

DRAFT LOT LINE ADJUSTMENT DEED  
SLIP 4 EARLY ACTION AREA

Recording Request By And  
When Recorded Mail To

Seattle Public Utilities Real Property Services  
PO Box 34018  
Seattle, WA 98124-4018

**DEED**

Reference #s of Documents Released or Assigned: None  
Grantor: ..... First South Properties LLC  
Grantee: ..... The City of Seattle, a municipal corporation of the State of  
Washington  
Legal Description (abbreviated): ..... Por Par I, Sea LBA #3012125, KCR# \_\_\_\_\_  
Assessor's Tax Parcel ID#: ..... 2924049110

GRANTOR, **FIRST SOUTH PROPERTIES LLC**, a Washington limited liability company, hereby grants and conveys, without warranties, to GRANTEE, **THE CITY OF SEATTLE**, a municipal corporation of the State of Washington, acting by, through, and under jurisdiction of Seattle Public Utilities, a City of Seattle department, the following described real estate in fee simple absolute:

THAT PORTION OF PARCEL E AS SHOWN AND DELINEATED ON LOT LINE ADJUSTMENT SURVEY UNDER RECORDING NUMBER 9212019002 BY DODDS ENGINEERS, INC. DATED NOVEMBER, 1992 LYING WESTERLY OF THE FOLLOWING DESCRIBED LINE;

COMMENCING AT THE MOST NORTHERLY POINT OF SAID PARCEL E;

SAID POINT BEING THE INTERSECTION OF THE SOUTHWESTERLY MARGIN OF EAST MARGINAL WAY SOUTH AND THE LINE OF THAT CERTAIN DRAINAGE EASEMENT DESCRIBED IN DOCUMENT RECORDED UNDER RECORDING KING COUNTY RECORDING NUMBER 5978003, AND THE ORIGINAL EASTERLY SOUNDAY OF SLIP 4 OF THE DUWAMISH WATERWAY;

Dave Schuchardt

SPU SLIP 4 ICs ORD ATT 2

May 7, 2013

Version #1

THENCE SOUTH 09°26'45" WEST, ALONG SAID EASTERLY LINE AND SAID EASTERLY BOUNDARY, 70.36 FEET TO A POINT 125 FEET SOUTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO, THE NORTHERLY LINE OF BLOCK 6, DUWAMISH INDUSTRIAL ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 21 OF PLATS, PAGE 65 RECORDS OF KING COUNTY, WASHINGTON;

THENCE NORTH 89°58'01" WEST, PARALLEL WITH SAID NORTH LINE, 23.97 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 11°34'46" EAST, 71.32 FEET;

THENCE SOUTH 10°54'56" WEST, 45.13 FEET;

THENCE SOUTH 06°26'14" WEST, 16.72 FEET;

THENCE SOUTH 09°58'02" WEST, 80.47 FEET;

THENCE SOUTH 00°25'51" WEST, 37.97 FEET;

THENCE SOUTH 26°27'10" EAST, 12.10 FEET;

THENCE SOUTH 04°33'09" WEST, 8.30 FEET;

THENCE SOUTH 19°00'19" WEST, 8.18 FEET;

THENCE SOUTH 13°11'38" WEST, 9.24 FEET;

THENCE SOUTH 00°12'57" WEST, 28.44 FEET;

THENCE NORTH 70°28'27" WEST, 29.11 FEET;

THENCE SOUTH 20°09'39" WEST, 14.73 FEET;

THENCE SOUTH 29°57'11" WEST, 45.31 FEET;

THENCE SOUTH 30°24'28" WEST, 120.70 FEET;

THENCE SOUTH 51°37'12" EAST, 13.01 FEET;

THENCE SOUTH 42°02'56" WEST, 62.38 FEET;

THENCE SOUTH 35°17'24" WEST, 41.23 FEET;

THENCE SOUTH 17°49'24" WEST, 12.56 FEET;

THENCE SOUTH 52°16'07" EAST, 5.43 FEET TO INTERSECT THE SOUTHERLY LINE OF SAID PARCEL E AND THE TERMINUS OF THIS DESCRIBED LINE FROM WHICH THE SOUTHWESTERLY ANGLE POINT CORNER OF SAID PARCEL E BEARS NORTH 52°16'07" WEST, 28.69 FEET DISTANT.

SITUATED IN THE CITY OF SEATTLE, COUNTY OF KING, STATE OF WASHINGTON.

To the extent allowed by law, Grantee shall indemnify, defend and hold Grantor harmless from and against any and all claims, demands, loss or liability arising out of the negligence of Grantees.





