

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 5875

AN ORDINANCE amending the land use designations for all properties within the Bel-Red Subarea for consistency with revisions to the Comprehensive Land Use Plan; and establishing an effective date.

WHEREAS, on August 1, 2005, the City Council initiated the Bel-Red Corridor Project, for purposes of addressing the economic presence of this aging economic area and reexamining land use in the corridor in light of economic challenges facing Bellevue in the years ahead as identified in the 2004 Update of the Comprehensive Plan; and

WHEREAS, the City Council established major goals and objectives for Bel-Red in order to work with the community to plan and manage change rather than accommodate the inevitable change in a haphazard, piecemeal way; and

WHEREAS, these goals included identifying a preferred long-term land use vision for the Bel-Red corridor that provides clear and deliberate direction for the area's future; enhances the economic vitality of this area and of the larger city, complements Downtown Bellevue and other employment centers in the city; strongly integrates land use and transportation systems in an environmentally sustainable manner; devises a multi-modal transportation system for the area that accommodates future growth, enhances overall mobility, and mitigates impacts on adjoining areas; evaluates the impact and opportunities presented by Sound Transit's East Link light rail system through the area on both land use and transportation, and identifies a preferred light rail route and station locations through this corridor in order to coordinate future route and station decisions with Sound Transit; identifies community and neighborhood amenities that will complement the preferred land use vision for the area and serve the broader community; and protects adjoining areas from impacts of land use and transportation changes in the study area; and

WHEREAS, the City Council envisions Bel-Red in 2030 as an area that is unique within the city, where thriving businesses will be adjacent to, and sometimes mixed with, livable neighborhoods, all served by a multi-modal transportation-system that connects the area to the greater city and region; that the area will also be distinguished by environmental and community amenities serving residents and employees in the area, as well as residents from surrounding neighborhoods and the entire city; and that the area will transition gracefully over time, with existing businesses being accommodated while new types of development occur as conditions warrant; and

WHEREAS, Sound Transit's proposed East Link light rail system has provided an opportunity for the City to re-think the relationship between land use and transportation in the Bel-Red area; and

WHEREAS, the City has engaged in a multi-year planning process for the Bel-Red area that has included the work of the Bel-Red Steering Committee, the Planning Commission and other City boards and commissions that culminated in adoption of Ordinance No. 5858, known as the Bel-Red Subarea Plan (Plan) and associated amendments to the City's Comprehensive Land Use Map to support the vision developed in the Plan; and

WHEREAS, the Plan creates a number of new Land Use District designations, applied throughout the Subarea, requiring rezoning of the entire area legally described in that certain document entitled "Bel-Red Zoning Descriptions Entire Area" and given Clerks' Receiving No. 44546, and

WHEREAS, the Plan includes a concentration of the majority of growth in the Bel-Red Subarea into a series of mixed-use, pedestrian-friendly and transit-oriented development nodes around the anticipated light rail transit stations; and

WHEREAS, the City's Land Use Code establishes that area-wide amendments to the City's zoning designations shall be processed as legislative rezones through Process IV; and

WHEREAS, the Planning Commission held a public hearing on May 28, 2008, with regard to the Bel-Red Overlay and associated zoning map and designations; and

WHEREAS, on July 23, 2008, the Planning Commission recommended that the City Council approve such proposed amendments to the Bellevue Land Use Code and associated zoning map and designations; and

WHEREAS, the City Council has considered the proposed zoning map and land use designations throughout the Bel-Red Subarea; and

WHEREAS, the City Council finds that the proposed Bel-Red Subarea land use designations are consistent with the City's Comprehensive Land Use Map and the criteria of LUC Section 20.30A.140; and

WHEREAS, the City of Bellevue has complied with the requirements of the State Environmental Policy Act (Chapter 43.21C RCW) and the City Environmental Procedures Code (Chapter 22.02 BCC), including preparation of the Draft Environmental Impact Statement dated January 25, 2007, the Final Environmental Impact Statement dated July 19, 2007, and an Addendum dated February 12, 2009; now, therefore,

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

Section 1. The property legally described "Bel-Red Zoning Description BR-MO" and given Clerk's Receiving No. 44547 is hereby rezoned to Bel-Red – Medical Office.

Section 2. The property legally described in "Bel-Red Zoning Description BR-MO-1" and given Clerk's Receiving No. 44548 is hereby rezoned to Bel-Red – Medical Office Node 1.

Section 3. The property legally described in "Bel-Red Zoning Description BR-OR" and given Clerk's Receiving No. 44549 is hereby rezoned to Bel-Red – Office/Residential.

Section 4. The property legally described in "Bel-Red Zoning Description BR-OR-1" and given Clerk's Receiving No. 44550 is hereby rezoned to Bel-Red – Office/Residential Node 1.

Section 5. The property legally described in "Bel-Red Zoning Description BR-OR-2" and given Clerk's Receiving No. 44551 is hereby rezoned to Bel-Red – Office/Residential Node 2.

Section 6. The property legally described in "Bel-Red Zoning Description BR-RC-1" and given Clerk's Receiving No. 44552 is hereby rezoned to Bel-Red – Residential/Commercial Node 1.

Section 7. The property legally described in "Bel-Red Zoning Description BR-RC-2" and given Clerk's Receiving No. 44553 is hereby rezoned to Bel-Red – Residential/Commercial Node 2.

Section 8. The property legally described in "Bel-Red Zoning Description BR-RC-3" and given Clerk's Receiving No. 44554 is hereby rezoned to Bel-Red – Residential/Commercial Node 3.

Section 9. The property legally described in "Bel-Red Zoning Description BR-CR" and given Clerk's Receiving No. 44555 is hereby rezoned to Bel-Red – Commercial/Residential.

Section 10. The property legally described in "Bel-Red Zoning Description BR-R" and given Clerk's Receiving No. 44556 is hereby rezoned to Bel-Red – Residential.

Section 11. The property legally described in "Bel-Red Zoning Description BR-GC" and given Clerk's Receiving No. 44557 is hereby rezoned to Bel-Red – General Commercial.

Section 12. The property legally described in "Bel-Red Zoning Description BR-ORT" and given Clerk's Receiving No. 44558 is hereby rezoned to Bel-Red – Office/Residential Transition.

Section 13. This ordinance shall take effect and be in force five (5) days after adoption and legal publication.

Passed by the City Council this 18 day of May, 2009
and signed in authentication of its passage this 18 day of May,
2009.

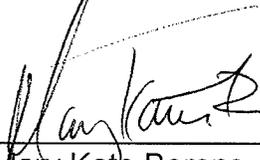
(SEAL)



Grant S. Degginger, Mayor

Approved as to form:

Lori M. Riordan, City Attorney



Mary Kate Berens, Deputy City Attorney

Attest:


Deputy City Clerk
Myrna L. Basich, City Clerk

Published 5/21/09

Ord 5875
Bel-Red Zoning Descriptions
ENTIRE AREA

That portion of Sections 20,21,22, 23, 26, 27, 28, and 29, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Southeast corner of the Southeast quarter of Section 22;
thence Northerly along the East line of said Southeast quarter to Station 476+51.72 on the L-Line of SR 520 Northup Interchange to Jct. SR 202 (MP 7.04 to MP 12.96) Sheet 8 of 16 dated Feb. 6, 1969;
thence Southwesterly along said L-Line to Station 460+03.28, being on the South line of said quarter and the centerline of N.E. 24th Street (also known as W.W. Easter Road No. 85);
thence continuing Southwesterly along said L-Line through that portion in the North half of Section 27 to L-Station 420+90.46 on SR 520 said L-Line ending with a bearing of N80°22'45"W;
thence offsetting 35.00 feet perpendicular to said L-Line to the LL-Line of said SR 520 at LL Station 420+61.45;
thence Westerly along said SR 520 LL-Line to LL Station 417+51.60 and the intersection with the West line of said Section 27;
thence continuing Westerly along said SR 520 LL-Line through the North half of Section 28 to its intersection with the North line of said Section 28 at LL Station 382+87.75, as noted on SR 520 Northup Interchange to Jct. SR 202 (MP 7.04 to MP 12.96) Sheet 5 of 16 dated Feb. 6, 1969;
thence continuing Westerly along said SR 520 LL-Line through the South half of the Southwest Quarter of Section 21 to the beginning of said LL-Line at Station 369+50.00, having an ending bearing of S87°51'00"W;
thence offsetting Southerly 32.00 feet perpendicular to said LL-Line to the L2 Line on SR 520 at Station 369+50.00 as noted on Sheet 4 of 16 of said plans;
thence continuing Westerly along said L2 Line to L2 Station 363+91.63 P.O.S. and being the West line of the Southwest Quarter of said Section 21 (said point also being noted as the L-Line of SR 520 at Station 363+90.81 as shown on the SR405 S.E. 30th St. VIC. To N.E. 40th St. VIC. Right-of-Way and Limited Access Plan (Station 392+50.03 to Station 404+00.00), sheet 30 of 36, dated February 11, 2005);
thence continuing Westerly along said SR 520 L-Line to its intersection with the L-Line of SR 405 on said plans being SR 520 Station 357+95.31 P.O.C. and SR 405 Station 392+50.57 P.O.C.;
thence Southerly along the L-Line of SR 405 into the East half of the East half of Section 29, as noted on said plans and the SR 405 N.E. 8th ST. TO SR 520 INTERCHANGE VIC. – EAST SIDE plan (Station 350+00 to Station 361+00) Sheet 3 of 5, dated June 21st, 2007, to Station 354+12.70 P.O.T., being on the centerline of N.E. 12th Street;
thence Easterly along said centerline to the East line of Section 29;
thence Southerly along said East line to the Southeast corner of said Section 29 also being the Southwest corner of Section 28;

thence Easterly along the South line of said Section 28 to the southerly extension of the East line of Tract 81, Brierwood Park Addition, recorded in Volume 17 of Plats, Page 18;

thence Northerly along said East line to the centerline of N.E. Bellevue-Redmond Road (Redmond-Bellevue Revision Road No. 1387);

thence Northeasterly along said centerline to the intersection with the centerline of N.E. 10th Place (Otto Phetteplace Road No. 966);

thence Southeasterly along said centerline to its intersection with the West line of the Southeast quarter of Section 28;

thence continuing Southeasterly on said centerline on a curve to the right having a radius of 859.44 feet to the point from which its radius bears S33°04'30"W;

thence Northeasterly along said radial line a distance of 30.00 feet to the Northeasterly right-of-way of said N.E. 10th Place;

thence Easterly along the Northerly line of Lot 5 of the plat of Kietz' Home Acres as filed under Recording No. 4058462, to its intersection with the Westerly line of Lot 4 of said plat;

