

John Bresnahan
SCL GCW and WG Shoreline Easement ORD ATT 1 EX D
April 10, 2015
#D1

Exhibit "D"

Attached hereto and made a part of this EASEMENT dated _____, 2015, by and between the CITY OF SEATTLE, a Washington municipal corporation, acting by and through its CITY LIGHT DEPARTMENT as Grantor, and WG @ SHORELINE, LLC, a Washington limited liability company and GCW SHORELINE, LLC, a Washington limited liability company, as Grantees:

The WG @ Shoreline, LLC, and GCW Shoreline, LLC (Grantees') Property:

King County Tax Parcel No. 072604-9120

THE NORTH 86.00 FEET OF THE SOUTH 196.00 FEET OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., IN KING COUNTY WASHINGTON, LYING EASTERLY OF AURORA AVENUE NORTH (PSH NO. 1) AS ESTABLISHED BY DEEDS RECORDED UNDER RECORDING NUMBERS 2173660 AND 242744 AND AS CONDEMNED IN KING COUNTY SUPERIOR COURT CAUSE NUMBER 190667 AND LYING WESTERLY OF RONALD PLACE NORTH (NORTH TRUNK ROAD) AS ESTABLISHED BY DEED RECORDED UNDER RECORDING NO. 732071;

TOGETHER WITH THE WESTERLY 30.00 FEET OF VACATED RONALD PLACE NORTH, AS VACATED ON DECEMBER 15, 1930, IN VOLUME 31 OF COMMISSIONER'S RECORDS PAGE 156;

TOGETHER WITH THAT PORTION OF VACATED RONALD PLACE NORTH AS WOULD ATTACH BY OPERATION OF LAW, VACATED UNDER CITY OF SHORELINE ORDINANCE NO. 363 AND RECORDED AS CORRECTED DECLARATION OF STREET VACATION UNDER RECORDING NUMBERS 20050209001505 AND 20050919000245;

LESS THE WESTERLY 31.50 FEET THEREOF CONVEYED TO THE CITY OF SHORELINE BY DEED RECORDED UNDER RECORDING NO. 20080125001715;

SITUATE IN THE CITY OF SHORELINE, COUNTY OF KING, STATE OF WASHINGTON.

King County Tax Parcel No. 072604-9121

THAT PORTION OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

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BEGINNING AT A POINT ON THE EASTERLY LINE OF AURORA AVENUE, WHICH IS 196.00 FEET NORTH OF THE EAST AND WEST QUARTER SECTION LINE OF SAID SECTION 7; THENCE NORTHERLY ALONG THE SAID EASTERLY LINE OF AURORA AVENUE, A DISTANCE OF 75.11 FEET; THENCE EASTERLY PARALLEL WITH THE SAID EAST AND WEST QUARTER SECTION LINE, 113.39 FEET, MORE OR LESS, TO THE WESTERLY LINE OF RONALD PLACE; THENCE SOUTHERLY ALONG THE WESTERLY LINE OF RONALD PLACE TO A POINT WHICH IS 196.00 FEET NORTH OF SAID EAST AND WEST QUARTER SECTION LINE TO SECTION 7; THENCE PARALLEL THEREWITH TO THE POINT OF BEGINNING;

TOGETHER WITH THAT PORTION OF VACATED RONALD PLACE NORTH AS WOULD ATTACH BY OPERATION OF LAW, VACATED UNDER CITY OF SHORELINE ORDINANCE NO. 363 AND RECORDED AS CORRECTED DECLARATION OF STREET VACATION UNDER RECORDING NUMBERS 20050209001505 AND 20050919000245;

LESS THE WESTERLY 31.50 FEET THEREOF CONVEYED TO THE CITY OF SHORELINE BY DEED RECORDED UNDER RECORDING NO. 20080125001715;

SITUATE IN THE CITY OF SHORELINE, COUNTY OF KING, STATE OF WASHINGTON.

King County Tax Parcel No. 072604-9114

PARCEL 1

THAT PART OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST MARGINAL LINE OF AURORA AVENUE, 271.00 FEET NORTH OF THE EAST AND WEST QUARTER SECTION LINE OF SAID SECTION 7; THENCE NORTH ALONG THE EASTERLY MARGINAL LINE OF SAID AURORA AVENUE, A DISTANCE OF 60.92 FEET; MORE OR LESS, TO THE NORTH LINE OF SAID SUBDIVISION; THENCE ALONG SAID SUBDIVISION LINE NORTH $89^{\circ}49'38''$ EAST 103.4 FEET MORE OR LESS, TO THE WESTERLY MARGINAL LINE OF RONALD PLACE; THENCE SOUTHERLY ALONG THE WESTERLY MARGINAL LINE OF RONALD PLACE TO A POINT DISTANT 271.00 FEET NORTH OF SAID EAST AND WEST QUARTER SECTION LINE ABOVE DESCRIBED; THENCE WEST PARALLEL WITH SAID QUARTER SECTION LINE, 113.49 FEET TO THE POINT OF BEGINNING;

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TOGETHER WITH THAT PORTION OF VACATED RONALD PLACE NORTH AS WOULD ATTACH BY OPERATION OF LAW, VACATED UNDER CITY OF SHORELINE ORDINANCE NO. 363 AND RECORDED AS CORRECTED DECLARATION OF STREET VACATION UNDER RECORDING NUMBERS 20050209001505 AND 20050919000245;

LESS THE WESTERLY 31.50 FEET THEREOF CONVEYED TO THE CITY OF SHORELINE BY DEED RECORDED UNDER RECORDING NO. 20080125001715;

SITUATE IN THE CITY OF SHORELINE, COUNTY OF KING, STATE OF WASHINGTON.