**NOTES:**

SEE SUBDIVISION GUARANTEE ISSUED BY FIRST AMERICAN TITLE INSURANCE COMPANY, ORDER NO. NCS-524708-WA-1 DATED: JANUARY 25, 2012 @ 7:30AM

**AFFECTS PARCEL I:**

3. EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN: RECORDING INFORMATION: OCTOBER 21, 1915 AS RECORDING NO. 1024005 IN FAVOR OF: PUGET SOUND TRACTION, LIGHT & POWER COMPANY FOR: WATER LINES
4. EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN: RECORDING INFORMATION: MARCH 5, 1919 AS RECORDING NO. 1285755 IN FAVOR OF: PUGET SOUND TRACTION, LIGHT & POWER COMPANY FOR: WATER LINES
5. EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN: RECORDING INFORMATION: JULY 3, 1919 AS RECORDING NO. 1322741 IN FAVOR OF: J.E. MORRIS MILL COMPANY, INC. FOR: RAILROAD SPUR TRACK
6. EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN: RECORDING INFORMATION: MAY 17, 1922 S RECORDING NO. 1616619 IN FAVOR OF: ADJACENT PROPERTY OWNERS FOR: RAILROAD SPUR TRACK
7. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "AGREEMENT" RECORDED JUNE 9, 1947 AS RECORDING NO. 3693954 OF OFFICIAL RECORDS.
8. RIGHT TO MAKE NECESSARY SLOPES FOR CUTS OR FILLS UPON SAID PREMISES FOR FRONTANELL STREET AS RESERVED IN ORDINANCE FILED DECEMBER 11, 1957 AS ORDINANCE NO. 86695.
9. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "EASEMENT AGREEMENT" RECORDED JULY 25, 1963 AS RECORDING NO. 5614834 OF OFFICIAL RECORDS.
10. EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN: RECORDING INFORMATION: JULY 25, 1963 AS RECORDING NO. 5614835 IN FAVOR OF: ADJACENT PROPERTY OWNERS FOR: INGRESS AND EGRESS
11. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "BOUNDARY AGREEMENT" RECORDED JUNE 30, 1965 AS RECORDING NO. 5897454 OF OFFICIAL RECORDS.
12. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "EASEMENT AND AGREEMENT" RECORDED JANUARY 18, 1966 AS RECORDING NO. 5978003 OF OFFICIAL RECORDS.
13. RIGHT TO MAKE NECESSARY SLOPES FOR CUTS OR FILLS UPON SAID PREMISES FOR SOUTH OTHELLO STREET AS RESERVED BY ORDINANCE FILED DECEMBER 9, 1966 AS 95351.
14. RESTRICTIONS, CONDITIONS, DEDICATIONS, NOTES, EASEMENTS AND PROVISIONS, IF ANY, AS CONTAINED AND/OR DELINEATED ON THE FACE OF THE SURVEY RECORDED MARCH 14, 1989 AS RECORDING NO. 8903149006, IN KING COUNTY, WASHINGTON.  
DOCUMENT(S) DECLARING MODIFICATIONS THEREOF RECORDED MARCH 21, 1989 AS RECORDING NO. 8903211073 OF OFFICIAL RECORDS.
15. RESTRICTIONS, CONDITIONS, DEDICATIONS, NOTES, EASEMENTS AND PROVISIONS, IF ANY, AS CONTAINED AND/OR DELINEATED ON THE FACE OF THE BOUNDARY LINE ADJUSTMENT RECORDED DECEMBER 1, 1992 AS RECORDING NO. 9212019002, IN KING COUNTY, WASHINGTON.
16. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "RELEASE OF DAMAGES" RECORDED DECEMBER 10, 1997 AS RECORDING NO. 9712100227 OF OFFICIAL RECORDS.
17. RESTRICTIONS, CONDITIONS, DEDICATIONS, NOTES, EASEMENTS AND PROVISIONS, IF ANY, AS CONTAINED AND/OR DELINEATED ON THE FACE OF THE BOUNDARY LINE ADJUSTMENT RECORDED OCTOBER 10, 1007 AS RECORDING NO. 20071010900018, IN KING COUNTY, WASHINGTON.
18. COVENANTS, CONDITIONS, RESTRICTIONS AND/OR EASEMENTS: RECORDED: OCTOBER 12, 2007 RECORDING NO.: 20071012000592 DOCUMENT RE-RECORDED JUNE 4, 2008 AS RECORDING NO. 20080604000516 OF OFFICIAL RECORDS.
19. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "LIMITED RELEASE AGREEMENT" RECORDED OCTOBER 12, 2007 AS RECORDING NO. 20071012000593 OF OFFICIAL RECORDS.
20. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "LIMITED INDEMNITY AGREEMENT" RECORDED OCTOBER 12, 2007 AS RECORDING NO. 20071012000594 OF OFFICIAL RECORDS.