thence Northerly along said Westerly line to the North line of Lots "A" through "C" of the Forum South Short Plat as filed under Recording No. 8204140504;

thence Easterly along said North line to the West line of Lot 5 of the plat of Kietz' Home Acres, also being the West line of the Tenth Place at Bellevue – A Condominium, as filed under Recording No. 9312291715;

thence Northerly along said West line to the Northwest corner of said Condominium;

thence Easterly along the North line of said Condominium to the intersection with the Easterly line of the Home Office Complex Binding Site Plan as filed under Recording No. 198705040297;

thence Northerly along said Easterly line to a point being 200.00 feet off the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D);

thence Easterly along said line parallel with and 200.00 feet Southerly of said centerline to the Westerly line of the Statutory Warranty Deed filed under Recording No. 199711030544;

thence Southerly along said Westerly line to the Southwest corner thereof;

thence Easterly along said South line, parallel with N.E. Bellevue-Redmond Road, to the Southeast corner of said deed;

thence Northerly along the East line of said deed a distance of 75.00 feet;

thence Easterly on a line parallel with the monumented centerline of N.E. 8th Street as noted on the Plat of Tall Firs Estates, filed under Recording No. 5072718, to the Westerly line of the Statutory Warranty Deed filed under Recording No. 20050119001465;

thence Southerly along said Westerly line to the Southwest corner of said deed;

thence Easterly along the South line of said deed to the Southeast corner thereof;

thence Northerly along the East line of said deed to the Southwest corner of Lot 1 of the Short Plat No. 77-14, filed under Recording No. 7702151114;

thence Easterly along the South line of said Lot 1 and the Easterly extension thereof to the centerline of 132nd Avenue N.E. and the East line of said Section 28, also being the West line of Section 27;

thence Northerly along said West line to the Westerly extension of the South line of Tract 4, Bellevue Gardens, recorded in Volume 19 of Plats, Page 51;

thence Easterly along said South line and its Easterly extension to the centerline of 134th Avenue N.E. (Otto O. Phetteplace Div. 2, No. 966);

thence Northerly along said centerline to the Westerly extension of the South line of the North half of Tract 17, Bellevue Gardens, recorded in Volume 19 of Plats, Page 51;

thence Easterly along said South line to the East line of the Northwest quarter of the Southwest quarter of said Section 27;

thence Northerly along said East line to the South line of the North half of the Northeast quarter of the Southwest quarter of said Section 27;

thence Easterly along said South line to the West line of the East 657.00 feet of the Northeast quarter of the Southwest quarter of said Section 27;

thence Northerly along said West line to the South line of the North 100.00 feet of the South half of the North half of the Northeast quarter of the Southwest quarter of said Section 27;

thence Easterly along said South line to the East line of the West half of said Section 27, said South line becoming the North line of the South 231.00 feet of the Northwest quarter of the Northwest quarter of the Southeast quarter of said Section 27;

thence continuing Easterly along said North line to the West line of the East 262.00 feet of said Northwest quarter of the Northwest quarter of the Southeast quarter;

thence Northerly along said West line to the North line of the South 496.00 feet of said Northwest quarter of the Northwest quarter of the Southeast quarter;

thence Easterly along said North line to the East line of the Northwest quarter of the Northwest quarter of the Southeast quarter of said Section 27;

thence Northerly along said East line and the East line of the Southwest quarter of the Southwest quarter of the Northeast quarter of said Section 27 to the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D);

thence Easterly along the centerline of said road to the intersection with a line 30.00 feet East and parallel with the West line of the Southeast quarter of the Northeast quarter of said Section 27;

thence Southerly along said parallel line to the intersection with the North line of the South half of the South half of the Southeast quarter of the Northeast quarter of said Section 27;

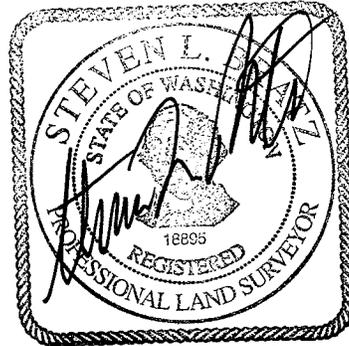
thence Easterly along said North line to the East line of said Section 27;

thence Northerly along said East line to the Northeast corner of Section 27, also being the Southeast corner of Section 22 and the **Point of Beginning**.

Together with that portion of the Northeast quarter of the Northwest quarter of said Section 26, Township 25 North, Range 5 East, W.M., in King County,

Washington, lying Easterly of the centerline of N.E. Bellevue-Redmond Road (Otto O. Phetteplace Road Div. #3, No. 966);

And Together with that portion of the Southeast quarter of the Southwest quarter of Section 23, Township 25 North, Range 5 East, W.M., in King County, Washington, lying Southeasterly of the Northwesterly right of way of N.E. Bellevue-Redmond Road (Otto O. Phetteplace Road No. 966) and the extensions of said right of way lines to the South and East boundaries of said Southeast quarter.



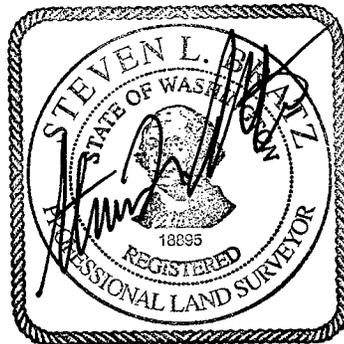
03-09-09

CR# 44547 DATE 06-24-09 LOG ORD Book 84
ORD 5875

Bel-Red Zoning Description
BR-MO

That portion of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the centerline of the Burlington Northern Railroad Right of Way and the South line of the North 634.70 feet of the Southwest quarter of said Section 28;
thence Westerly along said South line to the North margin of N.E. 12th Street;
thence Southerly, perpendicular to the South line of the North 634.70 feet of the Southwest quarter of said Section 28 to the centerline of N.E. 12th Street;
thence Southeasterly along said centerline to the centerline of the Burlington Northern Railroad Right of Way;
thence Northerly along the centerline of the Burlington Northern Railroad Right of Way to the **Point of Beginning**.

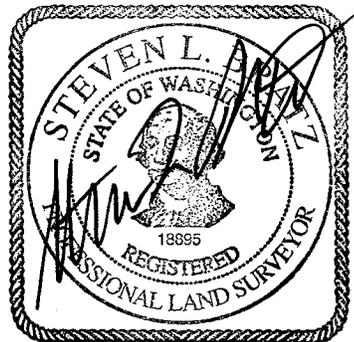


03-04-09

Bel-Red Zoning Description
BR-MO

That portion of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the West line of said subdivision and the South line of the North 609.10 feet of the Southwest quarter of said Section 28;
thence Easterly along said South line to the East line of the West 450.00 feet of the Southwest quarter of said Section 28;
thence Northerly along said East line to the North line of the South 10.00 feet of Lot 3, City of Bellevue Short Plat No. 78-43, as filed under Recording No. 7807030722;
thence Westerly along said North line and the Westerly extension thereof to the West line of the Southwest quarter of said Section 28;
thence Southerly along said West line to the **Point of Beginning**.

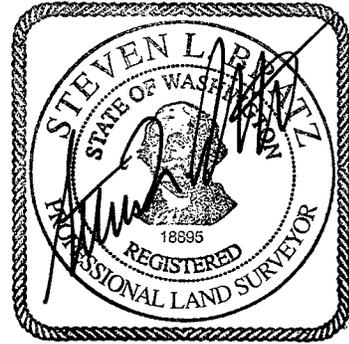


03-04-09

Bel-Red Zoning Descriptions
BR-MO

That portion of the Southwest quarter of Section 21 and the Northwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at a the Southwest corner of the Northwest quarter of Section 28;
thence Northerly along the West line of said Northwest quarter to the Northwest corner thereof;
thence continuing Northerly along the Westerly line of the Southwest quarter of Section 21 to its intersection with the L2-Line of SR 520 Northup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheet 4 of 16 dated Feb. 6, 1969 at L2 Station 363+91.63 P.O.S.;
thence Easterly along said L2-Line to its intersection with the Burlington Northern Railroad Right of Way Centerline at Station 551+18.37 as noted on said SR 520 plans;
thence Southerly along said Railroad Centerline to the South line of the Northwest Quarter of Section 28;
thence Westerly along said South line to the **Point of Beginning**.

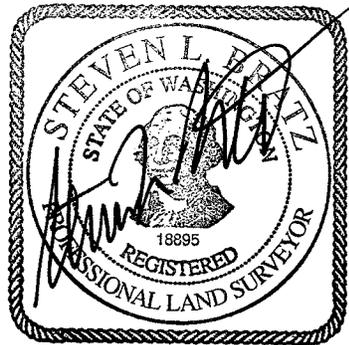


03-04-09

Bel-Red Zoning Descriptions
BR-MO

That portion of the Southeast quarter of the Southeast quarter of Section 20 and the Northeast quarter of Section 29, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Northeast corner of Section 29;
thence Northerly along the East line of Section 20 to the intersection with the L-Line of SR 520 at Station 363+90.81 as shown on the SR405 S.E. 30th St. VIC. To N.E. 40th St. VIC. Right-of-Way and Limited Access Plan (Station 392+50.03 to Station 404+00.00), sheet 30 of 36, dated February 11, 2005;
thence Westerly on said L-Line to its intersection with the L-Line of SR 405 on said plans being Station SR 520 357+95.31 P.O.C. and Station SR 405 392+50.57 P.O.C.;
thence Southerly along the L-Line of SR 405 as noted on said plans and the SR 405 N.E. 8th ST. TO SR 520 INTERCHANGE VIC. – EAST SIDE plan (Station 350+00 to Station 361+00) Sheet 3 of 5, dated June 21st, 2007, to Station 354+12.70, being on the centerline of N.E. 12th Street;
thence Easterly along said centerline to the East line of Section 29;
thence Northerly along said East line to the **Point of Beginning**.



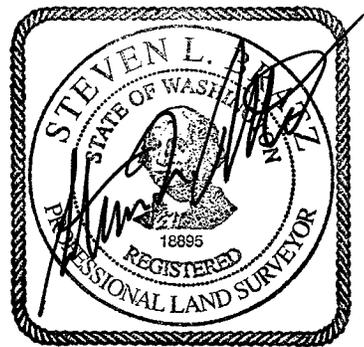
03-04-09

CR# 44548 DATE 06.26.09 Loc ORD Book 84
ORD 5875

Bel-Red Zoning Description
BR-MO-1

That portion of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Commencing at the Southwest corner of said subdivision;
thence Northerly along the West line thereof 567.85 feet to the **True Point of Beginning**;
thence North 88°38'49" East 30.00 feet to the East margin of 116th Avenue N.E.;
thence continuing North 88°38'49" East 273.72 feet;
thence North 0°57'40" West 93.80 feet;
thence South 89°10'30" East to the centerline of the Burlington Northern Railroad Right of Way;
thence Northerly along said centerline to the centerline of N.E. 12th Street;
thence Northwesterly and Westerly along the centerline of N.E. 12th Street to the West line of the Southwest quarter of said Section 28;
thence Southerly along said West line to the **True Point of Beginning**.