PARCEL 2

THE SOUTH 3.00 FEET OF THAT PORTION OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 7, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., IN KING COUNTY, WASHINGTON, LYING BETWEEN THE NORTHERLY PROLONGATION OF THE EASTERLY AND WESTERLY LINES OF THAT CERTAIN PARCEL OF LAND CONVEYED TO CHARLES C. GRANEY BY INSTRUMENT RECORDED SEPTEMBER 17, 1964 UNDER RECORDING NO. 5787804;

TOGETHER WITH THAT PORTION OF VACATED RONALD PLACE NORTH AS WOULD ATTACH BY OPERATION OF LAW, VACATED UNDER CITY OF SHORELINE ORDINANCE NO. 363 AND RECORDED AS CORRECTED DECLARATION OF STREET VACATION UNDER RECORDING NUMBERS 20050209001505 AND 20050919000245;

LESS THE WESTERLY 31.50 FEET THEREOF CONVEYED TO THE CITY OF SHORELINE BY DEED RECORDED UNDER RECORDING NO. 20080125001715;

SITUATE IN THE CITY OF SHORELINE, COUNTY OF KING, STATE OF WASHINGTON.

King County Tax Parcel Nos. 072604-9315 and 072604-9161

PARCEL 1

THAT PORTION OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER, AND THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER;

TOGETHER WITH VACATED PORTION OF NORTH TRUNK ROAD ADJOINING, ALL IN SECTION 7, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

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BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 7, WITH THE EASTERLY RIGHT-OF-WAY MARGIN OF STATE ROAD NO. 1, ALSO KNOWN AS AURORA AVENUE AS CONVEYED TO THE STATE OF WASHINGTON BY DEED RECORDED UNDER KING COUNTY RECORDING NUMBER 2173653; THENCE NORTH 03°46'33" WEST ALONG SAID EASTERLY MARGIN 52.05 FEET TO THE SOUTHWEST CORNER OF THAT CERTAIN TRACT OF LAND AS CONVEYED TO R. S. BRAYTON BY DEED RECORDED UNDER KING COUNTY RECORDING NO. 3742770; THENCE ALONG THE SOUTH LINE OF SAID BRAYTON TRACT NORTH 86°13'27" EAST 93.14 FEET TO THE WESTERLY MARGIN OF NORTH TRUNK ROAD, KNOWN AS WOODLAWN PARK AVENUE, AS THE SAME IS NOW ESTABLISHED, SAID WESTERLY MARGIN ALSO BEING THE EASTERLY MARGIN OF THAT PORTION AS VACATED UNDER 31-08-156; THENCE SOUTH 13°09'22" EAST ALONG SAID MARGIN OF NORTH TRUNK ROAD TO THE SOUTH LINE OF SAID NORTH HALF; THENCE ALONG SAID SOUTH LINE TO THE POINT OF BEGINNING EXCEPT THE SOUTH 3.00 FEET THERETO;

TOGETHER WITH THAT PORTION OF VACATED RONALD PLACE NORTH AS WOULD ATTACH BY OPERATION OF LAW, VACATED UNDER CITY OF SHORELINE ORDINANCE NO. 363 AND RECORDED AS CORRECTED DECLARATION OF STREET VACATION UNDER RECORDING NUMBERS 20050209001505 AND 20050919000245;

LESS THE WESTERLY 31.50 FEET THEREOF CONVEYED TO THE CITY OF SHORELINE BY DEED RECORDED UNDER RECORDING NO. 20080125001715;

SITUATE IN THE CITY OF SHORELINE, COUNTY OF KING, STATE OF WASHINGTON.

PARCEL 2

THAT PORTION OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE NORTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER;

TOGETHER WITH THE VACATED PORTION OF NORTH TRUNK ROAD ADJOINING, ALL IN SECTION 7, TOWNSHIP 26 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EASTERLY MARGIN OF STATE ROAD NO. 1, KNOWN AS AURORA AVENUE, WHICH POINT IS NORTH 03°46'33" WEST 52.05 FEET FROM ITS INTERSECTION WITH THE SOUTH LINE OF THE NORTH HALF OF THE

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SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 7; THENCE NORTH 03°46'33" WEST ALONG SAID ROAD MARGIN, 50.05 FEET; THENCE NORTH 86°13'27" EAST 84.47 FEET TO THE WESTERLY MARGIN OF NORTH TRUNK ROAD, KNOWN AS WOODLAWN PARK AVENUE AS THE SAME IS NOW ESTABLISHED; THENCE SOUTH 13°09'27" EAST ALONG SAID MARGIN OF NORTH TRUNK ROAD, 50.77 FEET; THENCE SOUTH 86°13'27" WEST 93.14 FEET TO THE POINT OF BEGINNING;

TOGETHER WITH THAT PORTION OF VACATED RONALD PLACE NORTH AS WOULD ATTACH BY OPERATION OF LAW, VACATED UNDER CITY OF SHORELINE ORDINANCE NO. 363 AND RECORDED AS CORRECTED DECLARATION OF STREET VACATION UNDER RECORDING NUMBERS 20050209001505 AND 20050919000245;

LESS THE WESTERLY 31.50 FEET THEREOF CONVEYED TO THE CITY OF SHORELINE BY DEED RECORDED UNDER RECORDING NO. 20080125001715;

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