**AFFECTS PARCEL II:**

22. RESERVATION OF UTILITIES IN VACATED STREET AREA AND THE RIGHT TO MAINTAIN THE SAME AS SET FORTH IN ORDINANCE NO. 70513 A COPY OF WHICH WAS FILED DECEMBER 26, 1940
23. EASEMENT, INCLUDING TERMS AND PROVISIONS CONTAINED THEREIN: RECORDING INFORMATION: MAY 17, 1954 AS RECORDING NO. 4447302 IN FAVOR OF: CITY OF SEATTLE FOR: RAILROAD SPUR AFFECTS: VACATED SOUTH WEBSTER STREET
24. RESTRICTIONS, CONDITIONS, DEDICATIONS, NOTES, EASEMENTS AND PROVISIONS, IF ANY, AS CONTAINED AND/OR DELINEATED ON THE FACE OF THE BOUNDARY LINE ADJUSTMENT RECORDED DECEMBER 1, 1992 AS RECORDING NO. 9212019002, IN KING COUNTY, WASHINGTON.
25. COVENANTS, CONDITIONS, RESTRICTIONS AND/OR EASEMENTS: RECORDED: NOVEMBER 25, 1997 RECORDING NO.: 9711252184
26. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "GRADE RELEASE" RECORDED JANUARY 28, 2000 AS RECORDING NO. 20000128000132 OF OFFICIAL RECORDS.
27. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "COVENANT GEOLOGIC HAZARD AREA" RECORDED DECEMBER 23, 2003 AS RECORDING NO. 20031223002209 OF OFFICIAL RECORDS.

**AFFECTS PARCEL II: (CONTINUED)**

28. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "MEMORANDUM OF DRAINAGE CONTROL" RECORDED NOVEMBER 29, 2006 AS RECORDING NO. 20061129000248 OF OFFICIAL RECORDS.
29. THE TERMS AND PROVISIONS CONTAINED IN THE DOCUMENT ENTITLED "SIDE SEWER HOLD HARMLESS AND INDEMNIFICATION AGREEMENT" RECORDED NOVEMBER 29, 2006 AS RECORDING NO. 20061129000249 OF OFFICIAL RECORDS.

**ORIGINAL LEGAL DESCRIPTION:**

**PARCEL I**

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 24 NORTH, RANGE 4 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTHWESTERLY MARGIN OF EAST MARGINAL WAY SOUTH WITH THE NORTH MARGIN OF SOUTH WEBSTER STREET, AS PER PLAT OF ABRAM'S ADDITION, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 11 OF PLATS, PAGE 30, RECORDS OF KING COUNTY, WASHINGTON; THENCE NORTH 49°00'12" WEST ALONG SAID SOUTHWESTERLY MARGIN, 519.00 FEET; THENCE SOUTH 40°59'48" WEST 10.00 FEET; THENCE NORTH 49°00'12" WEST, PARALLEL WITH SAID SOUTHWESTERLY MARGIN, 75.00 FEET; THENCE NORTH 40°59'48" EAST 10.00 FEET TO SAID SOUTHWESTERLY MARGIN; THENCE NORTH 49°00'12" WEST ALONG SAID SOUTHWESTERLY MARGIN, 35.00 FEET; THENCE SOUTH 23°43'29" WEST 62.83 FEET; THENCE NORTH 49°00'12" WEST, PARALLEL WITH SAID SOUTHWESTERLY MARGIN, 98.66 FEET; THENCE NORTH 40°59'48" EAST 60.00 FEET TO SAID SOUTHWESTERLY MARGIN; THENCE NORTH 49°00'12" WEST, ALONG SAID SOUTHWESTERLY MARGIN, 128.68 FEET TO THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT, SAID POINT BEING ON THE EASTERLY LINE OF THAT CERTAIN DRAINAGE EASEMENT DESCRIBED IN DOCUMENT RECORDED UNDER RECORDING NUMBER 5978003, RECORDS OF SAID COUNTY, AND ON THE ORIGINAL EASTERLY BOUNDARY OF SLIP NO. 4 OF THE DUWAMISH WATERWAY; THENCE SOUTH 09°26'45" WEST, ALONG SAID EASTERLY LINE AND SAID EASTERLY BOUNDARY, 70.36 FEET TO A POINT 125.00 FEET SOUTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO, THE NORTHERLY LINE OF BLOCK 6, DUWAMISH INDUSTRIAL ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 21 OF PLATS, PAGE 65, RECORDS OF SAID COUNTY; THENCE NORTH 89°58'01" WEST, PARALLEL WITH SAID NORTH LINE, 48.12 FEET; THENCE SOUTH 18°26'38" EAST 47.31 FEET; THENCE SOUTH 02°23'55" EAST 29.58 FEET; THENCE SOUTH 12°22'45" WEST 168.00 FEET; THENCE SOUTH 51°58'02" EAST 43.09 FEET; THENCE SOUTH 35°07'32" WEST 7.84 FEET; THENCE NORTH 54°42'31" WEST 11.64 FEET; THENCE SOUTH 20°09'12" WEST 55.01 FEET; THENCE SOUTH 29°57'21" WEST 45.31 FEET; THENCE SOUTH 30°24'28" WEST 127.33 FEET; THENCE SOUTH 60°59'35" WEST 34.73 FEET; THENCE SOUTH 42°24'49" WEST 45.22 FEET; THENCE SOUTH 33°42'36" WEST 31.87 FEET; THENCE NORTH 52°16'07" WEST 73.55 FEET TO THE REVISED MEDIAN LINE OF SLIP NO. 4 OF THE DUWAMISH WATERWAY; THENCE CONTINUING NORTH 52°16'07" WEST 137.48 FEET; THENCE NORTH 22°06'48" EAST 441.07 FEET; THENCE NORTH 67°53'12" WEST 19.35 FEET TO INTERSECT THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 2148.98 FEET, THE CENTER OF WHICH BEARS NORTH 83°21'29" WEST; THENCE NORTHERLY ALONG SAID CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 5°09'46" AN ARC DISTANCE OF 193.64 FEET TO A POINT OF COMPOUND CURVE; THENCE NORTHERLY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 304.80 FEET, THROUGH A CENTRAL ANGLE OF 19°43'31" AN ARC DISTANCE OF 104.93 FEET TO THE SOUTHWESTERLY MARGIN OF EAST MARGINAL WAY; THENCE SOUTH 49°00'12" EAST, ALONG SAID SOUTHWESTERLY MARGIN, 350.37 FEET TO THE TRUE POINT OF BEGINNING;

