed pursuant to the provisions of RCW 47.12.080.

Dated at Olympia, Washington, this _____ day of _____, 20__.

S T A T E O F W A S H I N G T O N,
D E P A R T M E N T O F T R A N S P O R T A T I O N

Roger Millar, PE, FASCE, FAICP
Secretary of Transportation

APPROVED AS TO FORM:

By: _____
Assistant Attorney General

ACCEPTED AND APPROVED – GRANTEE:
CITY OF SEATTLE, SEATTLE PUBLIC UTILITIES

By _____
Mami Hara
General Manager & Chief Executive Officer
Seattle Public Utilities

STATE OF WASHINGTON)

) : ss

COUNTY OF THURSTON)

On this _____ day of _____, 20____, before me personally appeared Roger Millar, known to me as the Secretary of Transportation, State of Washington, Department of Transportation, and executed the foregoing instrument, acknowledging said instrument to be the free and voluntary act and deed of the State of Washington, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument.

Given under my hand and official seal the day and year last above written.

Notary (print name) _____

Notary Public in and for the State of Washington,

residing at _____

My Appointment Expires _____