ORIGINAL

03-02-89
3978c

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 3992

AN ORDINANCE authorizing and providing for the acquisition of interests in land for the purpose of widening and improving a portion of 140th Avenue N.E. from Bellevue-Redmond Road to N.E. 24th Street; providing for condemnation, appropriation, taking and damaging of land and property rights necessary therefor; providing for the cost thereof and directing the initiation of appropriate proceedings in the manner provided by law for said condemnation.

WHEREAS, the City Council has, by Ordinance No. 3720, created L.I.D. 267 for the improvement of 140th Avenue N.E. - Bellevue-Redmond Road to N.E. 24th Street; and

WHEREAS, the improvements are necessary to provide needed street widening, sidewalks, illumination and traffic signal improvements; and

WHEREAS, the City Council finds that the public health, safety, necessity and convenience demand that said project be undertaken and that in order to carry out the project it is necessary at this time for the City to acquire interests and rights to the properties described herein; and

WHEREAS, the City Council finds and declares it necessary and in the best interest of the public that interests in the land and property rights hereinafter described be condemned, appropriated, taken and damaged for public use, subject to the making or paying of just compensation to the owners thereof in the manner provided by law; now, therefore,

THE CITY COUNCIL OF THE CITY OF BELLEVUE, WASHINGTON, DOES RESOLVE AS FOLLOWS:

Section 1. The lands and property rights within the City of Bellevue, King County, Washington, described on those 43 pages given Clerk's Receiving No. 14302, which descriptions are hereby incorporated by reference, necessary for public road purposes, are hereby condemned, appropriated, taken and damaged for such public purposes, subject to the making or payment of just compensation to the owners thereof in the manner provided by law.

ORIGINAL

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Section 2. The cost and expense of acquiring said property rights shall be paid for from the General Fund of the City of Bellevue, special assessments, or from other monies the City may have available or obtain therefor.

Section 3. The City Attorney is hereby authorized and directed to undertake proceedings provided by law to condemn, appropriate, take and damage the land and property necessary to carry out the provisions of this ordinance.

Section 4. This ordinance shall take effect and be in force five days after its passage and legal publication.

PASSED by the City Council this 13th day of March, 1989, and signed in authentication of its passage this 13th day of March, 1989.

(SEAL)

Don MacKenzie, Mayor Pro tem

Approved as to form:

Richard L. Andrews, City Attorney

Scott McKee, Assistant City Attorney

Attest:

Marie K. O'Connell, City Clerk

Published March 18, 1989

FILED NO. 14302
CITY OF BELLEVUE
DATE 3/17/89
CITY CLERK O'Connell
Ord. 3992

ORIGINAL

6800m(1)

Parcel No. 2119/044-081
Permanent Signal Easement

That portion of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the intersection of the West line of the East 40.00 feet of said subdivision with the North line of the South 269.15 feet of the Northeast quarter of the Southeast quarter of the Northwest quarter of said Section 27; thence North 88°17'43" West along said North line 0.50 feet to the West line of the East 40.50 feet of said subdivision; thence South 0°37'04" West along said West line 113.32 feet to the True Point of Beginning; thence continuing South 0°37'04" West along said West line 100.00 feet; thence North 89°22'56" West 5.00 feet to a point on the West line of the East 45.50 feet of said subdivision; thence North 55°41'32" West 54.08 feet to the West line of the East 90.50 feet of said subdivision; thence North 0°37'04" East along said West line 40.00 feet; thence North 56°55'40" East 54.08 feet to a point on the West line of the East 45.50 feet of said subdivision; thence South 89°22'56" East 5.00 feet to the True Point of Beginning.

Site contains 3,650 square feet.

Being a portion of Tax Acct. No. 272505-9010-04

LYNN I. CALL
STATE OF WASHINGTON
REGISTERED
PROFESSIONAL LAND SURVEYOR

FEB. 17, 1989

ORDINANCE NO. 3992

6800m(2)

ORIGINAL

Parcel No. 2119/044-081
Permanent Sidewalk Easement

That portion of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Beginning at the intersection of the West line of the East 40.00 feet of said subdivision with the North line of the South 269.15 feet of the Northeast quarter of the Southeast quarter of the Northwest quarter of said Section 27; thence South 0°37'04" West along said West line 768.31 feet; thence North 89°22'56" West 0.50 feet to the West line of the East 40.50 feet of said subdivision; thence North 0°37'04" East along said West line 768.32 feet to the North line of the South 269.15 feet of the Northeast quarter of the Southeast quarter of the Northwest quarter of said Section 27; thence South 88°17'43" East along said North line 0.50 feet to the Point of Beginning.

Site contains 384 square feet.