(ALSO KNOWN AS PARCEL B, CITY OF SEATTLE LOT BOUNDARY ADJUSTMENT NO. 3005372, RECORDED OCTOBER 10, 2007 AS RECORDING NO. 20071010900018, IN KING COUNTY, WASHINGTON.)

**PARCEL II**

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 24 NORTH, RANGE 4 EAST, W.M., IN KING COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTHWESTERLY MARGIN OF EAST MARGINAL WAY SOUTH, WITH THE NORTH MARGIN OF SOUTH WEBSTER STREET, OF ABRAM'S ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 11 OF PLATS, PAGE 30, IN KING COUNTY, WASHINGTON; THENCE NORTH 49°00'12" WEST ALONG SAID SOUTHWESTERLY MARGIN, 519.00 FEET; THENCE SOUTH 40°59'48" WEST 10.00 FEET; THENCE NORTH 49°00'12" WEST PARALLEL WITH SAID SOUTHWESTERLY MARGIN, 75.00 FEET; THENCE NORTH 40°59'48" EAST 10.00 FEET TO SAID SOUTHWESTERLY MARGIN; THENCE NORTH 49°00'12" WEST, ALONG SAID SOUTHWESTERLY MARGIN, 35.00 FEET; THENCE SOUTH 23°43'29" WEST 62.83 FEET; THENCE NORTH 49°00'12" WEST, PARALLEL WITH SAID SOUTHWESTERLY MARGIN, 98.66 FEET; THENCE NORTH 40°59'48" EAST 60.00 FEET TO SAID SOUTHWESTERLY MARGIN; THENCE NORTH 49°00'12" WEST ALONG SAID SOUTHWESTERLY MARGIN, 128.68 FEET TO A POINT ON THE EASTERLY LINE OF THAT CERTAIN DRAINAGE EASEMENT DESCRIBED IN DOCUMENT RECORDED UNDER RECORDING NUMBER 5978003, RECORDS OF SAID COUNTY AND ON THE ORIGINAL EASTERLY BOUNDARY OF SLIP NUMBER 4 OF THE DUWAMISH WATERWAY; THENCE SOUTH 09°26'45" WEST, ALONG SAID EASTERLY LINE AND SAID EASTERLY BOUNDARY, 70.36 FEET TO A POINT 125.00 FEET SOUTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO, THE NORTH LINE OF BLOCK 6 OF DUWAMISH INDUSTRIAL ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 21 OF PLATS, PAGE 65, IN KING COUNTY, WASHINGTON; THENCE NORTH 89°58'01" WEST PARALLEL WITH SAID NORTH LINE, 48.12 FEET; THENCE SOUTH 18°26'38" EAST 47.31 FEET; THENCE SOUTH 02°23'55" EAST 29.58 FEET; THENCE SOUTH 12°22'45" WEST 168.00 FEET; THENCE SOUTH 51°58'02" EAST 43.09 FEET; THENCE SOUTH 35°07'32" WEST 7.84 FEET; THENCE NORTH 54°42'31" WEST 11.64 FEET; THENCE SOUTH 20°09'12" WEST 55.01 FEET; THENCE SOUTH 29°57'21" WEST 45.31 FEET; THENCE SOUTH 30°24'28" WEST 127.33 FEET; THENCE SOUTH 60°59'35" WEST 34.73 FEET; THENCE SOUTH 42°24'49" WEST 45.22 FEET; THENCE SOUTH 33°42'36" WEST 31.87 FEET; THENCE SOUTH 52°16'07" EAST 