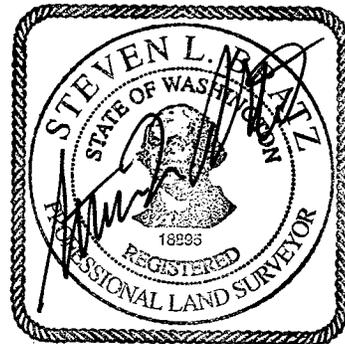


0304-09

CR# 44549 DATE 06.26.09 LOG ORD Book 84
ORD 5875
Bel-Red Zoning Description
BR-OR

That portion of the Northwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Commencing at the Southeast corner of said subdivision;
thence Northerly along the East line thereof 1117.70 feet to the South line of the North 1511.00 feet of the Northwest quarter of said Section 28, as measured along the East line thereof and the **True Point of Beginning**;
thence Westerly along said North line to the West line of the East 548.00 feet of the Northwest quarter of said Section 28;
thence Northerly along said West line to the Southwest corner of Lot 1, City of Bellevue Short Plat No. 96-3906, as filed under Recording No. 9807149002;
thence Northerly and Northeasterly along the Westerly line thereof to the Northerly most corner of said Lot 1;
thence continuing Northeasterly along the Northeasterly extension of said Westerly line to the HB Line, as shown on the SR 520, MP 7.04 to MP 12.96, Northrup Interchange to JCT SR 202 Right of Way and Limited Access Plans, sheet 5 of 16, dated February 6, 1969;
thence Southeasterly and Easterly along said HB Line to the East line of the Northwest quarter of said Section 28;
thence Southerly along said East line to the **True Point of Beginning**.



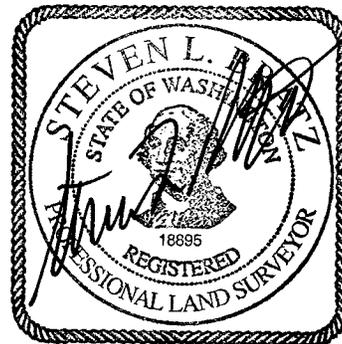
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Bel-Red Zoning Descriptions
BR-OR

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

Beginning at the Southwest corner of said Northwest quarter of the Northeast quarter of the Northeast quarter;
thence Northerly along West line of said quarter to the intersection with the L-Line of SR 520 Northrup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheet 7 of 16 dated Feb. 6, 1969;
thence Northeasterly along said L-Line to the intersection with the North line of said Section 27 at L-Station 460+03.28 on SR 520;
thence Easterly along said Section line to its intersection with the Northerly extension of the East line of Lot 1 of the City of Bellevue Lot Line Adjustment 84-18 as filed under Recording No. 8407199006;
thence Southerly along said East line to the South line of the Northwest quarter of the Northeast quarter of the Northeast quarter;
thence Westerly along the South line of said Northwest quarter of the Northeast quarter of the Northeast quarter to the **Point of Beginning**.

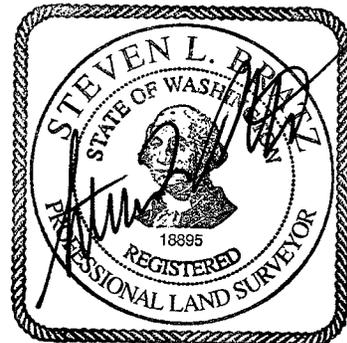


03-04-09

Bel-Red Zoning Descriptions
BR-OR

That portion of the West half of the Southeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the West line of said Southeast quarter and the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D); thence Northerly along said West line to the intersection with the South line of the North 394.40 feet of the Northwest quarter of the said Southeast quarter; thence Easterly along said South line to the West line of the East 300 feet of the Southeast quarter of said Northwest quarter of the Southeast quarter; thence Southerly along said West line to the South line of the Westerly extension of the North 149.83 feet of the Southwest quarter of the Northeast quarter of the Southeast quarter of said Section 28 also being the Westerly extension of the South line of City of Bellevue Short Plat 82-04, as filed under Recording No. 8205109001; thence Westerly along said South line to its intersection with the West line of the East 325.00 feet of the Southeast quarter of the Northwest quarter of the Southeast quarter of said Section 28; thence Southerly along said West line and the extension thereof to its intersection with the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D); thence Southwesterly along said centerline to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Descriptions
BR-OR

That portion of the West half of the East half of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the West line of the Southeast quarter with the South line of the North 394.40 feet of the Northwest quarter of the Southeast quarter of said Section 28;

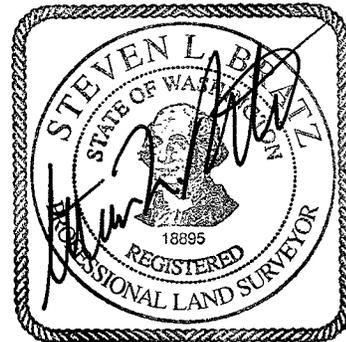
thence Northerly along said West line to its intersection with the Northwesterly projection of the Northeast boundary of Parcel 3 of the City of Bellevue Short Plat 77-81(Revised), as filed under Recording No. 7912319005;

thence Southeasterly along said Northeast boundary to the Southeast corner of said Parcel 3, also being the Southwest corner of Parcel 1 of said Short Plat;

thence Easterly along the South line of said Parcel 1 to the intersection with the West line of the East 300 feet of the East half of the Northwest quarter of the Southeast quarter of said Section 28;

thence Southerly along said West line to the South line of the North 394.40 feet of the Northwest quarter of the Southeast quarter of said Section 28;

thence Westerly along said South line to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Descriptions
BR-OR

That portion of the West half of the Northeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the West line of the Northeast quarter of said Section 28 and the centerline of Northup Way at Station NL 0+00.00 as noted on the plans for SR 520 Northup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheets 5 and 6 of 16 dated Feb. 6, 1969 (previously C.B. Howard Road No. 833);

thence Southerly along said West line to the Westerly extension of the South line of Parcel 2 of the City of Bellevue Short Plat 77-81(Revised), as filed under Recording No. 7912319005;

thence Easterly along said South line to the Southeast corner of said Parcel 2;

thence Northerly along the East line of said Parcel 2 to the Northeast corner thereof, being on the South line of Parcel 4 of said Short Plat;

thence Westerly along said South line to the Southwest corner of said Parcel 4;

thence Northerly along the West line of said Parcel 4 and its Northerly extension to the intersection with the centerline of Northup Way (previously C.B. Howard Road No. 833);

thence Northwesterly along said centerline to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Descriptions
BR-OR

That portion of the Southwest quarter of Section 21 and the Northwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the S Line and the HB Line, as shown on the SR 520, MP 7.04 to MP 12.96, Northup Interchange to JCT SR 202 Right of Way and Limited Access Plans, sheet 5 of 16, dated February 6, 1969;
thence Northwesterly along said HB Line to the intersection with the SR 520 Baseline at Station 375+55.58, as noted in the Record of Survey, filed under Recording No. 20070312900003;
thence Westerly along said SR 520 Baseline to Station 367+10.40 and the intersection with the BNSF Railroad at Station 551+57.60;
thence Southerly along said BNSF Railroad line to the Westerly extension of the North line of City of Bellevue Short Plat No. 84-42, as filed under Recording No. 8510119003;
thence Easterly along said North line and the Easterly extension thereof to Southerly extension of the S Line on said SR 520 plans; thence Northerly along said S Line to the **Point of Beginning**.



03-04-09

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SB/08-25-08
ck SB/08-25-08

CR# 44550 DATE 06.26.09 LOC Ord Book 84
ORD 5875
Bel-Red Zoning Descriptions
BR-OR-1

That portion of the East Half of the West half of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at a point on the East line of the Northwest quarter of said Section 28 being at the intersection of the Easterly extension of the most Northerly line of Lot 3 of the City of Bellevue Short Plat No. LF-06-135856, as filed under Recording No. 20070319900012;

thence Westerly on said Easterly extension and Northerly line and the Westerly extension thereof to its intersection with a line being parallel with and 40.00 feet Westerly of the Easterly boundary of the easement described in Parcel B of the Deed of Dedication recorded as Auditor's File No. 6367822;

thence Southerly along said 40.00 foot parallel offset line and the extension thereof to the West line of the East 30.00 feet of Tracts 10 through 18 of Brierwood Park Addition, according to the plat thereof recorded in Volume 17 of Plats, Page 18, Records of King County;

thence Southerly along said West line to a point on said line being 381.85 feet Northerly of the centerline of N. E. 12th Street;

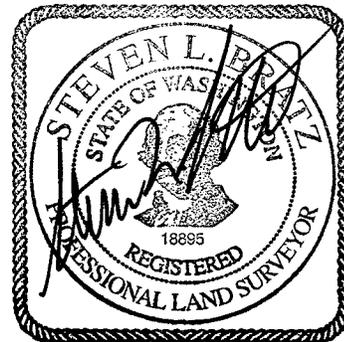
thence Easterly on a line perpendicular to the East line of the West half of said Section 28, a distance of 391.28 feet;

thence Southerly on a line parallel with the East line of the West half of said Section 28, a distance of 48.00 feet to the beginning of a curve, concave to the Northeast with a radius of 198.00 feet through an angle of 137°39'31" for a length of 475.70 feet;

thence Southeasterly on a radial line from said curve to an intersection with the South line of Lot 3 of said City of Bellevue Short Plat being 173.17 feet Westerly of the East line of the West half of said Section 28,

thence Easterly along said South line and the extension thereof to the East line of the West half of said Section 28;

thence Northerly along said East line to the **Point of Beginning**.