Being a portion of Tax Acct. No. 272505-9010-04

LYNN I. CALL
STATE OF WASHINGTON
REGISTERED
PROFESSIONAL LAND SURVEYOR

FEB. 17, 1989

ORIGINAL

Parcel No. 2119/044-081
Temporary Construction Easement

Those portions of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the intersection of the West line of the East 40.00 feet of said subdivision with the North line of the South 269.15 feet of the Northeast quarter of the Southeast quarter of the Northwest quarter of said Section 27; thence North 88°17'43" West along said North line 0.50 feet to a point on the West line of the East 40.50 feet of said subdivision; said point hereinafter described as Point A; thence South 0°37'04" West along said West line 213.32 feet to the True Point of Beginning; thence continuing South 0°37'04" West along said West line 555.00 feet; thence North 89°22'56" West 5.00 feet to the West line of the East 45.50 feet of said subdivision; thence North 0°37'04" East along said West line 18.00 feet; thence North 89°22'56" West 20.00 feet to the West line of the East 65.50 feet of said subdivision; thence North 0°37'04" East along said West line 40.00 feet; thence South 89°22'56" East 20.00 feet to the West line of the East 45.50 feet of said subdivision; thence North 0°37'04" East along said West line 359.00 feet; thence North 89°22'56" West 15.00 feet to the West line of the East 60.50 feet of said subdivision; thence North 0°37'04" East along said West line 40.00 feet; thence South 89°22'56" East 15.00 feet to the West line of the East 45.50 feet of said subdivision; thence North 0°27'04" East along said West line 98.00 feet; thence South 89°22'56" East 5.00 feet to the True Point of Beginning. AND Beginning at the aforementioned Point A; thence South 0°37'04" West along the West line of the East 40.50 feet of said subdivision 113.32 feet; thence North 89°22'56" West 5.00 feet to the West line of the East 45.50 feet of said subdivision; thence North 0°37'04" East along said West line 113.42 feet to the North line of the South 269.15 feet of the Northeast quarter of the Southeast quarter of the Northwest quarter of said Section 27; thence South 88°17'43" East along said North line 5.00 feet to the Point of Beginning.

Sites contain 4,742 square feet.

Being a portion of Tax Acct. No. 272505-9010-04

LYNN I. CALL
STATE OF WASHINGTON
REGISTERED
PROFESSIONAL LAND SURVEYOR

FEB. 17, 1989

ORIGINAL

6795m(1)

Parcel No. 2120/044-037
Permanent Sidewalk and Landscape Easement

That portion of the North 94.85 feet of the South 364.00 feet of the East 251.00 feet of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington; EXCEPT the East 40.00 feet for 140th Avenue N.E.; said portion described as follows;

Beginning at the Northeast corner thereof; thence South 0°37'04" West along the East line thereof 94.87 feet to the South line thereof; thence North 88°17'43" West along said South line 0.50 feet to the West line of the East 0.50 feet thereof; thence North 0°37'04" East along said West line 94.87 feet to the North line thereof; thence South 88'17"43 East along said North line 0.50 feet to the True Point of Beginning.

Site contains 47 square feet.

Being a portion of Tax Acct. No. 272505-9169-03

LYNN I. CALL
STATE OF WASHINGTON
REGISTERED
PROFESSIONAL LAND SURVEYOR

FEB. 17, 1989

ORIGINAL

6795m(2)

Parcel No. 2120/044-037
Temporary Construction Easement

That portion of the North 94.85 feet of the South 364.00 feet of the East 251.00 feet of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington; EXCEPT the East 40.00 feet for 140th Avenue N.E.; said portion described as follows:

Commencing at the Northeast corner thereof; thence North 88°17'43" West along the North line thereof 0.50 feet to the West line of the East 0.50 feet of said parcel and the True Point of Beginning; thence South 0°37'04" West along said West line 94.87 feet to the South line thereof; thence North 88°17'43" West along said South line 5.00 feet to the West line of the East 5.50 feet of said parcel; thence North 0°37'04" East along said West line 50.15 feet; thence North 89°22'56" West 15.00 feet to the West line of the East 20.50 feet thereof; thence North 0°37'04" East along said West line 45.00 feet to the North line of said parcel; thence South 88°17'43" East along said North line 20.00 feet to the True Point of Beginning.

Site contains 1,147 square feet.

Being a portion of Tax Acct. No. 272505-9169-03

LYNN I. CALL
STATE OF WASHINGTON
REGISTERED
PROFESSIONAL LAND SURVEYOR

FEB. 17, 1989

5898m(9)

ORIGINAL

Parcel No. 2121/044-036
Temporary Construction Easement

Those portions of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying West of the West margin of 140th Avenue N.E.; EXCEPT the South 364.00 feet thereof; said portions described as follows:

Commencing at the Southeast corner of said subdivision; thence North 88°17'43" West 11.50 feet along the South line thereof to the True Point of Beginning; thence continuing North 88°17'43" West 10.00 feet; thence North 00°37'04" East 45.00 feet, parallel with the West margin of 140th Avenue N.E.; thence South 88°17'43" East 10.00 feet; thence South 00°37'04" West 45.00 feet to the True Point of Beginning.

AND commencing at the Southeast corner of said subdivision; thence North 88°17'43" West 6.50 feet along the South line thereof; thence North 00°37'04" East 111.89 feet, parallel with the West margin of 140th Avenue N.E. to the True Point of Beginning; thence North 89°22'56" West 13.50 feet; thence South 00°37'04" West 7.30 feet; thence North 88°23'04" West 6.50 feet; thence North 00°37'04" East 25.00 feet; thence South 88°23'04" East 20.00 feet; thence South 00°37'04" West 17.47 feet to the True Point of Beginning; said portions containing 850 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9207-07

ORIGINAL

5898m(10)

Parcel No. 2121/044-036
Permanent Sidewalk and Utility Easement

That portion of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying West of the West margin of 140th Avenue N.E.; EXCEPT the South 364.00 feet thereof; said portion described as follows:

Commencing at the Southeast corner of said subdivision; thence North 88°17'43" West 6.50 feet along the South line thereof to the True Point of Beginning; thence continuing North 88°17'43" West 5.00 feet; thence North 00°37'04" East 14.79 feet, parallel with the West margin of 140th Avenue N.E.; thence South 89°22'56" East 5.00 feet; thence South 00°37'04" West 14.89 feet to the True Point of Beginning and containing 74 square feet.