34.10 FEET TO A POINT ON THE ORIGINAL EASTERLY BOUNDARY OF SLIP NUMBER 4 OF THE DUWAMISH WATERWAY; THENCE SOUTH 89°22'37" EAST ALONG THE SOUTH LINE OF LOT 7, BLOCK 43, RIVER PARK ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7 OF PLATS, PAGE 41, IN KING COUNTY, WASHINGTON, AND ITS WESTERLY PROLONGATION, 200.59 FEET TO THE SOUTHEAST CORNER OF SAID LOT 7; THENCE NORTH 00°32'53" EAST ALONG THE EAST LINE OF SAID LOT 7 AND THE WEST LINE OF BLOCK 5 OF SAID ABRAM'S ADDITION, 68.16 FEET TO THE SOUTH MARGIN OF SAID SOUTH WEBSTER STREET; THENCE SOUTH 89°22'37" EAST ALONG SAID SOUTH MARGIN, 276.00 FEET TO A POINT 104.00 FEET WEST OF, WHEN MEASURED AT RIGHT ANGLES TO, THE CENTERLINE OF 12TH AVENUE SOUTH TO THE NORTHWEST CORNER OF LOT 5, BLOCK 5, ABRAM'S ADDITION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 11 OF PLATS, PAGE 30, IN KING COUNTY, WASHINGTON; THENCE NORTH 00°32'53" EAST, PARALLEL WITH SAID CENTERLINE 24.00 FEET TO THE NORTH MARGIN OF SAID SOUTH WEBSTER STREET; THENCE SOUTH 89°22'37" EAST ALONG SAID NORTH MARGIN, 371.98 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.

(ALSO KNOWN AS PARCEL E OF LOT LINE ADJUSTMENT NUMBER 89003, RECORDED UNDER RECORDING NUMBER 9212019002).

**REVISED LEGAL DESCRIPTION:**

**PARCEL I**

PARCEL B, CITY OF SEATTLE LOT BOUNDARY ADJUSTMENT NO. 3005372, RECORDED UNDER KING COUNTY RECORDING NO. 20071010900018;

TOGETHER WITH THAT PORTION OF PARCEL E AS SHOWN AND DELINEATED ON LOT LINE ADJUSTMENT SURVEY UNDER RECORDING NUMBER 9212019002 BY DODDS ENGINEERS, INC. DATED NOVEMBER, 1992 LYING WESTERLY OF THE FOLLOWING DESCRIBED LINE;

COMMENCING AT THE MOST NORTHERLY POINT OF SAID PARCEL E;

SAID POINT BEING THE INTERSECTION OF THE SOUTHWESTERLY MARGIN OF EAST MARGINAL WAY SOUTH AND THE LINE OF THAT CERTAIN DRAINAGE EASEMENT DESCRIBED IN DOCUMENT RECORDED UNDER KING COUNTY RECORDING NUMBER 5978003, AND THE ORIGINAL EASTERLY BOUNDARY OF SLIP 4 OF THE DUWAMISH WATERWAY;

THENCE SOUTH 09°26'45" WEST, ALONG SAID EASTERLY LINE AND SAID EASTERLY BOUNDARY, 70.36 FEET TO A POINT 125 FEET SOUTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO, THE NORTHERLY LINE OF BLOCK 6, DUWAMISH INDUSTRIAL ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 21 OF PLATS, PAGE 65 RECORDS OF KING COUNTY, WASHINGTON;

