

ORDINANCE NO. **12218**

AN ORDINANCE authorizing the condemnation of property for Soos Creek Park - Phase IV Project # 8-1991-010.

STATEMENT OF FACTS

1. The King County council on November 24, 1992, by Ordinance No. 10641, did adopt the 1993 Budget and Program and did provide therein for a capital improvements program.

2. The King County Capital Improvements Program provides for the acquisition and construction of Soos Creek Park, which will contain within its boundaries certain parcels of land described in the attached Exhibit "A."

3. In order to acquire the property and property rights required to lay out and construct improvements along Soos Creek Park - Phase IV Project #8-1991-010, it is necessary for King County to condemn certain lands and property rights and rights in property as hereinafter more particularly set forth.

4. Negotiations for the sale of those parcels identified in Exhibit "A" have proven unsuccessful and it is therefore necessary that King County acquire this property by condemnation.

5. The King County council finds that public health, safety, necessity and convenience demand that Soos Creek Park - Phase IV Project #8-1991-010 be improved within King County in accordance with the Capital Budget and Program, and that certain properties, property rights, and rights in property be condemned, appropriated, taken and damaged for the purpose of constructing improvements along Soos Creek Park - Phase IV Project #8-1991-010 as provided for in this ordinance.

6. The Index of Exhibit "A," Page 1 of Exhibit "A," and Page 2 of Exhibit "A," have been amended to correct the conveyance from Easement to Warranty Deed, and the property legal description thereon.

BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

SECTION 1. The King County council has deemed it necessary and in the best interest of the citizens of King County that the lands hereinafter described in Exhibit "A," and other property rights and/or rights in property be condemned, appropriated, taken and damaged for the purpose of constructing improvements along Soos Creek Park - Phase IV Project #8-1991-010, subject to the making or paying of just compensation to the owners herein in the manner provided by law.

SECTION 2. Condemnation proceedings are hereby authorized to acquire property and property rights and/or rights in property, described in Exhibit "A" for the purpose of the subject park improvements.

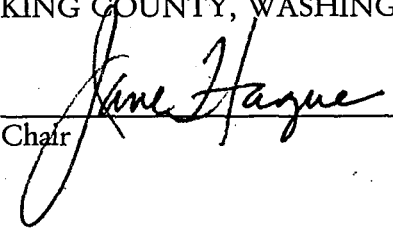
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SECTION 3. The attorneys for King County are hereby authorized and directed to begin to prosecute the proceedings provided by law to condemn, take and appropriate the land and other property and property rights necessary to carry out the provisions of this ordinance.

INTRODUCED AND READ for the first time this 19th day of September, 1994.

PASSED by a vote of 11 to 1 this 15th day of April, 1996.

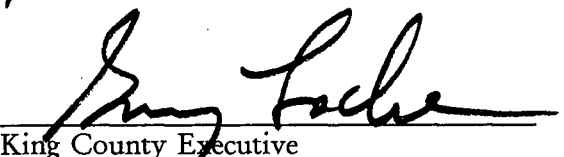
KING COUNTY COUNCIL
KING COUNTY, WASHINGTON


Chair

ATTEST:


Clerk of the Council

APPROVED this 25 day of April, 1996


King County Executive

Attachments:

- A Index of Exhibit "A"
- B Exhibit "A"

INDEX OF EXHIBIT "A"

PAGE #	DOCUMENT IDENTIFICATION
1	EASEMENT PARCEL #4
2	EASEMENT PARCEL #5
3	DEED PARCEL #7
4	DEED PARCEL #8

AFTER RECORDING RETURN TO EXHIBIT "A" page 1 of 4

King County Real Property Division
500A King County Administration Bldg.
500 Fourth Avenue
Seattle, WA 98104

8-1991-010 #4
Soos Creek Park Phase 4
Acquired Under Eminent Domain

EASEMENT

THIS AGREEMENT, made this ___ day of _____, 19___, between Ronald H. Morford and Ann M. Morford (Grantor), and King County, a political subdivision of the State of Washington, (Grantee):

WITNESSETH That Grantor for and in consideration of Ten Dollars (\$10.00) and other valuable consideration receipt of which is hereby acknowledged, does hereby grant and convey to the Grantee, its successors and assigns, agents, and licensees a perpetual easement to construct, reconstruct, operate, and maintain drainage facilities, slopes, cuts and fills, sidewalks, utilities, and all other purposes not inconsistent with Grantee's use across, under, over, and upon that certain parcel of land which Grantor owns described as follows:

The Easterly 450 feet of the following Tract X:

Tract X: Lot B, King County Short Plat Number 676111, according to Short Plat recorded under Recording Number 761120675, being a portion of the north half of the south half of the southwest quarter of the northeast quarter, Section 4, Township 22 North, Range 5 East, W.M., in King County, Washington.

Grantee shall have the right of ingress and egress over and across the land of the Grantor to and from the above described property, and the right to clear and keep cleared all trees and other obstructions. Grantee shall have the right to permit others to occupy the easement jointly with the Grantee for utility purposes.

The rights, conditions, and provisions of this easement shall inure to the benefit of and be binding upon the heirs, executors, administrators, and successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, the said Grantor has executed this instrument this ___ day of _____, 19___.

Witness:

Grantor

Grantor

STATE OF WASHINGTON)
COUNTY OF KING)

On the ___ day of _____, 19___, before me, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared before me _____ to me known to be the individual described in and who executed the foregoing instrument, and acknowledged to me that ___ signed and sealed the same as ___ free and voluntary act and deed, for the uses and purposes therein mentioned.

