

EVERETT SCHOOL DISTRICT NO. 2

RESOLUTION NO. 931

A Resolution of the Board of Directors (the "Board") of the Everett School District No. 2 (the "District") to execute a quit claim deed conveying all right, title, and interest of the District in a portion of the real property known as the Triway Grange Property to Snohomish County (the "County") as needed for road improvement purposes.

WHEREAS, prior to February 6, 1939 the property described as Parcel A in Exhibit A (the "Triway Grange Property") was owned by the Consolidated School District No. 331.

WHEREAS, On February 6, 1939, the Consolidated School District No. 331 conveyed and quit claimed all interest in the Triway Grange Property to the Triway Grange No. 1093, and included a requirement in the deed that title in the property shall vest in the Triway Grange No. 1093 during such time as they shall maintain and use said property, and that in the event of dissolution of the Triway Grange No. 1093 title in the property shall revert to the Consolidated School District No. 331.

WHEREAS, on August 7, 1940 Consolidated School District No. 331 was dissolved and the Everett School District No. 24 took over the northern portion of Consolidated School District No. 331, including the area containing the Triway Grange Property. (The Everett School District No. 24 was subsequently renamed Everett School District No. 2.)

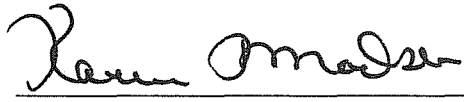
WHEREAS, the County is in the process of acquiring approximately 4,550 square feet of the Triway Grange Property along Seattle Hill Road as described in Exhibits A and B for road improvement purposes, and has requested a quit claim deed from the District for said property.


WHEREAS, at the current time the District claims no title or interest in the portion of the Triway Grange Property being acquired by the County.

NOW THEREFORE, BE IT RESOLVED as follows:


1. The Board shall, and hereby does, authorize and direct the District's Interim Superintendent or his authorized designee, on behalf of the District, to execute a quitclaim deed in the form attached to this resolution.

ADOPTED, this 9 day of December, 2008, and authenticated by the signatures affixed below.

  
Karen Madsen, President

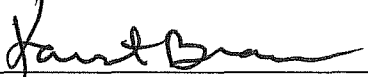
  
Kristie Dutton, Director

  
Carol Andrews, Director

  
Sue Cooper, Director

  
Ed Petersen, Director

ATTEST:

By:   
Karst Brandsma, Interim Superintendent  
and Secretary of the Board

Return to:  
Snohomish County Public Works  
Right of Way – Admin E. 5<sup>th</sup> FL.  
3000 Rockefeller Ave. M/S 607  
Everett, WA 98201

## QUIT CLAIM DEED

Reference No.: N/A  
Grantor: Everett School District #2  
Grantee: County of Snohomish  
Legal Description: Ptn Gov't Lot 4, T27N, R5E  
Assessor's Tax Parcel ID No.: 270504-002-017-00

Add'l on page \_\_\_\_\_

In the matter of: 35<sup>th</sup> Avenue SE/Seattle Hill Road Intersection Improvement  
Snohomish County Road Project #RC 1494  
Parcel No. 007

The GRANTOR, Everett School District #2, which acquired title as Consolidated School District #331 of Snohomish County, State of Washington and/or its Trustees through reverter rights under Statutory Warranty Deed under Auditor's File No. 645076, for and in consideration of Ten and No/100 Dollars (\$10.00) and other valuable consideration, conveys and quit claims to the GRANTEE, County of Snohomish, a political subdivision of the State of Washington, the following described real estate and any after-acquired interest therein, situated in Snohomish County, State of Washington, to the same extent and purpose as if the rights herein granted had been acquired under the Eminent Domain statute of the State of Washington:

**See Attached Exhibit "A" and Exhibit "B"  
(Incorporated herein by this reference)**

It is further understood and agreed that the delivery of this deed is tendered and that the terms and obligations hereof shall not become binding upon the County of Snohomish, State of Washington unless and until accepted and approved in writing by the Snohomish County Director of Public Works or County Engineer.

STATE OF WASHINGTON,  
COUNTY OF \_\_\_\_\_} SS.  
On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally came \_\_\_\_\_ to me known to be the \_\_\_\_\_ of the \_\_\_\_\_ the Corporation that executed the within and foregoing instrument, and acknowledged the said instrument to be the Free and Voluntary act and deed of said corporation for the uses and purposes therein mentioned and on oath stated that \_\_\_\_ he \_\_\_\_ w \_\_\_\_ authorized to execute said instrument, and that the seal affixed is the seal of said Corporation.  
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal the day and year in this certificate above written.  
Notary Public in and for the State of Washington, residing at \_\_\_\_\_  
My commission expires \_\_\_\_\_ (print name of notary)

STATE OF WASHINGTON,  
COUNTY OF \_\_\_\_\_} SS.  
On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally came \_\_\_\_\_ to me known to be the individual described in and who executed the within 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.  
Witness my hand and seal the day and year first above written.  
Notary Public in and for the State of Washington, residing at \_\_\_\_\_  
My commission expires \_\_\_\_\_ (print name of notary)