03-04-09

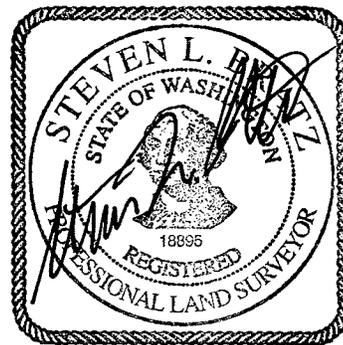
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SB/08-25-08
ck SB/08-25-08

CR# 44551 DATE 06-26-09 Loc Ord Book 84
ORD 5875

Bel-Red Zoning Description
BR-OR-2

That portion of the West half of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the centerline of the Burlington Northern Railroad Right of Way and the centerline of N.E. 12th Street;
thence Southeasterly along the centerline of N.E. 12th Street to the intersection with the Southerly extension of the West line of the East 30.00 feet of Tracts 10 through 18 of Brierwood Park Addition, according to the plat thereof recorded in Volume 17 of Plats, Page 18, Records of King County;
thence Northerly along said West line and the Northerly extension thereof to its intersection with the Southerly extension of a line being parallel with and 40.00 feet Westerly of the Easterly boundary of the easement described in Parcel B of the Deed of Dedication recorded as Auditor's File No. 6367822;
thence Northerly along said 40.00 foot parallel offset line to the intersection with the Southerly extension of the S Line as shown on the SR 520, MP 7.04 to MP 12.96, Northup Interchange to JCT SR 202 Right of Way and Limited Access Plans, sheet 5 of 16, dated February 6, 1969;
thence Northerly along said S Line extension to the intersection with the Easterly extension of the South line of City of Bellevue Boundary Line Adjustment No. 02-127108LW, as filed under Recording No. 20020624900006;
thence Westerly along said Easterly extension and South line to the Southwest corner of said boundary line adjustment;
thence Northwesterly along the Westerly line thereof to the East margin of the Burlington Northern Railroad Right of Way;
thence Westerly, perpendicular to the centerline of the Burlington Northern Railroad Right of Way to the centerline of the Burlington Northern Railroad Right of Way;
thence Southerly along said centerline to the **Point of Beginning**.



03-04-09

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MN/6-25-08
rev SB/08-22-08
ck SB/08-22-08

Bel-Red Zoning Descriptions
BR-OR-2

That portion of the Northwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at a point on the East line of said Northwest quarter being at the intersection of the Easterly extension of the most Northerly line of Lot 3 of the City of Bellevue Short Plat No. LF-06-135856, as filed under Recording No. 20070319900012;

thence Westerly on said Easterly extension and Northerly line and the Westerly extension thereof to its intersection with a line being parallel with and 40.00 feet Westerly of the Easterly boundary of the easement described in Parcel B of the Deed of Dedication recorded as Auditor's File No. 6367822;

thence Northerly along said 40.00 foot parallel offset line to the intersection with the Southerly extension of the S Line as shown on the SR 520, MP 7.04 to MP 12.96, Northup Interchange to JCT SR 202 Right of Way and Limited Access Plans, sheet 5 of 16, dated February 6, 1969;

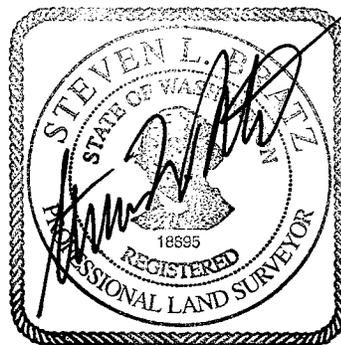
thence Northerly along said S Line extension to the intersection with the Westerly extension of the South line of Parcel 2, City of Bellevue Short Plat No. 78-06, as filed under Recording No. 7802140968;

thence Easterly along said extension and South line to the intersection with the West line of the East 548.00 feet of the Northwest quarter of said Section 28;

thence Southerly along said West line to the intersection with the North line of the South 1511.00 feet of said Northwest quarter;

thence Easterly along said North line to the intersection with the East line of said Northwest quarter;

thence Southerly along said East line to the **Point of Beginning**.



03-04-09

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SB/08-18-08
ck SB/08-18-08
rev SB/08/22/08

Bel-Red Zoning Descriptions
BR-OR-2

That portion of the East half of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at a point on the West line of the East 30.00 feet of Tracts 10 through 18 of Brierwood Park Addition, according to the plat thereof recorded in Volume 17 of Plats, Page 18, Records of King County, said point being 381.85 feet Northerly of the centerline of N. E. 12th Street;
thence Easterly on a line perpendicular to the East line of the West half of said Section 28, a distance of 391.28 feet;
thence Southerly on a line parallel with the East line of the West half of said Section 28, a distance of 48.00 feet to the beginning of a curve, concave to the Northeast with a radius of 198.00 feet through an angle of 137°39'31" for a length of 475.70 feet;
thence Southeasterly on a radial line from said curve to an intersection with the South line of Lot 3 of City of Bellevue Short Plat No. LF-06-135856, as filed under Recording No. 20070319900012, being 173.17 feet Westerly of the East line of the West half of said Section 28,
thence Westerly along said South line of Lot 3 to the intersection with the Northerly right-of-way of N.E. 12th Street;
thence Southerly, perpendicular to said right-of-way for a distance of 40.00 feet to the centerline of N.E. 12th Street;
thence Northwesterly along said centerline to the intersection with the Southerly extension of the West line of the East 30.00 feet of Tracts 10 through 18 of Brierwood Park Addition;
thence Northerly along said West line to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Descriptions
BR-OR-2

That portion of the East half of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at a point on the East line of the West half of said Section 28 being at the Easterly extension of the South line of Lot 3 of City of Bellevue Short Plat No. LF-06-135856, as filed under Recording No. 20070319900012;
thence Westerly along said South line of said Lot 3 to the intersection with the Northerly right-of-way of N.E. 12th Street;
thence Southerly, perpendicular to said right-of-way for a distance of 40.00 feet to the centerline of N.E. 12th Street;
thence Easterly along said centerline to its intersection with the East line of the West half of said Section 28;
thence Northerly along said East line to the **Point of Beginning**.



03-04-09

CR# 44552 DATE 06-26-09 LOC ORD Book 84
ORD 5875
Bel-Red Zoning Descriptions
BR-RC-1

That portion of the East Half of the East half of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

The East Half of the Southeast quarter of the Northeast quarter of said Section 28;

except the North 310.00 feet thereof;

together with the following described portion of the Northeast quarter of the Southeast quarter of said Section 28;

Beginning at the Northeast corner of said Southeast quarter;

thence Southerly along the East line of said Southeast quarter to a line 120.00 feet South and parallel with the North line of the South half of the North half of the Northeast quarter of the Northeast quarter of the Southeast quarter of said Section 28;

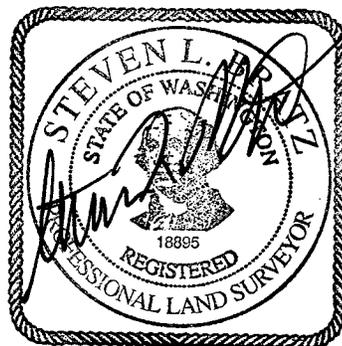
thence Westerly on said parallel line to the West line of the East half of said Northeast quarter of the Northeast quarter of the Northeast quarter;

thence Northerly on said West line to the intersection with the South line of Lot 1 of the City of Bellevue Short Plat 83-03, as filed under Recording No. 8309168002;

thence Westerly along said line and the extension thereof to the West line of said Northeast quarter of the Northeast quarter of the Southeast quarter of Section 28, also being the centerline of 130th Avenue N.E.;

thence Northerly along said West line to the North line of said Southeast quarter of Section 28;

thence Easterly along said North line to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Descriptions
BR-RC-1

That portion of the West Half of the East half of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

The West Half of the Southeast quarter of the Northeast quarter of said Section 28;

except the North half of the North half thereof;

together with the North half of the Northwest quarter of the Northeast quarter of the Southeast quarter of said Section 28;

and together with the North 117.00 feet of the South half of the Northwest quarter of the Northeast quarter of the Southeast quarter of said Section 28.

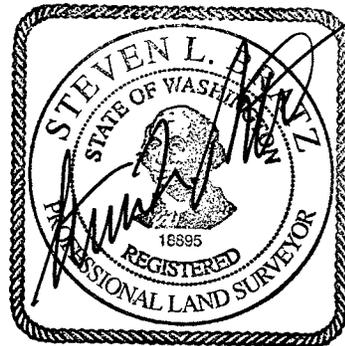


03-04-09

CR# 44553 DATE 06-24-09 LOC ORD BOOK 84
ORD 5875
Bel-Red Zoning Description
BR-RC-2

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

Beginning at the Northwest corner of said subdivision;
thence Southerly along the West line thereof to the Westerly extension of the North line of Tract 3, Bellevue Gardens, recorded in Volume 19 of Plats, Page 51;
thence Easterly along said Westerly extension and North line to the West line of Lot 4, City of Bellevue Short Plat 79-12, as filed under Recording No. 7908249002;
thence Northerly along said West line to the Northwest corner of said Lot 4 and an angle point on the Southerly line of Lot 1 of said City of Bellevue Short Plat 79-12;
thence Easterly along the Southerly line of said Lot 1 to the East line of Lot 4;
thence Southerly 15.00 feet along said East line to an angle point in the South line of Lot 1;
thence continuing Easterly along the South line of said Lot 1 and the Easterly extension thereof to the centerline of 134th Avenue N.E. (Otto O. Phetteplace Road Div. 2, No. 966);
thence Northerly along said centerline to P.C. Station 31+52.14;
thence Northeasterly along said centerline to P.T. Station 33+04.11 and the North line of the Southwest quarter of said Section 27;
thence Westerly along said North line to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Description
BR-RC-2

That portion of the Southwest quarter of the Southwest quarter of the Northwest quarter of Section 27, Township 25 North, Range 5 East, W.M., in King County, Washington;

EXCEPT the North 20.00 feet of the East half of the Southwest quarter of the Southwest quarter of the Northwest quarter of said Section 27.

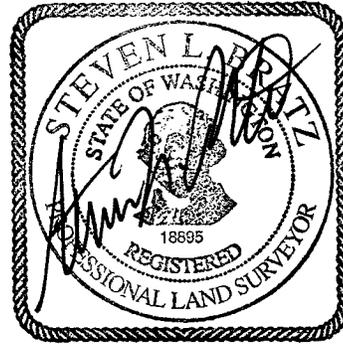


03-04-09

Bel-Red Zoning Descriptions
BR-RC-2

That portion of the Northeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

The North 310.00 feet of the Northeast quarter of the Southeast quarter of said Northeast quarter of Section 28.

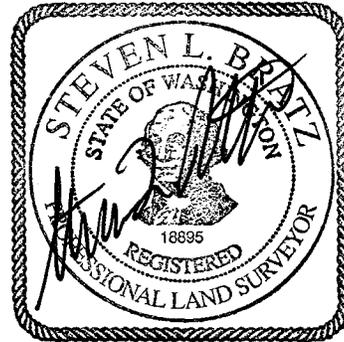


03-04-09

Bel-Red Zoning Descriptions
BR-RC-2

That portion of the Northeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

The North half of the Northwest quarter of the Southeast quarter of said Northeast quarter of Section 28.