Being a portion of Tax Acct. No. 272505-9207-07

1 0 1988

5898m(11)

ORIGINAL

Parcel No. 2121/044-036
Permanent Sidewalk Easement

That portion of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying West of the West margin of 140th Avenue N.E.; EXCEPT the South 364.00 feet thereof; said portion described as follows:

Commencing at the Southeast corner of said subdivision and the True Point of Beginning; thence North 88°17'43" West 6.50 feet along the South line thereof; thence North 00°37'04" East 129.36 feet, parallel with the West margin of 140th Avenue N.E.; thence South 88°23'04" East 6.50 feet to the West margin of 140th Avenue N.E.; thence South 00°37'04" West 129.37 feet along said West margin to the True Point of Beginning and containing 841 square feet, more or less.

Being a portion of 272505-9207-07

ORIGINAL

5898m(12)

Parcel No. 2121/044-036
Permanent Utility Easement

That portion of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying West of the West margin of 140th Avenue N.E.; EXCEPT the South 364.00 feet thereof; said portion described as follows:

Commencing at the Southeast corner of said subdivision; thence North 88°17'43" West 6.50 feet along the South line thereof; thence North 00°37'04" East 96.89 feet, parallel with the West margin of 140th Avenue N.E. to the True Point of Beginning; thence North 89°22'56" West 5.00 feet; thence North 00°37'04" East 10.00 feet; thence South 89°22'56" East 5.00 feet; thence South 00°37'04" West 10.00 feet to the True Point of Beginning and containing 50 square feet.

Being a portion of Tax Acct. No. 272505-9207-07

5898m(44)

ORIGINAL

Parcel No. 2121/044-036
Permanent Landscape Easement

Those portions of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying West of the West margin of 140th Avenue N.E.; EXCEPT the South 364.00 feet thereof; said portion described as follows:

Commencing at the Southeast corner of said subdivision; thence North 88°17'43" West 6.50 feet along the South line thereof; thence North 00°37'04" East 106.89 feet, parallel to the West margin of 140th Avenue N.E. to the True Point of Beginning; thence North 89°22'56" West 5.00 feet; thence South 00°37'04" West 10.00 feet; thence North 89°22'56" West 8.50 feet; thence North 00°37'04"East 15.00 feet; thence South 89°22'56" East 13.50 feet; thence South 00°37'04" West 5.00 feet to the True Point of Beginning.

AND commencing at the Southeast corner of said subdivision; thence North 88°17'43" West 6.50 feet along the South line thereof; thence North 00°37'04" East 14.89 feet, parallel to the West margin of 140th Avenue N.E. to the True Point of Beginning; thence North 89°22'56" West 5.00 feet; thence North 00°37'04" East 82.00 feet; thence South 89°22'56" East 5.00 feet; thence South 00°37'04" West 82.00 feet to the True Point of Beginning; said portions containing 563 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9207-07

ORIGINAL

Parcel No. 2122/044-033
Temporary Construction Easement

That portion of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Northeast corner of said subdivision; thence South 00°37'04" West 167.01 feet along the East line thereof; thence North 88°23'04" West 30.01 feet to the West margin of 140th Avenue N.E.; thence continuing North 88°23'04" West 6.50 feet to the True Point of Beginning; thence continuing North 88°23'04" West 22.00 feet; thence North 00°37'04" East 30.00 feet; thence South 88°23'04" East 15.00 feet; thence North 00°37'04" East 24.41 feet; thence North 89°22'56" West 15.00 feet; thence North 00°37'04" East 40.00 feet; thence South 89°22'56" East 16.50 feet; thence North 00°37'04" East 23.22 feet to the Westerly margin of 140th Avenue N.E. and the point of a non-tangent curve whose center bears South 46°40'28" West a radius distance of 25.00 feet; thence Southeasterly along said Westerly margin on said curve to the right, through a central angle of 20°52'24", an arc distance of 9.11 feet; thence South 00°37'04" West 20.67 feet; thence South 3°50'58" East 32.10 feet; thence South 00°37'04" West 35.00 feet; thence South 5°41'26" West 22.62 feet to the True Point of Beginning and containing 1,925 square feet, more or less.

Portion of Tax Acct. No. 272505-9204-00

5898m(15)

ORIGINAL

Parcel No. 2122/044-033
Permanent Sidewalk Easement

That portion of the Northeast quarter of the Southeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Northeast corner of said subdivision; thence South 00°37'04" West 167.01 feet along the East line thereof; thence North 88°23'04" West 30.01 feet to the West margin of 140th Avenue N.E. and the True Point of Beginning; thence continuing North 88°23'04" West 6.50 feet; thence North 5°41'26" East 22.62 feet; thence North 00°37'04" East 35.00 feet; thence North 3°50'58" West 32.10 feet; thence North 00°37'04" East 20.67 feet to the Westerly margin of 140th Avenue N.E. and the point of a non-tangent curve whose center bears South 67°32'53" West a radius distance of 25.00 feet; thence Southeasterly along said Westerly margin on said curve to the right, through a central angle of 23°04'11", an arc distance of 10.07 feet; thence South 00°37'04" West 5.44 feet along said Westerly margin; thence South 88°23'04" East 5.00 feet along said Westerly margin; thence South 00°37'04" West 95.00 feet along the West margin of 140th Avenue N.E. to the True Point of Beginning and containing 528 square feet, more or less.