THENCE NORTH 89°58'01" WEST, PARALLEL WITH SAID NORTH LINE, 23.97 FEET TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 11°34'46" EAST, 71.32 FEET;  
 THENCE SOUTH 10°54'56" WEST, 45.13 FEET;  
 THENCE SOUTH 06°26'14" WEST, 16.72 FEET;  
 THENCE SOUTH 09°58'02" WEST, 80.47 FEET;  
 THENCE SOUTH 00°25'51" WEST, 37.97 FEET;  
 THENCE SOUTH 26°27'10" EAST, 12.10 FEET;  
 THENCE SOUTH 04°33'09" WEST, 8.30 FEET;  
 THENCE SOUTH 19°00'19" WEST, 8.18 FEET;  
 THENCE SOUTH 13°11'38" WEST, 9.24 FEET;  
 THENCE SOUTH 00°12'57" WEST, 28.44 FEET;  
 THENCE NORTH 70°28'27" WEST, 29.11 FEET;  
 THENCE SOUTH 20°09'39" WEST, 14.73 FEET;  
 THENCE SOUTH 29°57'21" WEST, 45.31 FEET;  
 THENCE SOUTH 30°24'28" WEST, 120.70 FEET;  
 THENCE SOUTH 51°37'12" EAST, 13.01 FEET;  
 THENCE SOUTH 42°02'56" WEST, 62.38 FEET;  
 THENCE SOUTH 35°17'24" WEST, 41.23 FEET;  
 THENCE SOUTH 17°49'24" WEST, 12.56 FEET TO INTERSECT THE SOUTHERLY LINE OF SAID PARCEL E AND THE TERMINUS OF THIS DESCRIBED LINE FROM WHICH THE MOST WESTERLY ANGLE POINT CORNER OF SAID PARCEL E BEARS NORTH 52°16'07" WEST, 28.68 FEET DISTANT.

**PARCEL II**

PARCEL E AS SHOWN AND DELINEATED ON THE LOT LINE ADJUSTMENT NUMBER 89003, RECORDED UNDER RECORDING NUMBER 9212019002 BY DODDS ENGINEERS, INC. DATED NOVEMBER, 1992;

EXCEPT THAT PORTION OF SAID PARCEL E LYING WESTERLY OF THE FOLLOWING DESCRIBED LINE;

COMMENCING AT THE MOST NORTHERLY POINT OF SAID PARCEL E;

SAID POINT BEING THE INTERSECTION OF THE SOUTHWESTERLY MARGIN OF EAST MARGINAL WAY SOUTH AND THE LINE OF THAT CERTAIN DRAINAGE EASEMENT DESCRIBED IN DOCUMENT RECORDED UNDER RECORDING KING COUNTY RECORDING NUMBER 5978003, AND THE ORIGINAL EASTERLY BOUNDARY OF SLIP 4 OF THE DUWAMISH WATERWAY;

THENCE SOUTH 09°26'45" WEST, ALONG SAID EASTERLY LINE AND SAID EASTERLY BOUNDARY, 70.36 FEET TO A POINT 125 FEET SOUTHERLY OF, WHEN MEASURED AT RIGHT ANGLES TO, THE NORTHERLY LINE OF BLOCK 6, DUWAMISH INDUSTRIAL ADDITION TO THE CITY OF SEATTLE, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 21 OF PLATS, PAGE 65 RECORDS OF KING COUNTY, WASHINGTON;

THENCE NORTH 89°58'01" WEST, PARALLEL WITH SAID NORTH LINE, 23.97 FEET TO THE TRUE POINT OF BEGINNING;