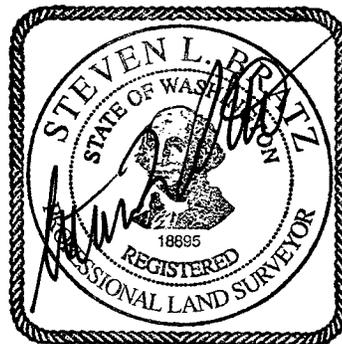


03-04-09

Bel-Red Zoning Descriptions
BR-RC-2

That portion of the Northeast quarter of the Northeast quarter of the Southeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Southeast corner of said Northeast quarter of the Northeast quarter of the Southeast quarter of Section 28;
thence Northerly along the East line of said Southeast quarter of Section 28 to a line 120.00 feet South and parallel with the North line of the South half of the North half of the Northeast quarter of the Northeast quarter of the Southeast quarter of said Section 28;
thence Westerly on said parallel line to the West line of the East half of said Northeast quarter of the Northeast quarter of the Northeast quarter;
thence Northerly on said West line to the intersection with the South line of Lot 1 of the City of Bellevue Short Plat 83-03, as filed under Recording No. 8309168002;
thence Westerly along said line and the extension thereof to the West line of said Northeast quarter of the Northeast quarter of the Southeast quarter of Section 28, also being the centerline of 130th Avenue N.E.;
thence Southerly along said West line to the South line of said Northeast quarter of the Northeast quarter of the Southeast quarter of Section 28;
thence Easterly along said South line to the **Point of Beginning**.

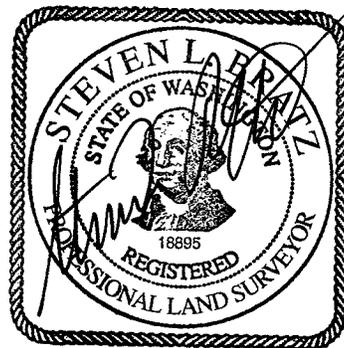


03-04-09

Bel-Red Zoning Descriptions
BR-RC-2

That portion of the South half of the Southwest quarter of the Northeast quarter and the North half of the Southeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Northeast corner of the Southeast quarter of the Southwest quarter of the Northeast quarter of said Section 28;
thence Southerly along the East line of said Southeast quarter to the Southeast corner thereof;
thence continuing Southerly along the East line of the Northeast quarter of the Northwest quarter of the Southeast quarter of said Section 28 to the South line of the North 117.00 feet of the South half of the Northwest quarter of the Northeast quarter of the Southeast quarter of said Section 28;
thence Easterly along said South line to its intersection with the East line of the West half of said Northeast quarter of the Southeast quarter of Section 28;
thence Southerly along said East line of the South line of the North 149.83 feet of the Southwest quarter of the Northeast quarter of the Southeast quarter of said Section 28 also being the Easterly extension of the South line of City of Bellevue Short Plat 82-04, as filed under Recording No. 8205109001;
thence Westerly along said South line to its extension and intersection with the West line of the East 300 feet of the Southeast quarter of the Northwest quarter of the Southeast quarter of said Section 28;
thence Northerly along said West line and its continuation along the West line of the East 300 feet of the Northeast quarter of the Northwest quarter of the Southeast quarter of said Section 28 to the North line of said Southeast quarter;
thence Westerly along said North line to the West line of the East half of the Southeast quarter of the Southwest quarter of the Northeast quarter of said Section 28;
thence Northerly along said West line to the Northwest corner of said East half;
thence Easterly along the North line of said East half to the **Point of Beginning**.



03-04-09

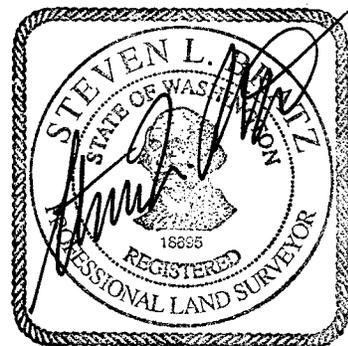
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SB/08-14-08
ck SB/08-14-08

CR# 44554 DATE 0626.09 Loc ORD BOOK 84
ORD 5875
Bel-Red Zoning Description
BR-RC-3

That portion of the Northeast quarter of the Northwest quarter of Section 26, Township 25 North, Range 5 East, W.M., in King County, Washington, lying Easterly of the centerline of N.E. Bellevue-Redmond Road (Otto O. Phetteplace Road Div. #3, No. 966);

EXCEPT the South 470.00 feet thereof;

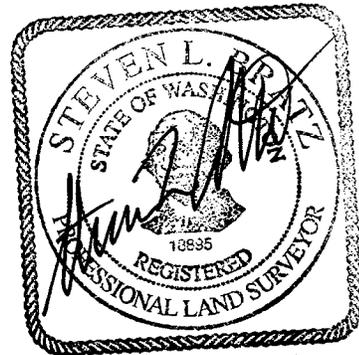
AND EXCEPT the East 180.00 feet of the South half of the Northeast quarter of said Northwest quarter of said Section 26.



03-04-09

Bel-Red Zoning Description
BR-RC-3

That portion of the Southeast quarter of the Southwest quarter of Section 23, Township 25 North, Range 5 East, W.M., in King County, Washington, lying Southeasterly of the Northwesterly right of way of N.E. Bellevue-Redmond Road (Otto O. Phetteplace Road No. 966) and the extensions of said right of way lines to the South and East boundaries of said Southeast quarter.

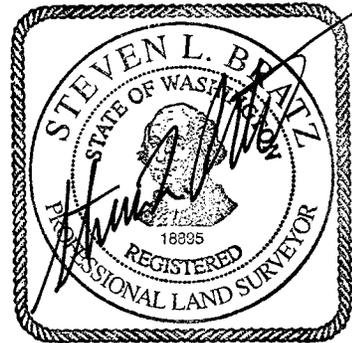


03-04-09

CR# 44555 DATE 06-26-09 LOG ORD Book 84
ORD 5875
Bel-Red Zoning Description
BR-CR

That portion of the Northwest quarter of Section 26, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Northeast corner of the South half of the Northeast quarter of the Northwest quarter of said Section 26; thence Southerly along the East line thereof to the centerline of Northrup Road Revision No. 1431 (N.E. 20th Street); thence Westerly along said centerline to the centerline of N.E. Bellevue-Redmond Road (Otto O. Phetteplace Road Div. #3, No. 966); thence Northeasterly along the centerline of said N.E. Bellevue-Redmond Road to the North line of the South 470.00 feet of the Northeast quarter of the Northwest Quarter of said Section 26; thence Easterly along said North line to the West line of the East 180.00 feet of the Northeast quarter of the Northwest quarter of said Section 26; thence Northerly along said West line to the North line of the South half of the Northeast quarter of the Northwest quarter of said Section 26; thence Easterly along said North line to the **Point of Beginning**.



03-04-09

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Bel-Red Zoning Description
BR-CR

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

Beginning at the intersection of the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D) and of the West line of said subdivision; thence Northerly along said West line to the Westerly extension of the North line of Tract 3, Bellevue Gardens, recorded in Volume 19 of Plats, Page 51; thence Easterly along said Westerly extension and North line to the West line of Lot 4, City of Bellevue Short Plat 79-12, as filed under Recording No. 7908249002; thence Northerly along said West line to the Northwest corner of said Lot 4 and an angle point on the Southerly line of Lot 1 of said City of Bellevue Short Plat 79-12; thence Easterly along the Southerly line of said Lot 1 to the East line of Lot 4; thence Southerly 15.00 feet along said East line to an angle point in the South line of Lot 1; thence continuing Easterly along the South line of said Lot 1 and the Easterly extension thereof to the centerline of 134th Avenue N.E. (Otto O. Phetteplace Road Div. 2, No. 966); thence Southerly along said centerline to the centerline of said N.E. Bellevue-Redmond Road; thence Southwesterly along the centerline of said N.E. Bellevue-Redmond Road to the **Point of Beginning**.

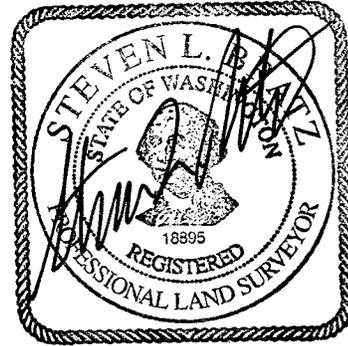


03-04-09

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MN/7-2-08
Modified SB/08-08-08

Bel-Red Zoning Description
BR-CR

That portion of the South half of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., in King County, Washington, lying Northerly of the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D).



03-04-09

Bel-Red Zoning Description
BR-CR

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

Beginning at the Northeast corner of said subdivision;
thence Southerly along the East line thereof to the Southeast corner of said subdivision; thence Westerly along the South line thereof to the Southwest corner of said subdivision;
thence Northerly along the West line thereof to the South line of the North 1056.00 feet of the Northeast quarter of said Section 27;
thence Easterly along said South line to the centerline of N.E. 21st Street (C.B. Howard Road No. 2);
thence Easterly and Southeasterly along said centerline to the West line of Lot 1, City of Bellevue Short Plat No. 89-8070, as filed under Recording No. 9103199004;
thence Northerly along said West line to the Northwest corner of said Lot 1;
thence Easterly along the North line thereof to the West line of Lot 3, City of Bellevue Short Plat No. 78-92, as filed under Recording No. 7812270837;
thence Northerly along said West line to the Northwest corner of said Lot 3;
thence Easterly along the North line thereof to the West line of the East 657.11 feet of the Northeast quarter of said Section 27;
thence Northerly along said West line to the South line of Lot 4, City of Bellevue Boundary Line Adjustment No. 84-18, as filed under Recording No. 8407199006;
thence Easterly along said South line to the Southeast corner of said City of Bellevue Boundary Line Adjustment No. 84-18;
thence Northerly along the East line thereof and the Northerly extension of said East line to the North line of the Northeast quarter of said Section 27;
thence Easterly along said North line to the **Point of Beginning**.



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MN/7-2-08
ck SB/8-6-08

Bel-Red Zoning Description
BR-CR

That portion of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, lying Northwesterly of the centerline of N.E. Bellevue-Redmond Road (Redmond-Bellevue Revision Road No. 1387) and Northerly of the centerline of N.E. 10th Place (Otto Phetteplace Road No. 966), lying Easterly of the centerline of 120th Avenue N.E., and lying Southerly of the centerline of N.E. 12th Street.