Portion of Tax Acct. No. 272505-9204-00

Parcel No. 2123/044-032
Temporary Construction Easement

ORIGINAL

That portion of the South 230.00 feet of the Southeast quarter of the Northeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Southeast corner of said subdivision; thence North 00°37'04" East 230.03 feet along the East line thereof to the North line of said South 230.00 feet; thence North 88°23'03" West 42.01 feet to the West margin of 140th Avenue N.E. and the True Point of Beginning; thence South 00°37'04" West 137.15 feet along said West margin; thence Southeasterly along said West margin on a curve to the right, having a radius of 50.00 feet, through a central angle of 25°50'33" an arc distance of 22.55 feet; thence North 00°37'04" East 75.34 feet; thence North 89°22'56" West 15.00 feet; thence North 00°37'04" East 40.00 feet; thence South 89°22'56" East 15.00 feet; thence North 00°37'04" East 43.69 feet to the North line of said South 230.00 feet; thence South 88°23'03" East 5.00 feet along said North line to the True Point of Beginning and containing 1,359 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9053-02

ORIGINAL

5898m(19)

Parcel No. 2124/044-075
Temporary Construction Easement

That portion of the Southeast quarter of the Southeast quarter of the Northeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington; EXCEPT the South 230.00 feet thereof; said portion described as follows:

Commencing the Northeast corner of said subdivision; thence North 88°25'42" West 42.01 feet along the North line thereof to the West margin of 140th Avenue N.E. and the True Point of Beginning; thence South 00°37'04" West 100.14 feet along said West margin to the North line of said South 230.00 feet; thence North 88°23'03" West 5.00 feet; thence North 00°37'04" East 80.13 feet; thence North 88°25'42" West 20.00 feet; thence North 00°37'04" East 20.00 feet to the North line of said subidivision; thence South 88°25'42" East 25.00 feet to the True Point of Beginning and containing 901 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9225-05

5898m(20)

ORIGINAL

Parcel No. 2125/044-073
Temporary Construction Easement

That portion of the Northeast quarter of the Southeast quarter of the Northeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying Southerly of the South margin of SR-520, Northup Interchange to Junction SR-202 (sheet 7 or 36) and described as follows:

Commencing at the Southeast corner of said subdivision; thence North 88°25'42" West 30.00 feet along the South line thereof to the West margin of 140th Avenue N.E.; thence continuing North 88°25'42" West 11.00 feet to the True Point of Beginning; thence continuing North 88°25'42" West 25.00 feet; thence North 00°37'04" East 20.00 feet parallel with the West margin of 140th Avenue N.E.; thence South 88°29'42" East 20.00 feet; thence North 00°37'04: East 83.50 feet to the South margin of said SR-520; thence North 86°36'59" East 5.01 feet along said South margin; thence South 00°37'04" West 103.94 feet to the True Point of Beginning and containing 918 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9066-07

ORIGINAL

Parcel No. 2125/044-073
Permanent Sidewalk and Landscape Easement

The West 11.00 feet of the East 41.00 feet of the Northeast quarter of the Southeast quarter of the Northeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying Southerly of the South margin of SR-520, Northup Interchange to Junction 202 (sheet 7 of 36); said West 11.00 feet containing 1,149 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9066-07

ORIGINAL

5898m(23)

Parcel No. 2126/044-100
Permanent Sidewalk Easement

That portion of the North half of the Northeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying West of the West margin of 140th Avenue N.E.; EXCEPT the North 190.00 feet thereof; said portion described as follows:

Commencing at the Northeast corner of said subdivision and the True Point of Beginning; thence South 00°37'04" West 295.34 feet along the West margin of 140th Avenue N.E.; thence North 88°28'21" West 4.00 feet; thence North 00°37'04" East 167.04 feet; thence North 6°08'43" East 31.15 feet; thence North 00°37'04" East 97.25 feet to the South line of said North 190.00 feet; thence South 88°33'40" East 1.00 feet along said South line to the True Point of Beginning and containing 843 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9074-07

ORIGINAL

5898m(24)

Parcel No. 2126/044-100
Temporary Construction Easement

That portion of the North half of the Northeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying West of the West margin of 140th Avenue N.E.; EXCEPT the North 190.00 feet thereof; said portion described as follows:

Commencing at the Northeast corner of said subdivision; thence North 88°33'40" West 1.00 feet along the North line thereof to the True Point of Beginning; thence South 00°37'04" West 97.25 feet, parallel with West margin of 140th Avenue N.E.; thence South 6°08'43" West 31.15 feet; thence South 00°37'04" West 167.04 feet; thence North 88°28'21" West 5.00 feet; thence North 00°37'04" East 197.96 feet; thence South 89°22'56" East 3.00 feet; thence North 00°37'04" East 97.32 feet to the North line of said subdivision; thence South 88°33'40" East 5.00 feet along said North line to the True Point of Beginning and containing 1,523 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9074-07

ORIGINAL

5898m(34)

Parcel No. 2126/044-100
Temporary Construction Easement

The West 5.00 feet of the East 47.00 feet of the South 175.00 feet of the Northeast quarter of the Northeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying North of the North margin of S.R. 520, Northup Interchange to Junction 202 (sheet 7 of 36); said West 5 00 feet containing 499 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9074-07

ORIGINAL

5898m(22)

Parcel No. 2127/044-030
Temporary Construction Easement

That portion of the South 150.00 feet of the North 190.00 feet of the West 150.00 feet of the East 192.00 feet of the North half of the Northeast quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Northeast corner of said subdivision; thence South 00°37'04" West 84.25 feet along the West margin of 140th Avenue N.E. to the True Point of Beginning; thence continuing South 00°37'04" West 18.00 feet; thence North 89°22'56" West 5.00 feet; thence North 00°37'04" East 18.00 feet; thence South 89°22'56" East 5.00 feet to the True Point of Beginning and containing 90 square feet.