STATE OF WASHINGTON,  
COUNTY OF \_\_\_\_\_} SS.  
On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, before me, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally came \_\_\_\_\_ to me known to be the individual described in and who executed the within 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.  
Witness my hand and seal the day and year first above written.  
Notary Public in and for the State of Washington, residing at \_\_\_\_\_  
My commission expires \_\_\_\_\_ (print name of notary)

Sur. No. _____	Quit Claim Deed FROM	TO	Dated _____, 20____	FILED FOR RECORD AT REQUEST OF	Department of Public Works	Dir. of PUBLIC WORKS APPROVAL	Approval Rec'm Real Property Supervisor Checked by _____
	COUNTY OF SNOHOMISH						

July 14, 2008

35<sup>th</sup> Ave SE & Seattle Hill Road

RC 1494, SR No. 4034

EXHIBIT A

Parcel No. 33009-RC1494-007

PARCEL 007

ACQUISITION DESCRIPTION

That portion of the following described Parcel A;

**PARCEL A**

Beginning at the northwest corner of Section 4, Township 27 North, Range 5 east, W.M.; thence S00°23'E, along the west line of said Section 4, a distance of 1061.49 feet to the intersection with the centerline of the county road and the **TRUE POINT OF BEGINNING** of this description; thence N54°37'E, along said centerline, 216.85 feet; thence N00°23'W, parallel with the west line of aforesaid Section 4, a distance of 182.79 feet; thence S89°37'W, 178.00 feet to said west section line; thence S00°23'E, along said west section line, 306.85 feet to the **TRUE POINT OF BEGINNING**;

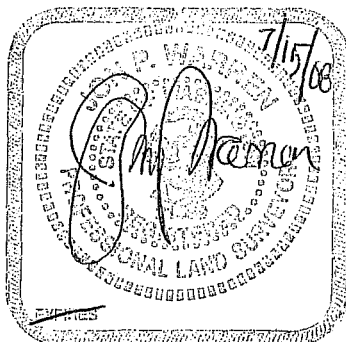
Except aforesaid county roadway;

Situate in the County of Snohomish, State of Washington;