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

NOTARY PUBLIC in and for the State of Washington
residing at _____

12218

AFTER RECORDING RETURN TO:

King County Real Property Division
500A King County Administration Bldg.
500 Fourth Avenue
Seattle, WA 98104

8-1991-010 #5
Soos Creek Park Phase 4
Acquired Under Eminent Domain

EASEMENT

THIS AGREEMENT, made this ___ day of _____, 19___, between Dale E. Morford (Grantor), and King County, a political subdivision of the State of Washington, (Grantee):

WITNESSETH That Grantor for and in consideration of Ten Dollars (\$10.00) and other valuable consideration receipt of which is hereby acknowledged, does hereby grant and convey to the Grantee, its successors and assigns, agents, and licensees a perpetual easement to construct, reconstruct, operate, and maintain drainage facilities, slopes, cuts and fills, sidewalks, utilities, and all other purposes not inconsistent with Grantee's use across, under, over, and upon that certain parcel of land which Grantor owns described as follows:

The Easterly 450 feet of the following Tract X:

Tract X: Lot D, King County Short Plat Number 676111, according to Short Plat recorded under Recording Number 7611120675, being a portion of the north half of the south half of the southwest quarter of the northeast quarter, Section 4, Township 22 North, Range 5 East, W.M., in King County, Washington.

Grantee shall have the right of ingress and egress over and across the land of the Grantor to and from the above described property, and the right to clear and keep cleared all trees and other obstructions. Grantee shall have the right to permit others to occupy the easement jointly with the Grantee for utility purposes.

The rights, conditions, and provisions of this easement shall inure to the benefit of and be binding upon the heirs, executors, administrators, and successors and assigns of the respective parties hereto.

IN WITNESS WHEREOF, the said Grantor has executed this instrument this ___ day of _____, 19___.

Witness:

Grantor

Grantor

STATE OF WASHINGTON)
COUNTY OF KING)

On the ___ day of _____, 19___, before me, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared before me _____ to me known to be the individual described in and who executed the foregoing instrument, and acknowledged to me that ___ signed and sealed the same as ___ free and voluntary act and deed, for the uses and purposes therein mentioned.

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

NOTARY PUBLIC in and for the State of Washington
residing at _____.

AFTER RECORDING RETURN TO:
King County Real Property Division
500A King County Administration Bldg.
500 Fourth Avenue
Seattle, WA 98104

8-1991-010 #7
Soos Creek Park Phase 4

WARRANTY DEED

The Grantor herein Charles R. Garner as his separate estate
for the consideration of Ten Dollars (\$10.00) and other valuable consideration, convey and warrant to the
County of King, State of Washington, all interest in the following described real estate, situated in the County
of King, State of Washington:

The North half of the Northeast quarter of the Southeast quarter of Section 4, Township 22 North, Range 5 East,
W.M., in King County, Washington; EXCEPT the South 16.5 feet of the East 660 feet thereof;
AND EXCEPT that portion lying within the Plat of Linda Highlands Division No. 1, according to the plat
thereof recorded in Volume 91 of Plats, page 25, in King County, Washington.

Dated this ___ day of _____, 19__.

Witness:

Grantor

Grantor

STATE OF WASHINGTON)

COUNTY OF KING)

On the ___ day of _____, 19__, before me, a Notary Public in and for the State of
Washington, duly commissioned and sworn, personally appeared before me _____
_____ to me known to the individual described in and who executed the foregoing
instrument, and acknowledged to me that ___ signed and sealed the same as ___ free and voluntary act and
deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this ___ day of _____, 19__.

NOTARY PUBLIC in and for the State of Washington
residing at _____

12218

Filed For Record At Request Of:

AFTER RECORDING RETURN TO:
King County Property Services Division
500A King County Administration Bldg.
500 Fourth Avenue
Seattle, WA 98104

8-1991-010 #8
Soos Creek Park Phase 4

WARRANTY DEED

The Grantor herein Charles R. Garner as his separate estate, and, Gary E Pruden and Clystie Pruden husband and wife, for the consideration of Ten Dollars (\$10.00) and other valuable consideration, convey and warrant to the County of King, State of Washington, all interest in the following described real estate, situated in the County of King, State of Washington:

That portion of the North 3/4 of the West 1/4 of the Southwest 1/4 of Section 3, Township 22 North, Range 5 East, W.M., described as follows:

BEGINNING at the West 1/4 corner of said Section 3; thence South 01 08'33" West along the west line of said section a distance of 748.32 feet; thence South 59 28'10" East a distance of 125.62 feet; thence South 30 36'37" East a distance of 834.39 feet to the northerly margin of SE Lake Youngs Way; thence North 65 27'19" East along said margin a distance of 121.78 feet to the east line of said West 1/4; thence North 01 06'57" East along said east line a distance of 110.56 feet; thence North 31 41'18" West a distance of 615.00 feet; thence North 20 00'48" West a distance of 900.00 feet to THE POINT OF BEGINNING. Situate in the County of King, State of Washington.

Containing an area of 258,136.5 square feet, or 5.926 acres M/L.

Dated this ____ day of _____, 19__.

Grantor

Grantor

Grantor

STATE OF WASHINGTON)
COUNTY OF KING)

On the ____ day of _____, 19__, before me, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared before me _____ to me known to the individual described in and who executed the foregoing instrument, and acknowledged to me that ____ signed and sealed the same as ____ free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this ____ day of _____, 19__.

NOTARY PUBLIC in and for the State of Washington
residing at _____

STATE OF WASHINGTON)
COUNTY OF KING)

On the ____ day of _____, 19__, before me, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared before me _____ to me known to the individual described in and who executed the foregoing instrument, and acknowledged to me that ____ signed and sealed the same as ____ free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this ____ day of _____, 19__.

NOTARY PUBLIC in and for the State of Washington
residing at _____