Being a portion of Tax Acct. No. 272505-9167-05

ORIGINAL

6704m

Parcel No. 2128/045-059
Permanent Sidewalk Easement

That portion of the North 240.00 feet of the West 192.00 feet of the Northwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows;

Commencing at the intersection of the East margin of 140th Avenue N.E. with the South line of said subdivision; thence North 0°37'04" East along the East margin of 140th Avenue N.E. 165.04 feet to the True Point of Beginning and a point on a 70.00 foot radius non-tangent curve whose center bears South 67°20'17" East; thence Northeasterly along said curve to the right an arc distance of 46.50 feet to the South margin of N.E. 24th Street; thence North 88°15'44" West along said South margin 9.99 feet to the Southeast line of a City of Bellevue sidewalk easement filed under Recording No. 7812140542, in King County, Washington; thence South 39°42'38" West along said Southeast line 31.72 feet to the East margin of 140th Avenue N.E.; thence South 0°37'04" West along said East margin 9.99 feet to the True Point of Beginning.

Site contains 158 square feet.

Being a portion of Tax Acct. No. 272505-9028

ORIGINAL

5898m(27)

Parcel No. 2128/045-059
Temporary Construction Easement

That portion of the South 200.00 feet of the North 240.00 feet of the East 150.00 feet of the West 192.00 feet of the Northwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Southwest corner of said subdivision and the True Point of Beginning; thence North 00°37'04" East 165.04 feet along the East margin of 140th Avenue N.E. to the point of a non-tangent curve whose center bears South 67°20'17" East a radius distance of 70.00 feet; thence Northeasterly along said curve to the right, through a central angle of 38°03'41", an arc distance of 46.50 feet to the South margin of N.E. 24th Street; thence South 88°15'44" East 11.05 feet along said South margin to the point of a non-tangent curve whose center bears South 20°53'57" East a radius distance of 65.00 feet; thence Southwesterly along said curve to the left, through a central angle of 45°35'44", an arc distance of 51.73 feet; thence South 00°37'04" West 164.14 feet to the South line of said subdivision; thence North 88°15'44" West 5.00 feet along said South line to the True Point of Beginning and containing 1,067 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9028

Richard P. Brown

5898m(25)

ORIGINAL

Parcel No. 2130/045-059
Permanent Slope and Landscape Easement

That portion of Lot 1 of City of Bellevue Short Plat No. 77-28, recorded under Auditor's File No. 7705120815, in the Records and Elections Division of King County, Washington, described as follows:

Commencing at the Southwest corner of said Lot 1 and the True Point of Beginning; thence North 00°37'04" East 234.57 feet along the West line of said Lot 1; thence South 89°22'56" East 3.00 feet; thence South 00°37'04" West 234.63 feet to the South line of said Lot 1; thence North 88°09'41" West 3.00 feet along said South line to the True Point of Beginning and containing 704 square feet.

Being a portion of Tax Acct. No. 272505-9183

ORIGINAL

Parcel No. 2130/045-059
Temporary Construction Easement

That portion of Lot 1 of City of Bellevue Short Plat No. 77-28, recorded under Auditor's File No. 7705120815, in the Records and Elections Division of King County, Washington, described as follows:

Commencing at the Southwest corner of said Lot 1; thence South 88°09'41" East 3.00 feet along the South line thereof to the True Point of Beginning; thence North 00°37'04" East 234.63 feet, parallel to the West line of said Lot 1; thence North 89°22'56" West 3.00 feet to the West line of said Lot 1; thence North 00°37'04" East 40.00 feet; thence South 89°22'56" East 23.00 feet; thence South 00°37'04" West 40.00 feet; thence North 89°22'56" West 15.00 feet; thence South 00°37'04" West 187.00 feet; thence South 89°22'56" East 15.00 feet; thence South 00°37'04" West 40.00 feet; thence North 89°22'56" West 15.00 feet; thence South 00°37'04" West 7.74 feet to the South line of said Lot 1; thence North 88°09'41" West 5.00 feet to the True Point of Beginning and containing 2,693 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9183

5898m(33)

ORIGINAL

Parcel No. 2130/045-059
Permanent Landscape Easement

That portion of Lot 1 of City of Bellevue Short Plat No. 77-28,recorded under Auditor's File No. 7705120815, in the Records and Elections Division of King County, Washington, described as follows:

Commencing at the Northwest corner of said Lot 1 and the True Point of Beginning; thence South 88°15'44" East 8.00 feet along the North line thereof; thence South 00°37'04" West 13.63 feet, parallel with the West line of said Lot 1; thence North 89°22'56" West 8.00 feet to the West line of said Lot 1; thence North 00°37'04" East 13.78 feet along said West line to the True Point of Beginning and containing 110 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9183

5898m(29)

ORIGINAL

Parcel No. 2131/045-093
Permanent Slope and Landscape Easement

The East 10.00 feet of the West 49.00 feet of the South half of the North two-fifths of the West half of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying Northerly of the North margin of S.R. 520, Northup Interchange to Junction S.R. 202 (sheet 7 of 36); said East 10.00 feet containing 252 square feet, more or less.

