

**HIGHLINE WATER DISTRICT  
King County, Washington**

**RESOLUTION 19-6-5B**

**RELEASE OF EASEMENT  
PORT OF SEATTLE AND JEFFREY UTTERBACK (GRANTORS)  
KING COUNTY RECORDING #20180717000131**

**WHEREAS**, an easement for water pipeline exists upon a portion of the following described real property:

Tax Parcel #6663000010

**WHEREAS**, on 5/7/18, the Port of Seattle and Jeffrey Utterback (Grantors) granted Highline Water District (Grantee) an easement for water pipeline, recorded in the records of King County, Washington under Recording #20180717000131; and

**WHEREAS**, the Port of Seattle and Jeffrey Utterback granted said easement for water pipeline for the benefit of Highline Water District; and

**WHEREAS**, easement #20180717000131 is being released because a new easement has been provided by the developer and recorded in the records of King County, Washington under Recording #20190225000943 with the raw water line relocated; and


**WHEREAS**, Highline Water District (Grantee), desires to relinquish said easement #20180717000131.


**NOW, THEREFORE, BE IT RESOLVED:**

1. For valuable consideration, receipt of which is hereby acknowledged, Highline Water District (formerly King County Water District No. 75) (Grantee) hereby relinquishes, vacates, and quit claims all interest in said easement under Recording #20180717000131 for water pipeline.
2. The General Manager or designee is authorized to execute the Release of said Easement under Recording # 20180717000131 (Attachment-1) as described and incorporated herein.

**ADOPTED BY THE BOARD OF COMMISSIONERS** of Highline Water District, King County, Washington, at an open public meeting held this **5th** day of **June 2019**.

**BOARD OF COMMISSIONERS**

  
Kathleen Quong-Vermeire, President

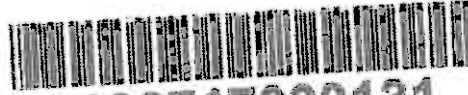
  
Vince Koester, Secretary

  
Todd Fultz, Commissioner

  
Daniel Johnson, Commissioner

  
George Landon, Commissioner

ATTACHMENT 1



20180717000131

EASEMENT Rec: \$104.00  
7/17/2018 9:44 AM  
KING COUNTY, WA

**Return Address:**

HIGHLINE WATER DISTRICT  
P.O. BOX 3867  
23828 30<sup>TH</sup> AVE. S.  
KENT, WA 98032

Please print or type information WASHINGTON STATE RECORDER'S Cover Sheet (RCW 65.04)

<b>Document Title(s)</b> (or transactions contained therein): (all areas applicable to your document <u>must</u> be filled in)  1. <b>Utility Easement</b> 2.
<b>Reference Numbers (s)</b> of Documents assigned or released: 6663000010  Additional reference #'s on page _____ of legal description
<b>Grantor(s)</b> (Last name first, then first name and initials) 1. <b>Port of Seattle</b> 2. <b>Utterback, Jeffrey</b> <input type="checkbox"/> Additional names on page _____ of document.
<b>Grantee(s)</b> (Last name first, then first name and initials) 1. <b>Highline Water District</b> 2. <input type="checkbox"/> Additional names on page _____ of document.
<b>Legal description</b> (abbreviated: i.e. lot, block, plat or section, township, range SW-4-22-4  <input checked="" type="checkbox"/> Additional legal is on Exhibit A of legal description
<b>Assessor's Property Tax Parcel/Account Number:</b> 6663000010  <input type="checkbox"/> Assessor Tax # not yet assigned.
The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

EXCISE TAX NOT REQUIRED  
King Co. Records Division  
By *[Signature]* Deputy

**HIGHLINE WATER DISTRICT  
UTILITY EASEMENT**

The Grantor, Port of Seattle, does hereby grant to Highline Water District, King County, Washington, a municipal corporation, Grantee, its successors and assigns, an easement and right-of-way over, through, under, across, upon and in the following-described property & situated in the City of SeaTac, King County, Washington, to-wit:

for the construction, operation, maintenance, repair and/or replacement of a water pipeline and appurtenances thereto, together with all rights of ingress and egress to and from said easement for all purposes necessary and related thereto;

Grantee and its agents, designees or assigns shall have the right, without prior institution of any suit or proceeding at law, and without prior notice to Grantor, at such time as Grantee deems necessary to enter upon said property, by foot or vehicle, for the installation, repair, reconstruction or maintenance of water facilities and appurtenances without incurring any legal obligation or liability therefore, provided that such shall be accomplished in a manner that existing private improvements shall not be disturbed or destroyed, or in the event that they are disturbed or destroyed they will be replaced or repaired, as nearly as is practicable, to as good a condition as they were immediately before the property was entered upon by the Grantee.