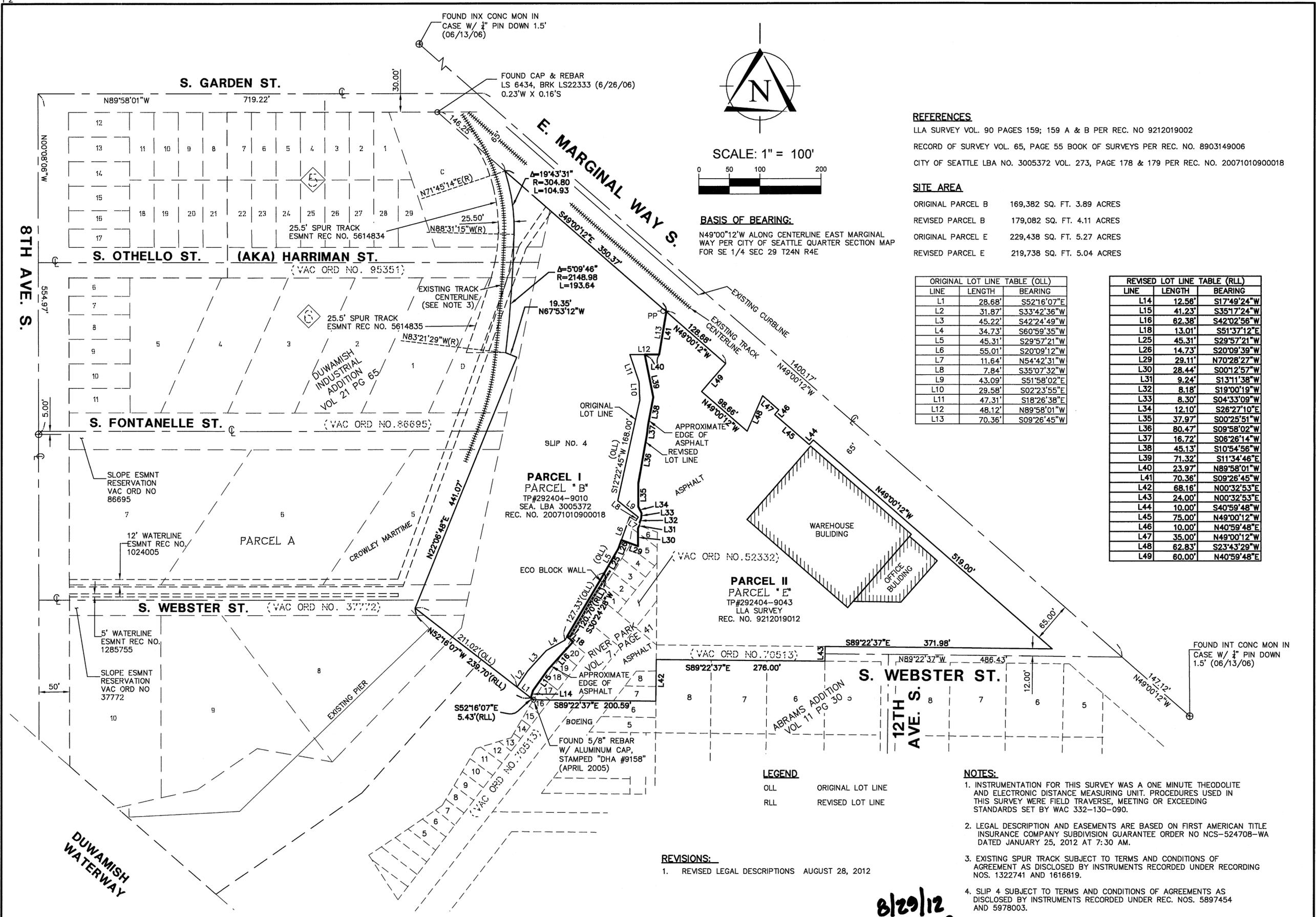
THENCE SOUTH 11°34'46" EAST, 71.32 FEET;  
 THENCE SOUTH 10°54'56" WEST, 45.13 FEET;  
 THENCE SOUTH 06°26'14" WEST, 16.72 FEET;  
 THENCE SOUTH 09°58'02" WEST, 80.47 FEET;  
 THENCE SOUTH 00°25'51" WEST, 37.97 FEET;  
 THENCE SOUTH 26°27'10" EAST, 12.10 FEET;  
 THENCE SOUTH 04°33'09" WEST, 8.30 FEET;  
 THENCE SOUTH 19°00'19" WEST, 8.18 FEET;  
 THENCE SOUTH 13°11'38" WEST, 9.24 FEET;  
 THENCE SOUTH 00°12'57" WEST, 28.44 FEET;  
 THENCE NORTH 70°28'27" WEST, 29.11 FEET;  
 THENCE SOUTH 20°09'39" WEST, 14.73 FEET;  
 THENCE SOUTH 29°57'21" WEST, 45.31 FEET;  
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 THENCE SOUTH 51°37'12" EAST, 13.01 FEET;  
 THENCE SOUTH 42°02'56" WEST, 62.38 FEET;  
 THENCE SOUTH 35°17'24" WEST, 41.23 FEET;  
 THENCE SOUTH 17°49'24" WEST, 12.56 FEET TO INTERSECT THE SOUTHERLY LINE OF SAID PARCEL E AND THE TERMINUS OF THIS DESCRIBED LINE FROM WHICH THE MOST WESTERLY ANGLE POINT CORNER OF SAID PARCEL E BEARS NORTH 52°16'07" WEST, 28.68 FEET DISTANT.