Being a portion of Tax Acct. No. 272505-0158

5898m(30)

ORIGINAL

Parcel No. 2131/045-093
Permanent Sidewalk Easement

The East 9.00 feet of the West 39.00 feet of the South half of the North two-fifths of the West half of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, lying Northerly of the North margin of S.R. 520, Northup Interchange to Junction S.R. 202 (sheet 7 of 36); said East 9.00 feet containing 289 square feet, more or less.

Being a portion of Tax Acct. No. 272505-0158

ORIGINAL

5898m(35)

Parcel No. 2132/045-089
Fee Simple

That portion of Parcel 1 of City of Bellevue Short Plat No. 78-05, recorded under Auditor's File No. 7802210996, in the Records and Elections Division of King County, Washington, described as follows:

Commencing at the Southwest corner of said Parcel 1 and the True Point of Beginning; thence North 00°37'04" East 10.00 feet along the West line thereof; thence South 43°48'18" East 14.28 feet to the South line of said Parcel 1; thence North 88°13'40" West 10.00 feet along said South line to the True Point of Beginning and containing 50 square feet.

Being a portion of Tax Acct. No. 272505-9270

ORIGINAL

5898m(36)

Parcel No. 2132/045-089
Permanent Sidewalk Easement

That portion of Parcel 1 of City of Bellevue Short Plat No. 78-05, recorded under Auditor's File No. 7802210996, in the Records and Elections Division of King County, Washington, described as follows:

Commencing at the Southwest corner of said Parcel 1; thence North 00°37'04" East 10.00 feet along the West line thereof to the True Point of Beginning; thence continuing North 00°37'04" East 171.37 feet along said West line to the South margin of S.R. 520, Northup Interchange to Junction 202 (sheet 7 of 36); thence North 79°07'41" East 10.21 feet along said South margin; thence South 00°37'04" West 15.82 feet; thence South 14°39'15" West 20.62 feet; thence South 00°37'04" West 132.58 feet; thence South 43°36'54" East 21.50 feet to the South line of said Parcel 1; thence North 88°13'40" West 10.00 feet along said South line; thence North 43°48'18" West 14.28 feet to the True Point of Beginning and containing 1,099 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9270

ORIGINAL

5898m(37)

Parcel No. 2132/045-089
Permanent Landscape

That portion of Parcel 1 of City of Bellevue Short Plat No. 78-05, recorded under Auditor's File No. 7802210996, in the Records and Elections Division of King County, Washington, described as follows:

Commencing at the Southwest corner of said Parcel 1; thence South 88°13'40" East 20.00 feet along the South line thereof; thence North 43°36'54" West 14.33 feet to the True Point of Beginning; thence continuing North 43°36'54" West 7.17 feet; thence North 00°37'04" East 132.58 feet parallel with the West line of said Lot 1; thence North 14°39'15" East 20.62 feet; thence North 00°37'04" East 15.82 feet to the South margin of S.R. 520, Northup Interchange to Junction 202 (sheet 7 of 36); thence North 79°07'41" East 5.10 feet along said South margin; thence South 00°37'04" West 11.84 feet; thence South 10°04'48" West 30.41 feet; thence South 00°37'04" West 132.72 feet to the True Point of Beginning and containing 857 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9270

ORIGINAL

6733m

Parcel No. 2132/045-089
Temporary Construction Easement

Those portions of Parcel 1 of City of Bellevue Short Plat No. 78-05, filed under Recording No. 7802210996, King County, Washington, described as follows:

COMMENCING at the Southwest corner of said Lot 1; thence North 0°37'04" East along the West line thereof 82.58 feet; thence South 89°22'56"East 10.00 feet to the East line of the West 10.00 feet of said Lot 1, and the True Point of Beginning; thence North 0°37'04" East along said East line 40.00 feet; thence South 89°22'56" East 15.00 feet to the East line of the West 25.00 feet of said Lot 1; thence South 0°37'04" West along said East line 40.00 feet; thence North 89°22'56" West 15.00 feet to the True Point of Beginning.

AND COMMENCING at the Southwest corner of said Lot 1; thence South 88°13'40" East along the South line thereof 20.00 feet to the True Point of Beginning; thence North 43°36'54" West 14.33 feet to the East line of the West 10.00 feet of said Lot 1; thence North 0°37'04" East along said East line 7.17 feet; thence South 43°36'54" East 24.53 feet to the South line of said Lot 1; thence North 88°13'40" West along said South line 7.12 feet to the True Point of Beginning.

Sites contain 697 square feet.

Being a portion of Tax Acct. No. 272505-9270

LYNN I. GALL
STATE OF WASHINGTON
REGISTERED
PROFESSIONAL LAND SURVEYOR
1/12/89

ORIGINAL

5898m(39)

Parcel No. 2134/045-094
Permanent Sidewalk Easement

That portion of the South one-fifth of the Northwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington; LYING South of the South margin of N.E. 21st Street; LYING East of the East margin of 140th Avenue N.E.; AND EXCEPT the South 192.00 feet thereof; said portions described as follows:

Commencing at the Southwest corner of the Northwest quarter of the Northeast quarter of said Section 27; thence North 00°37'04" East 192.01 feet along the West line thereof to the North line of said South 192.00 feet; thence South 88°13'40" East 30.01 feet along said South line to the East margin of 140th Avenue N.E. and the True Point of Beginning; thence North 00°37'04" East 12.14 feet along said East margin to the South margin of N.E. 21st Street; thence South 88°13'40" East 14.00 feet along said South margin; thence South 25°10'26" West 13.23 feet to the North line of said South 192.00 feet; thence North 88°13'40" West 8.50 feet along said North line to the True Point of Beginning and containing 137 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9003