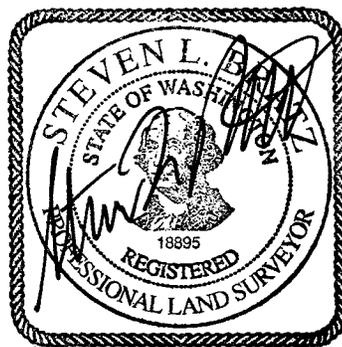


03-04-09

Bel-Red Zoning Descriptions
BR-CR

That portion of the West half of Section 27, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Northeast corner of the Southeast quarter of the Northwest quarter of said Section 27;
thence Southerly along the East line thereof to the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D);
thence Southwesterly along said centerline to the centerline of Otto O. Phetteplace Road No. 966 (134th Avenue N.E.);
thence Northerly along said centerline to P.C. Station 31+52.14;
thence Northeasterly along said centerline to P.T. Station 33+04.11;
thence Easterly along said centerline (N.E. 16th Street) to P.C. Station 37+88.55;
thence Northeasterly along said centerline to P.T. Station 39+05.33;
thence Northeasterly along said centerline (136th Avenue N.E.) to the Northwesterly extension of the Northerly line of Lot 1, Kimball Park, as recorded in Volume 103 of Plats, Page 87;
thence Southeasterly along said Northwesterly extension and Northerly line to the West line of Lot 2, City of Bellevue Short Plat No. 87-5305, as filed under Recording No. 8711189007;
thence Northerly along said West line to the Northwest corner of said Lot 2;
thence Easterly along the North line thereof to the Southeast corner of Lot 1 of said City of Bellevue Short Plat No. 87-5305;
thence Northerly along the East line thereof and the Northerly extension of said East line to the North line of the South half of the Northwest quarter of said Section 27;
thence Easterly along said North line to the **Point of Beginning**.



03-04-09

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MN/7-1-08
ck SB/8-11-08

Bel-Red Zoning Descriptions
BR-CR

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

Beginning at the Southeast corner of the Northeast quarter of the Northwest quarter of said Section 27;

thence Westerly along the South line thereof, also being the centerline of N.E. 20th Place, to the Southwest corner of the East half of the Southeast quarter of said Northeast quarter of the Northwest quarter of Section 27;

thence Northerly along the West line of said East half of the Southeast quarter of the Northeast quarter of the Northwest quarter of Section 27 to the intersection with the L-Line of SR 520 Northup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheet 7 of 16 dated Feb. 6, 1969;

thence Easterly along said L-Line of SR 520 to the East line of Northeast quarter of the Northwest quarter of said Section 27, also being the centerline of 140th Avenue N.E.;

thence Southerly along said East line to the **Point of Beginning**.

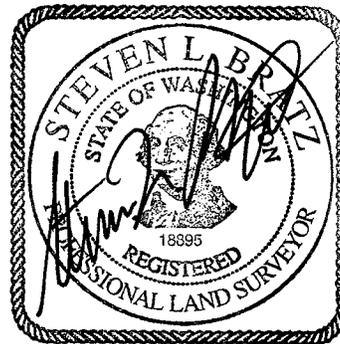


03-04-09

Bel-Red Zoning Descriptions
BR-CR

That portion of the Southeast quarter of the Southeast quarter of Section 22, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

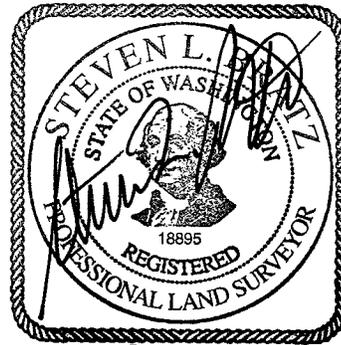
Beginning at the Southeast corner of said Southeast quarter;
thence Westerly along the South line of said quarter being the centerline of N.E 24th Street (also known as W.W. Easter Road No. 85) to the intersection with L-Station 460+03.28 on the L-Line of SR 520 Northrup Interchange to Jct. SR 202 (MP 7.04 to MP 12.96) Sheet 8 of 16 dated Feb. 6, 1969;
thence Northeasterly along said L-Line to Station 476+51.72 on the intersection with the East line of said Southeast quarter of Section 22 also being the centerline of 148th Avenue N.E.;
thence Southerly along said East line to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Descriptions
BR-CR

That portion of the Southeast quarter of the Northeast quarter of the Southeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, lying Northerly of the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D).

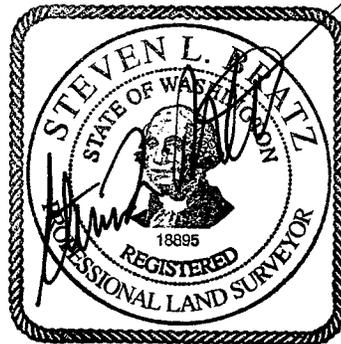


03-04-09

Bel-Red Zoning Descriptions
BR-CR

That portion of the Southeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning on the East line of the West half of said Northeast quarter of said Southeast quarter of Section 28 at its intersection with the South line of the North 149.83 feet of the Southwest quarter of the Northeast quarter of the Southeast quarter of said Section 28, also being the Easterly extension of the South line of City of Bellevue Short Plat 82-04, as filed under Recording No. 8205109001; thence Westerly along said South line and its extension to the intersection with the West line of the East 325.00 feet of the Southeast quarter of the Northwest quarter of the Southeast quarter of said Section 28; thence Southerly along said West line and its extension to the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D); thence Northeasterly along said centerline to its intersection with the East line of the West half of the Northeast quarter of the Southeast quarter of said Section 28; thence Northerly along said East line to the **Point of Beginning**.



03-04-09

CR# 44556 DATE 06.26.09 LOC Ord Book 84
ORD 5875

Bel-Red Zoning Description
BR-R

That portion of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the centerline of the Burlington Northern Railroad Right of Way and the centerline of N.E. 12th Street;
thence Southeasterly along the centerline of N.E. 12th Street to the Northeasterly extension of the Easterly line of Lake Bellevue Village, recorded in Volume 32 of Condominiums, Pages 90-97 and amended in Volume 39 of Condominiums, Pages 26-33;
thence Southwesterly along said Northeasterly extension and Easterly line to the Southeast corner of said condominium;
thence Westerly along the Southerly line thereof and the Westerly extension of said Southerly line to the centerline of the Burlington Northern Railroad Right of Way;
thence Northerly along said centerline to the **Point of Beginning**.

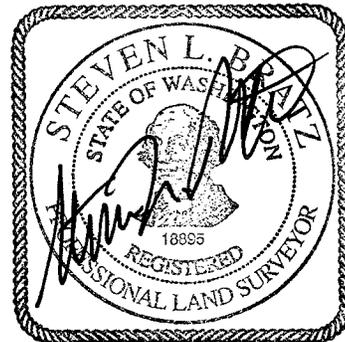


03-04-09

Bel-Red Zoning Description
BR-R

That portion of the Northwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the S Line and the HB Line, as shown on the SR 520, MP 7.04 to MP 12.96, Northrup Interchange to JCT SR 202 Right of Way and Limited Access Plans, sheet 5 of 16, dated February 6, 1969;
thence Southeasterly along said HB Line to the Northeasterly extension of the Easterly line of Parcel 2, City of Bellevue Short Plat No. 78-06, as filed under Recording No. 7802140968;
thence Southwesterly along said Northeasterly extension to the Easterly most corner of said Parcel 2;
thence Southwesterly and Southerly along the Easterly line thereof to the Southeast corner of said Parcel 2;
thence Westerly along the South line thereof and the Westerly extension of said South line to the Southerly extension of the S Line on said SR 520 plans;
thence Northerly along said S Line to the **Point of Beginning**.



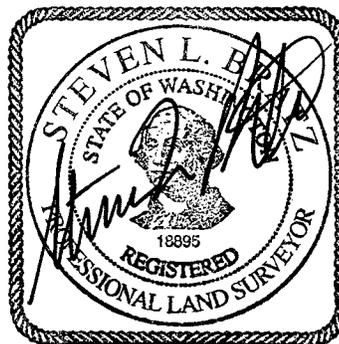
03-04-09

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MN/6-25-08
rev SB/08-22-08
ck SB/08-22-08

Bel-Red Zoning Description
BR-R

That portion of the Northwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Northwest corner of City of Bellevue Short Plat No. 84-42, as filed under Recording No. 8510119003;
thence Easterly along the North line thereof and the Easterly extension of said North line to the Southerly extension of the S Line as shown on the SR 520, MP 7.04 to MP 12.96, Northup Interchange to JCT SR 202 Right of Way and Limited Access Plans, sheet 5 of 16, dated February 6, 1969;
thence Southerly along said Southerly extension to the Easterly extension of the South line of City of Bellevue Boundary Line Adjustment No. 02-127108LW, as filed under Recording No. 20020624900006;
thence Westerly along said Easterly extension and South line to the Southwest corner of said boundary line adjustment;
thence Northwesterly along the Westerly line thereof to the East margin of the Burlington Northern Railroad Right of Way;
thence Westerly, perpendicular to the centerline of the Burlington Northern Railroad Right of Way to the centerline of the Burlington Northern Railroad Right of Way;
thence Northerly along said centerline to the Westerly extension of the North line of said City of Bellevue Short Plat No. 84-42;
thence Easterly along said Westerly extension to the **Point of Beginning**.



03-04-09

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rev SB/08-22-08
ck SB/08-22-08

Bel-Red Zoning Descriptions
BR-R

That portion of the West half of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Northeast corner of the Southwest quarter of the Northeast quarter of said Section 28;
thence Southerly along the East line of said Southwest quarter to the Southeast corner of the Northeast quarter of the Southwest quarter of the Northeast quarter of said Section 28;
thence Westerly along the South line of said Northeast quarter of the Southwest quarter of the Northeast quarter to the West line of the East half of the Southeast quarter of the Southwest quarter of the Northeast quarter of said Section 28;
thence Southerly along said West line to the South line of the Northeast quarter of said Section 28;
thence Easterly along said South line to the West line of the East 300 feet of the East half of the Northwest quarter of the Southeast quarter of said Section 28;
thence Southerly along said West line to the Southeast corner of Parcel 1 of the City of Bellevue Short Plat 77-81(Revised), as filed under Recording No. 7912319005;
thence Westerly along the South boundary of said Parcel 1 to the Southwest boundary thereof;
thence Northwesterly along said Southwest boundary and the extension thereof to the West line of the Northeast quarter of said Section 28;
thence Northerly along said West line to the Westerly extension of the North line of Parcel 1 of said Short Plat, also being the South line of Parcel 2;
thence Easterly along said South line to the Southeast corner of said Parcel 2;
thence Northerly along the East line of said Parcel 2 to the Northeast corner thereof, being on the South line of Parcel 4 of said Short Plat;
thence Westerly along said South line to the Southwest corner of said Parcel 4;
thence Northerly along the West line of said Parcel 4 and its Northerly extension to the intersection with the centerline of Northup Way (previously C.B. Howard Road No. 833);
thence Southeasterly along said centerline to the **Point of Beginning**.