**REVISIONS:**

1. REVISED LEGAL DESCRIPTIONS AUGUST 28, 2012

8/29/12

 <p>12112 115th Ave. NE        Kirkland, WA 98034-6923        425.821.8448        425.821.3481 fax        800.488.0756 toll free        www.triadassoc.com</p>		POR NW 1/4, SE 1/4, SEC 29, TWP 24 N., RGE 4 E, W.M. KING COUNTY, WASHINGTON	
		DWN. BY LMM	DATE MARCH 12, 2012
	CHKD. BY LEC	SCALE N/A	SHEET 2 OF 3



**REFERENCES**  
 LLA SURVEY VOL. 90 PAGES 159; 159 A & B PER REC. NO 9212019002  
 RECORD OF SURVEY VOL. 65, PAGE 55 BOOK OF SURVEYS PER REC. NO. 8903149006  
 CITY OF SEATTLE LBA NO. 3005372 VOL. 273, PAGE 178 & 179 PER REC. NO. 20071010900018

**SITE AREA**  
 ORIGINAL PARCEL B 169,382 SQ. FT. 3.89 ACRES  
 REVISED PARCEL B 179,082 SQ. FT. 4.11 ACRES  
 ORIGINAL PARCEL E 229,438 SQ. FT. 5.27 ACRES  
 REVISED PARCEL E 219,738 SQ. FT. 5.04 ACRES

ORIGINAL LOT LINE TABLE (OLL)		
LINE	LENGTH	BEARING
L1	28.68'	S52°16'07"E
L2	31.87'	S33°42'36"W
L3	45.22'	S42°24'49"W
L4	34.73'	S60°59'35"W
L5	45.31'	S29°57'21"W
L6	55.01'	S20°09'12"W
L7	11.64'	N54°42'31"W
L8	7.84'	S35°07'32"W
L9	43.09'	S51°58'02"E
L10	29.58'	S02°23'55"E
L11	47.31'	S18°26'38"E
L12	48.12'	N89°58'01"W
L13	70.36'	S09°26'45"W

REVISED LOT LINE TABLE (RL)		
LINE	LENGTH	BEARING
L14	12.56'	S17°49'24"W
L15	41.23'	S35°17'24"W
L16	62.38'	S42°02'56"W
L18	13.01'	S51°37'12"E
L25	45.31'	S29°57'21"W
L26	14.73'	S20°09'39"W
L29	29.11'	N70°28'27"W
L30	28.44'	S00°12'57"W
L31	9.24'	S13°11'38"W
L32	8.18'	S19°00'19"W
L33	8.30'	S04°33'09"W
L34	12.10'	S26°27'10"E
L35	37.97'	S00°25'51"W
L36	80.47'	S09°58'02"W
L37	16.72'	S06°26'14"W
L38	45.13'	S10°54'56"W
L39	71.32'	S11°34'46"E
L40	23.97'	N89°58'01"W
L41	70.36'	S09°26'45"W
L42	68.16'	N00°32'53"E
L43	24.00'	N00°32'53"E
L44	10.00'	S40°59'48"W
L45	75.00'	N49°00'12"W
L46	10.00'	N40°59'48"E
L47	35.00'	N49°00'12"W
L48	62.83'	S23°43'29"W
L49	60.00'	N40°59'48"E

**LEGEND**  
 OLL ORIGINAL LOT LINE  
 RLL REVISED LOT LINE

**NOTES:**  
 1. INSTRUMENTATION FOR THIS SURVEY WAS A ONE MINUTE THEODOLITE AND ELECTRONIC DISTANCE MEASURING UNIT. PROCEDURES USED IN THIS SURVEY WERE FIELD TRAVERSE, MEETING OR EXCEEDING STANDARDS SET BY WAC 332-130-090.  
 2. LEGAL DESCRIPTION AND EASEMENTS ARE BASED ON FIRST AMERICAN TITLE INSURANCE COMPANY SUBDIVISION GUARANTEE ORDER NO NCS-524708-WA DATED JANUARY 25, 2012 AT 7:30 AM.  
 3. EXISTING SPUR TRACK SUBJECT TO TERMS AND CONDITIONS OF AGREEMENT AS DISCLOSED BY INSTRUMENTS RECORDED UNDER RECORDING NOS. 1322741 AND 1616619.  
 4. SLIP 4 SUBJECT TO TERMS AND CONDITIONS OF AGREEMENTS AS DISCLOSED BY INSTRUMENTS RECORDED UNDER REC. NOS. 5897454 AND 5978003.

**REVISIONS:**  
 1. REVISED LEGAL DESCRIPTIONS AUGUST 28, 2012



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POR NW 1/4, SE 1/4, SEC 29,  
 TWP 24 N., RGE 4 E, W.M.  
 KING COUNTY, WASHINGTON

DWN. BY	KBR	DATE	MARCH 12, 2012	JOB NO.	11-146
CHKD. BY	LEC	SCALE	1"=100'	SHEET	3 OF 3