ORIGINAL

Parcel No. 2134/045-094
Temporary Construction Easement

That portion of the South one-fifth of the Northwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington; LYING South of the South margin of N.E. 21st Street; LYING East of the East margin of 140th Avenue N.E.; AND EXCEPT the South 192.00 feet thereof; said portions described as follows:

Commencing at the Southwest corner of the Northwest quarter of the Northeast quarter of said Section 27; thence North 00°37'04" East 192.01 feet along the West line thereof to the North line of said South 192.00 feet; thence South 88°13'40" East 38.51 feet along said North line to the True Point of Beginning; thence North 25°10'26" East 13.23 feet to the South margin of N.E. 21st Street; thence South 88°13'40" East 5.45 feet along said South margin; thence South 25°10'26" West 13.23 feet to the North line of said South 192.00 feet; thence North 88°13'40" West 5.45 feet along said North line to the True Point of Beginning and containing 66 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9003

ORIGINAL

Parcel No. 2136/045-019
Temporary Construction Easement

That portion of the South 192.00 feet of the West 180.00 feet of the Southwest quarter of the Northwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Northwest corner of said subdivision; thence South 88°13'40" East 43.51 feet along the North line thereof; thence South 00°37'04" West 5.97 feet, parallel with the East margin of 140th Avenue N.E. to the True Point of Beginning, thence South 89°22'56" East 15.00 feet; thence South 00°37'04" West 40.00 feet; thence North 89°22'56" West 10.00 feet; thence South 00°37'04" West 21.00 feet; thence North 89°22'56" West 5.00 feet; thence North 00°37'04" East 61.00 feet to the True Point of Beginning and containing 705 square feet.

Being a portion of Tax Acct. No. 272505-9171

ORIGINAL

Parcel No. 2136/045-019
Permanent Landscape Easement

That portion of the South 192.00 feet of the West 180.00 feet of the Southwest quarter of the Northwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Northwest corner of said subdivision; thence South 88°13'40" East 43.51 feet along the North line thereof to the True Point of Beginning, thence South 00°37'04" West 46.97 feet, parallel with the East margin of 140th Avenue N.E.; thence North 89°22'56" West 5.00 feet; thence North 00°37'04" East 47.07 feet to the North line of said subdivision; thence South 88°13'40" East 5.00 feet along said North line to the True Point of Beginning.

AND commencing at the Northwest corner of said subdivision; thence South 88°13'40" East 43.51 feet along the North line thereof; thence South 00°37'04" West 61.97 feet, parallel with the East margin of 140th Avenue N.E. to the True Point of Beginning; thence continuing South 00°37'04" West 82.14 feet to the Westerly margin of 140th Avenue N.E. and the point of a non-tangent curve whose center bears North 41°54'56" East a radius distance of 25.00 feet; thence Northwesterly along said Westerly margin on said curve to the right, through a central angle of 18°00'57", an arc distance of 7.86 feet; thence North 00°37'04" East 76.11 feet; thence South 89°22'56" East 5.00 feet to the True Point of Beginning; said portions containing 632 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9171

ORIGINAL

Parcel No. 2136/045-019
Permanent Sidewalk Easement

That portion of the South 192.00 feet of the West 180.00 feet of the Southwest quarter of the Northwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Northwest corner of said subdivision; thence South 88°13'40" East 35.01 feet along the North line thereof to the East margin of 140th Avenue N.E. and the True Point of Beginning, thence continuing South 88°13'40" East 3.50 feet; thence South 00°37'04" West 47.07 feet, parallel to the East margin of 140th Avenue N.E.; thence South 89°22'56" East 5.00 feet; thence South 00°37'04" West 15.00 feet; thence North 89°22'56" West 5.00 feet; thence South 00°37'04" West 76.11 feet to the Easterly margin of 140th Avenue N.E. and the point of a non-tangent curve whose center bears North 59°55'53" East a radius distance of 25.00 feet; thence Northwesterly along said Easterly margin on said curve to the right, through a central angle of 30°41'11", an arc distance of 13.39 feet; thence North 00°37'04" East 125.50 feet along the East margin of 140th Avenue N.E. to the True Point of Beginning and containing 544 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9171

ORIGINAL

Parcel No. 2137/045-018
Temporary Construction Easement

That portion of the Southwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Northeast corner of said subdivision; thence South 00°37'04" West 180.88 feet along the West line thereof; thence South 89°22'56" East 35.00 feet to the East margin of 140th Avenue N.E.; thence continuing South 89°22'56" East 14.00 feet to the True Point of Beginning; thence North 00°37'04" East 135.11 feet to the Southerly margin of Northup Way and the point of a non-tangent curve whose center bears South 25°29'03" East a radius distance of 25.00 feet; thence Northeasterly along said Southerly margin on said curve to the right, through a central angle of 23°48'40", an arc distance of 10.39 feet; thence South 00°37'04" West 87.64 feet; thence South 89°22'56" East 10.00 feet; thence South 00°37'04" West 50.00 feet; thence North 89°22'56" West 20.00 feet to the True Point of Beginning and containing 1,867 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9168

Richard P. Brown

ORIGINAL

5898m(2)

Parcel No. 2137/045-018
Permanent Sidewalk and Landscape Easement

That portion of the Southwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Northeast corner of said subdivision; thence South 00°37'04" West 180.88 feet along the West line thereof; thence South 89°22'56" East 35.00 feet to the East margin of 140th Avenue N.E. and the True Point of Beginning; thence North 00°37'04" East 112.66 feet along said East margin; thence Northeasterly along the Easterly margin of 140th Avenue N.E. on a curve to the right, having a radius of 25.00 feet, through a central angle of 63°53'53", an arc distance of 27.88 feet; thence South 00°37'04" West 135.11 feet; thence North 89°22'56" West 14.00 feet to the True Point of Beginning and containing 1,802 square feet.