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03-04-09

CR# 44557 DATE 06-26-09 Loc ORD Book 84
ORD 5875

Bel-Red Zoning Description
BR-GC

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

Beginning at the intersection of the North line of the Southeast quarter of the Northwest quarter of said Section 27 and the East line of the West 256.00 feet of the East half of the Southeast quarter of the Northwest quarter of said Section 27;

thence Southerly along said East line to the Southeast corner of Lot 1, City of Bellevue Short Plat No. 87-5305, as filed under Recording No. 8711189007;

thence Westerly along the South line thereof to the East line of the West half of the Southeast quarter of the Northwest quarter of said Section 27;

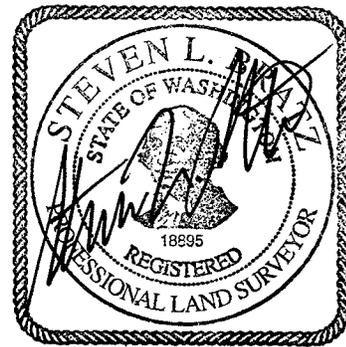
thence Southerly along said East line to the Northeasterly corner of Lot 1, Kimball Park, recorded in Volume 103 of Plats, Page 87;

thence Northwesterly along the Northeasterly line thereof and the Northwesterly extension of said Northeasterly line to the centerline of Otto O. Phetteplace Road No. 966 (136th Avenue N.E.);

thence Northeasterly along said centerline to P.C. Station 51+78.32;

thence continuing Northeasterly along the Northerly extension of said centerline to the North line of the Southeast quarter of the Northwest quarter of said Section 27;

thence Easterly along said North line to the **Point of Beginning**.

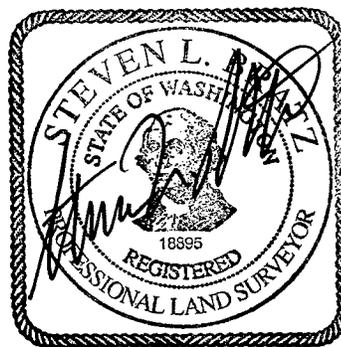


03-04-09

Bel-Red Zoning Description
BR-GC

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

Beginning at the Northwest corner of said subdivision;
thence Southerly along the West line thereof to the Northwest corner of the Southwest quarter of the Southwest quarter of the Northwest quarter of said Section 27;
thence Easterly along the North line thereof to the Northwest corner of the East half of the Southwest quarter of the Southwest quarter of the Northwest quarter of said Section 27;
thence Southerly along the West line thereof to the South line of the North 20.00 feet of the East half of the Southwest quarter of the Southwest quarter of the Northwest quarter said Section 27;
thence Easterly along said South line to the West line of the Southeast quarter of the Southwest quarter of the Northwest quarter of said Section 27;
thence Southerly along said West line to the Southwest corner of the Southeast quarter of the Southwest quarter of Northwest quarter of said Section 27;
thence Easterly along the South line thereof to P.C. Station 37+88.55 of Otto O. Phetteplace Road No. 966 (136th Avenue N.E.);
thence Northeasterly along said centerline to P.C. Station 51+78.32; thence continuing Northeasterly along the Northerly extension of said centerline to the North line of the South half of the Northwest quarter of said Section 27;
thence Westerly along said North line to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Description
BR-GC

That portion of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, lying Easterly of the centerline of the Burlington Northern Railroad Right of Way, lying Southerly of the centerline of N.E. 12th Street, lying Westerly of the centerline of 120th Avenue N.E. and lying Northwesterly of the centerline of N.E. Bellevue-Redmond Road (Redmond-Bellevue Revision Road No. 1387);

EXCEPT that portion described as follows:

Beginning at the intersection of the centerline of the Burlington Northern Railroad Right of Way and the centerline of N.E. 12th Street;

thence Southeasterly along the centerline of N.E. 12th Street to the Northeasterly extension of the Easterly line of Lake Bellevue Village, recorded in Volume 32 of Condominiums, Pages 90-97 and amended in Volume 39 of Condominiums, Pages 26-33;

thence Southwesterly along said Northeasterly extension and Easterly line to the Southeast corner of said condominium;

thence Westerly along the Southerly line thereof and the Westerly extension of said Southerly line to the centerline of the Burlington Northern Railroad Right of Way;

thence Northerly along said centerline to the **Point of Beginning**.

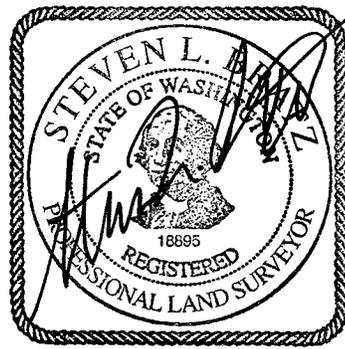


03-04-09

Bel-Red Zoning Description
BR-GC

That portion of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Southwest corner of said subdivision; thence Northerly along the West line thereof 567.85 feet;
thence North 88°38'49" East 30.00 feet to the East margin of 116th Avenue N.E.;
thence continuing North 88°38'49" East 273.72 feet;
thence North 0°57'40" West 93.80 feet;
thence South 89°10'30" East to the centerline of the Burlington Northern Railroad Right of Way;
thence Southerly along said centerline to the South line of the Southwest quarter of said Section 28;
thence Westerly along said South line to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Description
BR-GC

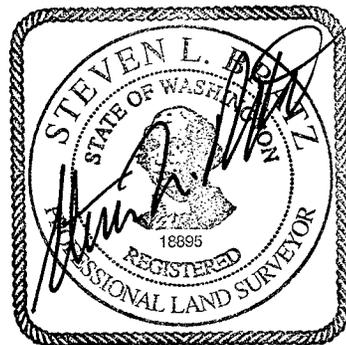
That portion of the Southwest quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the South line of said subdivision and the centerline of N.E. Bellevue-Redmond Road (Redmond-Bellevue Revision Road No. 1387);

thence Northeasterly along said centerline to the East line of Tract 81, Brierwood Park Addition, recorded in Volume 17 of Plats, Page 18;

thence Southerly along said East line and the Southerly extension thereof to the South line of the Southwest quarter of said Section 28;

thence Westerly along said South line to the **Point of Beginning**.

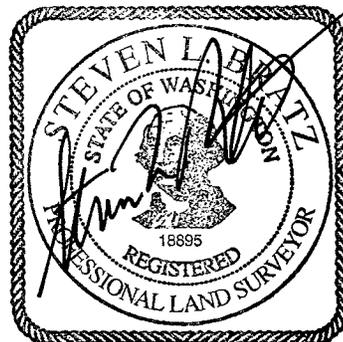


03-04-09

Bel-Red Zoning Descriptions
BR-GC

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

Beginning at the intersection of the West line of said subdivision and the South line of the North 1086.00 feet of the Northeast quarter of said Section 27;
thence Easterly along said South line to the centerline of N.E. 21st Street (C.B. Howard Road No. 2);
thence Easterly and Southeasterly along said centerline to the West line of Lot 1, City of Bellevue Short Plat No. 89-8070, as filed under Recording No. 9103199004;
thence Northerly along said West line to the Northwest corner of said Lot 1;
thence Easterly along the North line thereof to the West line of Lot 3, City of Bellevue Short Plat No. 78-92, as filed under Recording No. 7812270837;
thence Northerly along said West line to the Northwest corner of said Lot 3;
thence Easterly along the North line thereof to the West line of the East 657.11 feet of the Northeast quarter of the Northeast quarter of said Section 27;
thence Northerly along said West line to the South line of Lot 4, City of Bellevue Boundary Line Adjustment No. 84-18, as filed under Recording No. 8407199006;
thence Westerly along the South line of said Lot 4, also being the South line of the North half of the Northeast quarter of the Northeast quarter of said Section 27, to a point on the West line of said Northeast quarter of the Northeast quarter of Section 27;
thence Northerly along said West line to the intersection with the L-Line of SR 520 Northrup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheet 7 of 16 dated Feb. 6, 1969;
thence Southwesterly along said L-Line to the intersection with the West line of the said Section 27 at L-Station 444+40.52 on SR 520;
thence Southerly along said West line to the **Point of Beginning**.



03-04-09

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Bel-Red Zoning Descriptions
BR-GC

That portion of the Northwest quarter of Section 27 and the Northeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Southeast corner of the West half of the Southeast quarter of the Northeast quarter of said Northwest quarter of Section 27 being on the centerline of N.E. 20th Street;
thence Westerly along the South line of the North half of the Northwest quarter of said Section 27 being on the centerline of N.E. 20th Street to the Southwest corner of the Northwest quarter of said Northwest quarter of Section 27;
thence continuing Westerly on the centerline of N.E. 20th Street being also the South line of the Northeast quarter of the Northeast quarter of Section 28 to the Southwest corner the Southeast quarter of said Northeast quarter of the Northeast quarter of Section 28;
thence Northerly to the centerline of Thomas H. Dempsey Road No. 1132 (130th Avenue N.E.) at P.C. Station 173+85.06;
thence continuing Northerly along said centerline to the LL-Line of SR 520 Northup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheet 7 of 16 dated Feb. 6, 1969 at LL Station 410+39.72;
thence Easterly along said SR 520 LL-Line to LL Station 417+51.60 on the East line of Section 28;
thence continuing Easterly along said LL-Line to its end at LL Station 420+61.45;
thence offsetting 35.00 feet perpendicular to the L-Line of said SR 520 at L Station 420+90.46, said L-Line having a bearing of S80°22'45"E;
thence continuing along said SR 520 L-Line bearing of S80°22'45"E to the P.C. of a curve to the left at L Station 433+77.61;
thence continuing Easterly along said curve to its intersection with the East line of the West half of the Southeast quarter of the Northeast quarter of the Northwest quarter of Section 27;
thence Southerly along said East line to the **Point of Beginning**.