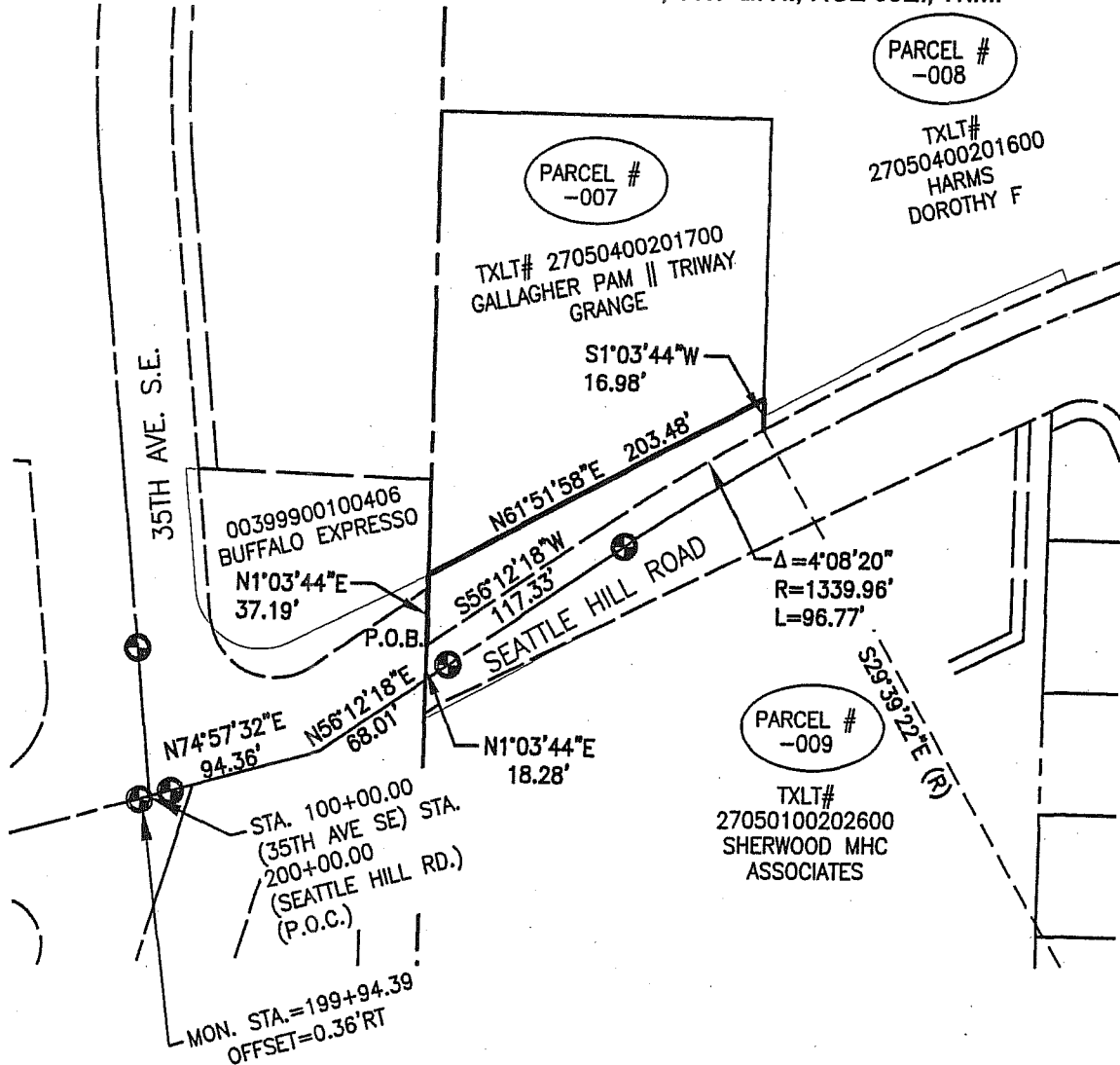
**Described as follows:**

Commencing at the centerline of right-of-way intersection of 35<sup>th</sup> Ave SE and Seattle Hill Road, being County Engineers Station (CES) Seattle Hill Road (SHR) CES-SHR 200+00.00 = CES 35<sup>th</sup> Ave SE 100+00.00, from which a monument in case marking the SHR centerline of construction, being CES-SHR 199+94.39, RT. 0.36' from back bearing of S74°57'32"W; thence N74°57'32"E, along said centerline of right-of-way of SHR, 94.36 feet to an angle point thereof; thence N56°12'18"E, along said centerline of SHR, 68.01 feet to the west line of Section 4, Township 27 North, Range 5 East, W.M.; thence N01°03'44"E, along said west line of Section, a distance of 18.28 feet, to the northwesterly margin of said Seattle Hill Road (SHR), and the **POINT OF BEGINNING**; thence continuing N01°03'44"E, along said west line, 37.19 feet, to CES-SHR 201+94.22, Lt. 45.51'; thence N61°51'58"E 203.48 feet to the east line of aforesaid Parcel A; thence S01°03'04"W, along said east line, 16.98 feet to the aforesaid northwesterly margin of Seattle Hill Road, and the beginning of a 1339.96 foot radius curve to the left, the center of which bears S29°39'22"E; thence southwesterly along said curve and margin, through a central angle of 04°08'20", and arc distance of 96.77 feet; thence S56°12'18"W, along said northwesterly margin, 117.33 feet to the **POINT OF BEGINNING**.

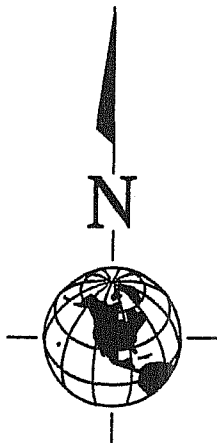
Containing approximately 0.1045 acres, or 4550 square feet.



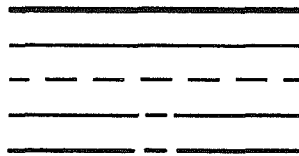
THE NW 1/4 OF THE NW 1/4 OF SEC. 4, TWP 27N., RGE 05E., W.M.



PLOT DATE: 7/07/08

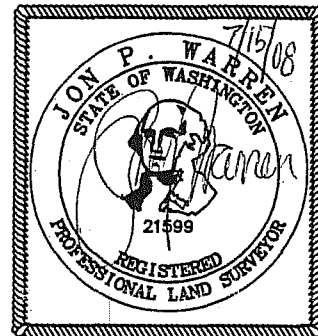
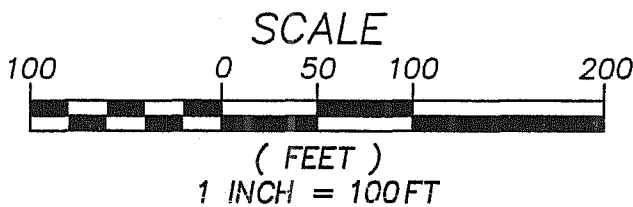


P.O.C.  
P.O.B.



LEGEND

POINT OF COMMENCEMENT  
POINT OF BEGINNING  
PROPOSED RIGHT OF WAY  
PROPERTY LINE  
RIGHT OF WAY LINE  
CENTERLINE  
SECTION LINE



**WHPacific**

3350 Monte Villa Parkway  
Bothell, WA 98021  
425-951-4800 Fax 425-951-4808  
www.whpacific.com

SNOHOMISH COUNTY  
EXHIBIT "B"

SNOHOMISH COUNTY, WASHINGTON

SCALE: 1"=100'

PROJECT NO. 035067

FILE NAME: WHP4034EXHIBIT

SHEET: 1/1

LAST EDIT: 7/07/08