Being a portion of Tax Acct. No. 272505-9168

ORIGINAL

5898m(3)

Parcel No. 2139/045-083
Temporary Construction Easement

That portion of Lot 1 of City of Bellevue Short Plat No. 78-62, recorded under Auditor's File No. 7810021001, in the Records and Elections Division of King County, Washington, described as follows:

Commencing at the Southwest corner of said Lot 1; thence South 89°22'23" East 3.00 feet along the South line thereof to the True Point of Beginning; thence North 00°37'04" East, parallel to the West line of said Lot 1 a distance of 157.37 feet to a point 5.00 feet South of the North line of said Lot 1; thence South 88°11'50" East 5.00 feet, parallel with said North line; thence South 00°37'04" West 111.14 feet; thence South 89°22'56" East 20.00 feet; thence South 00°37'04" West 40.00 feet; thence North 89°22'56" West 20.00 feet; thence South 00°37'04" West 6.13 feet to the South line of said Lot 1; thence North 89°22'23" West 5.00 feet along said South line to the True Point of Beginning and containing 1,587 square feet, more or less.

Being a portion of Tax Acct. No. 272505-0283

Richard P. Brown

ORIGINAL

5898m(4)

Parcel No. 2139/045-083
Permanent Slope and Utility Easement

The West 3.00 feet of Lot 1 of City of Bellevue Short Plat No. 78-62, recorded under Auditor's File No. 7810021001, in the Records and Elections Division of King County, Washington; EXCEPT the North 5.00 feet of said Lot 1; said West 3.00 feet containing 472 square feet, more or less.

Being a portion of 272505-0283

ORIGINAL

Parcel No. 2140/045-001
Utility and Sidewalk Easement

That portion of the Southwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Southwest of Lot 1 of City of Bellevue Short Plat No. 78-62, recorded under Auditor's File No. 7810021001, in the Records and Elections Division of King County, Washington; thence South 00°37'04" West 63.87 feet along the East margin of 140th Avenue N.E. to the True Point of Beginning; thence South 89°22'56" East 5.00 feet; thence South 00°37'04" West 20.00 feet; thence North 89°22'56" West 5.00 feet to the East margin of 140th Avenue N.E.; thence North 00°37'04" East 20.00 feet along said East margin to the True Point of Beginning and containing 100 square feet.

Being a portion of Tax Acct. No. 272505-9211

ORIGINAL

Parcel No. 2140/045-001
Temporary Construction Easement

Those portions of the Southwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Southwest corner of Lot 1 of City of Bellevue Short Plat No. 78-62, recorded under Auditor's File No. 7810021001, in the Records and Elections Division of King County, Washington; thence South 89°22'23" East 5.00 feet along the South line of said Lot 1; thence South 00°37'04" West 13.87 feet, parallel with the East margin of 140th Avenue N.E. to the True Point of Beginning; thence South 89°22'56" East 15.00 feet; thence South 00°37'04" West 40.00 feet; thence North 89°22'56" West 15.00 feet; thence North 00°37'04" East 40.00 feet along said East margin to the True Point of Beginning.

AND commencing at the Southwest corner of Lot 1 of said City of Bellevue Short Plat No. 78-62; thence South 89°22'23" East 5.00 feet along the South line of said Lot 1; thence South 00°37'04" West 129.87 feet, parallel with the East margin of 140th Avenue N.E. to the True Point of Beginning; thence South 89°22'56" East 15.00 feet; thence South 00°37'04" West 40.00 feet; thence North 89°22'56" West 15.00 feet; thence North 00°37'04" East 40.00 feet along said East margin to the True Point of Beginning; said portions containing 1,200 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9211

ORIGINAL

Parcel No. 2140/045-001
Permanent Landscape Easement

Those portions of the Southwest quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., King County, Washington, described as follows:

Commencing at the Southwest corner of Lot 1 of City of Bellevue Short Plat No. 78-62, recorded under Auditor's File No. 7810021001, in the Records and Elections Division of King County, Washington and the True Point of Beginning; thence South 89°22'23" East 5.00 feet along the South line of said Lot 1; thence South 00°37'04" West 63.87 feet, parallel to the East margin of 140th Avenue N.E.; thence North 89°22'56" West 5.00 feet to the East margin of 140th Avenue N.E.; thence North 00°37'04" East 63.87 feet along said East margin to the True Point of Beginning.

AND commencing at the Southwest corner of said Lot 1 of said City of Bellevue Short Plat No. 78-62; thence South 00°37'04" West 83.87 feet along the East margin of 140th Avenue N.E. to the True Point of Beginning; thence South 89°22'56" East 5.00 feet; thence South 00°37'04" West 133.98 feet to the Easterly margin of 140th Avenue N.E. and the point of a non-tangent curve whose center bears North 57°03'38" East a radius distance of 30.00 feet; thence Northwesterly along said Easterly margin on said curve to the right, through a central angle of 33°33'26", an arc distance of 17.57 feet; thence North 00°37'04" East 117.40 feet along the East margin of 140th Avenue N.E., to the True Point of Beginning; said portions containing 962 square feet, more or less.

Being a portion of Tax Acct. No. 272505-9211