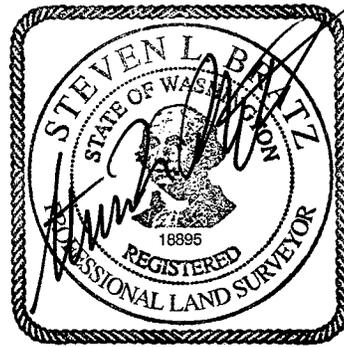
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03-04-09

Bel-Red Zoning Descriptions
BR-GC

That portion of the North Half of the Northeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Southeast corner of the Southwest quarter of the Northeast quarter of the Northeast quarter of said Section 28;
thence Northerly to the centerline of Thomas H. Dempsey Road No. 1132 (130th Avenue N.E.) at P.C. Station 173+85.06;
thence continuing Northerly along said centerline to the LL-Line of SR 520 Northup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheet 7 of 16 dated Feb. 6, 1969 at LL Station 410+39.72;
thence Westerly along said SR 520 LL-Line at the bearing of S84°35'00"W to the P.T. of a curve concave to the North at LL Station 408+23.55;
thence continuing Westerly on said LL-Line curve to the P.C. of said curve at LL Station 399+37.65;
thence perpendicular to said LL-Line at LL Station 399+37.65 to a point on the centerline of N.E. 21st Place (previously Northup Road Revision No. 1431);
thence Southeasterly and Southerly along said centerline to its intersection with the centerline of the South line of the Northeast quarter of the Northeast quarter of said Section 28;
thence Easterly along said South line to the **Point of Beginning**.



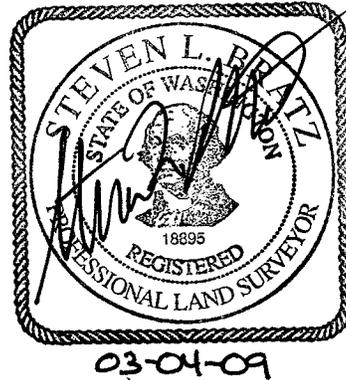
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Bel-Red Zoning Descriptions
BR-GC

That portion of the North Half of the Northeast quarter of Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the Southeast corner of the Northwest quarter of said Northeast quarter of Section 28;
thence Northwesterly to the P.C. on the centerline of Northup Way at Station NL 12+98.82 as noted on the plans for SR 520 Northup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheets 5 and 6 of 16 dated Feb. 6, 1969 (previously C.B. Howard Road No. 833);
thence Northwesterly along said centerline to Station NL 0+00.00 and its intersection with the West line of the Northeast quarter of said Section 28;
thence Northerly along said West line to its intersection with the LL-Line of SR 520 Northup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheet 5 of 16 dated Feb. 6, 1969 at LL Station 390+49.64;
thence S70°02'15"E along said LL-Line to LL Station 399+37.65;
thence perpendicular to said LL-Line to a point on the centerline of N.E. 21st Place (previously Northup Road Revision No. 1431);
thence Southeasterly and Southerly along said centerline to its intersection with the South line of the Northeast quarter of the Northeast quarter of said Section 28;
thence Westerly along said South line to the **Point of Beginning**.



Bel-Red Zoning Descriptions
BR-GC

That portion of the Northeast quarter of the Northwest quarter of Section 28, and the South half of the South half of Section 21, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Commencing at the Northeast corner of said Northeast quarter of Section 28; thence Southerly on the East line of said Northwest quarter to its intersection with the LL-Line of SR 520 Northup Interchange to Jct. SR 202 (MP7.04 to MP 12.96) Sheet 5 of 16 dated Feb. 6, 1969 at LL Station 390+49.64 and the **True Point of Beginning**;

thence continuing Southerly along said East line to the intersection with the centerline of the HB Line Station 36+41.15 as shown on said SR 520 plans; thence Westerly and Northwesterly along said HB Line into the Southwest quarter of the Southwest quarter of Section 21 to HB Station 18+20.06 being the intersection with said LL-Line of SR 520 at LL Station 374+90.75; thence Easterly along said LL-Line through the South half of the South half of said Section 21 and into the Northeast quarter of the Northeast quarter of said Section 28 to LL Station 390+49.64 and the **True Point of Beginning**.



03-04-09

CR# 44558 DATE 06-26-09 Loc ORD Book 84
ORD 5875

Bel-Red Zoning Description
BR-ORT

That portion of the West half of Section 27, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D) and the East line of the West half of said Section 27;

thence Southerly along said East line to the South line of the North 100.00 feet of the South half of the North half of the Northeast quarter of the Southwest quarter of said Section 27;

thence Westerly along said South line to the West line of the East 657.00 feet of the Northeast quarter of the Southwest quarter of said Section 27;

thence Southerly along said West line to the South line of the North half of the Northeast quarter of the Southwest quarter of said Section 27;

thence Westerly along said South line to the East line of the Northwest quarter of the Southwest quarter of said Section 27;

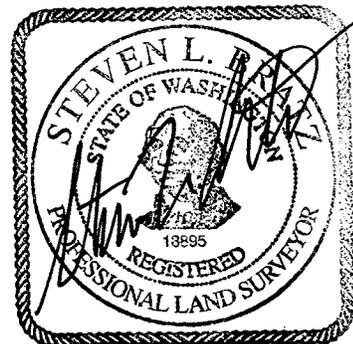
thence Southerly along said East line to the Easterly extension of the South line of the North half of Tract 17, Bellevue Gardens, recorded in Volume 19 of Plats, Page 51;

thence Westerly along said Easterly extension to the Southeast corner of the North half of said Tract 17;

thence continuing Westerly along the South line thereof and the Westerly extension of said South line to the centerline of 134th Avenue N.E. (Otto O. Phetteplace Road Div. 2, No. 966);

thence Northerly along said centerline to the centerline of said N.E. Bellevue-Redmond Road;

thence Northeasterly along the centerline of said N.E. Bellevue-Redmond Road to the **Point of Beginning**.



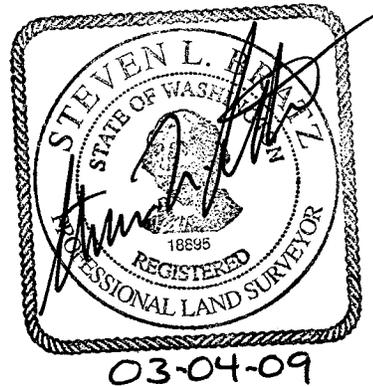
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Bel-Red Zoning Description
BR-ORT

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

Beginning at the intersection of the West line of said subdivision and the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D); thence Northeasterly along said centerline to the centerline of 134th Avenue N.E. (Otto O. Phetteplace Div. 2, No. 966); thence Southerly along the centerline of said 134th Avenue N.E. to the Easterly extension of the South line of Tract 4, Bellevue Gardens, recorded in Volume 19 of Plats, Page 51; thence Westerly along said Easterly extension to the Southeast corner of said Tract 4; thence continuing Westerly along the South line thereof and the Westerly extension of said South line to the West line of the Northwest quarter of the Southwest quarter of said Section 27; thence Northerly along said West line to the **Point of Beginning**.



Bel-Red Zoning Descriptions
BR-ORT

That portion of the Southeast quarter Section 28, Township 25 North, Range 5 East, W.M., in King County, Washington, described as follows:

Beginning at the intersection of the West line of said Southeast quarter and the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D); thence Southerly along said West line to the intersection of the centerline of N.E. 10th Place;

thence Southeasterly on said centerline on a curve to the right having a radius of 859.44 feet to the point from which its radius bears S33°04'30"W;

thence Northeasterly along said radial line a distance of 30.00 feet to the Northeasterly right-of-way of said N.E. 10th Place;

thence Easterly along the Northerly line of Lot 5 of the plat of Kietz' Home Acres as filed under Recording No. 4058462, to its intersection with the Westerly line of Lot 4 of said plat;

thence Northerly along said Westerly line to the North line of Lots "A" through "C" of the Forum South Short Plat as filed under Recording No. 8204140504;

thence Easterly along said North line to the West line of Lot 5 of the plat of Kietz' Home Acres, also being the West line of the Tenth Place at Bellevue – A Condominium, as filed under Recording No. 9312291715;

thence Northerly along said West line to the Northwest corner of said Condominium;

thence Easterly along the North line of said Condominium to the intersection with the Easterly line of the Home Office Complex Binding Site Plan as filed under Recording No. 198705040297;

thence Northerly along said Easterly line to a point being 200.00 feet off the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D);

thence Easterly along said line parallel with and 200.00 feet Southerly of said centerline to the Westerly line of the Statutory Warranty Deed filed under Recording No. 199711030544;

thence Southerly along said Westerly line to the Southwest corner thereof;

thence Easterly along said South line, parallel with N.E. Bellevue-Redmond Road, to the Southeast corner of said deed;

thence Northerly along the East line of said deed a distance of 75.00 feet;

thence Easterly on a line parallel with the monumented centerline of N.E. 8th Street as noted on the Plat of Tall Firs Estates, filed under Recording No. 5072718, to the Westerly line of the Statutory Warranty Deed filed under Recording No. 20050119001465;

thence Southerly along said Westerly line to the Southwest corner of said deed;

thence Easterly along the South line of said deed to the Southeast corner thereof;

thence Northerly along the East line of said deed to the Southwest corner of Lot 1 of the Short Plat No. 77-14, filed under Recording No. 7702151114;

thence Easterly along the South line of said Lot 1 and the Easterly extension thereof to the centerline of 132nd Avenue N.E.;
thence Northerly along said centerline to the intersection with and the centerline of N.E. Bellevue-Redmond Road;
thence Southwesterly along said centerline to the **Point of Beginning**.



03-09-09

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Bel-Red Zoning Descriptions
BR-ORT

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

Beginning at the intersection of the West line of the Northeast quarter of said Section 27 with the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D);

thence Easterly along said centerline to the East line of the Southwest quarter of the Southwest quarter of the Northeast quarter of said Section 27;

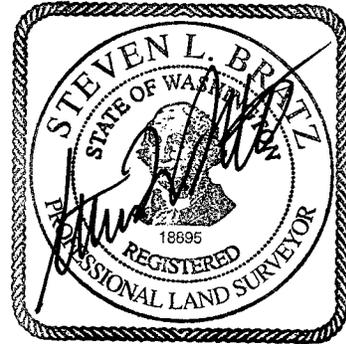
thence Southerly along said East line and the East line of the Northwest quarter of the Northwest quarter of the Southeast quarter of said Section 27 to the North line of the South 496.00 feet of said Northwest quarter of the Northwest quarter of the Southeast quarter;

thence Westerly along said North line to the West line of the East 262.00 feet of said Northwest quarter of the Northwest quarter of the Southeast quarter;

thence Southerly along said West line to the North line of the South 231.00 feet of said Northwest quarter of the Northwest quarter of the Southeast quarter;

thence Westerly along said South line to the West line of said Southeast quarter;

thence Northerly along said West line to the **Point of Beginning**.



03-04-09

Bel-Red Zoning Descriptions
BR-ORT

That portion of the Southeast quarter of the Northeast quarter of Section 27, Township 25 North, Range 5 East, W.M., in King County, Washington, lying Southeasterly of the centerline of N.E. Bellevue-Redmond Road (Secondary State Highway No. 2-D) and Northerly of the South half of the South half of said Southeast quarter.

Except the West 30.00 feet of said Southeast quarter.



03-09-09