Grantor hereby agrees that no building, wall rockery, trees or structure of any kind shall be erected or planted, nor shall any fill material be placed within the boundaries of said easement area. No excavation shall be made within three feet of said water service facilities, and the surface level of the ground within the easement area shall be maintained at the elevation as currently existing. In the event that this provision is violated, the Grantee shall have the right to require removal of any such structure and same shall be accomplished within a reasonable period of time and at Grantor's expense. Failure of Grantee to so exercise its right to require removal shall not constitute waiver of this right.

Grantor additionally grants to the Grantee, its agents, designees or assigns the use of such additional area immediately adjacent to said easement area as shall be required for the construction, re-construction, maintenance and operation of said water service facilities. The use of such additional area shall be held to a reasonable minimum and be returned to its condition existing immediately before the property was entered upon by Grantee or its agents.

IN WITNESS WHEREOF, the Grantor(s) has (have) executed these presents this 7th day of May 2018.

  
\_\_\_\_\_  
Jeffrey Utterback

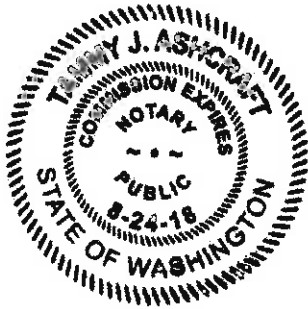
\_\_\_\_\_  
Director, Real Estate & Economic Development  
Port of Seattle

**Corporate Acknowledgement**

STATE OF WASHINGTON )  
 )SS  
COUNTY OF KING )

On this 7 day of May, 2018, before me the undersigned, a Notary Public, personally appeared Jeffrey Utterback, to me known to be the Director, RE & Economic Development of Port of Seattle, the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation.

IN WITNESS WHEREOF I have hereunto set my hand and official seal the day and year first above written.



Tammy J. Ashcraft  
Signature of Notary

TAMMY J. ASHCRAFT  
Print or stamped name of Notary

Notary Public for the State of WASHINGTON

residing at King County

My appointment expires: 8-24-2018

**EXHIBIT A  
(WATER LINE EASEMENT)**

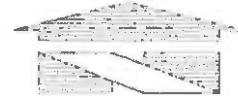
A 15 FOOT WIDE STRIP LYING IN THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 22 NORTH, RANGE 4 EAST, W.M., KING COUNTY, WASHINGTON, THE CENTERLINE OF SAID STRIP BEING DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 4;  
THENCE NORTH 01°18'23" WEST, ALONG THE WEST LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER FOR A DISTANCE OF 30.04 FEET TO A POINT 30.00 FEET NORTH OF THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER;  
THENCE NORTH 88°25'44" WEST, PARALLEL WITH THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER FOR A DISTANCE OF 88.34 FEET;  
THENCE NORTH 42°53'30" WEST, 32.23 FEET TO A POINT ON THE NORTH LINE OF AN EXISTING WATERLINE EASEMENT RECORDED UNDER RECORDING NO. 20150610000499, RECORDS OF KING COUNTY, WASHINGTON AND BEING THE POINT OF BEGINNING OF SAID CENTERLINE;  
THENCE CONTINUING NORTH 42°53'30" WEST, 74.50 FEET;  
THENCE NORTH 88°25'44" WEST, 748.32 FEET;  
THENCE SOUTH 47°53'46" WEST, 15.70 FEET;  
THENCE NORTH 89°07'14" WEST, 132.03 FEET;  
THENCE SOUTH 47°53'46" WEST, 8.22 FEET TO A POINT ON THE NORTH LINE OF SAID WATERLINE EASEMENT RECORDED UNDER RECORDING NO. 20150610000499 AND THE TERMINUS OF SAID CENTERLINE.



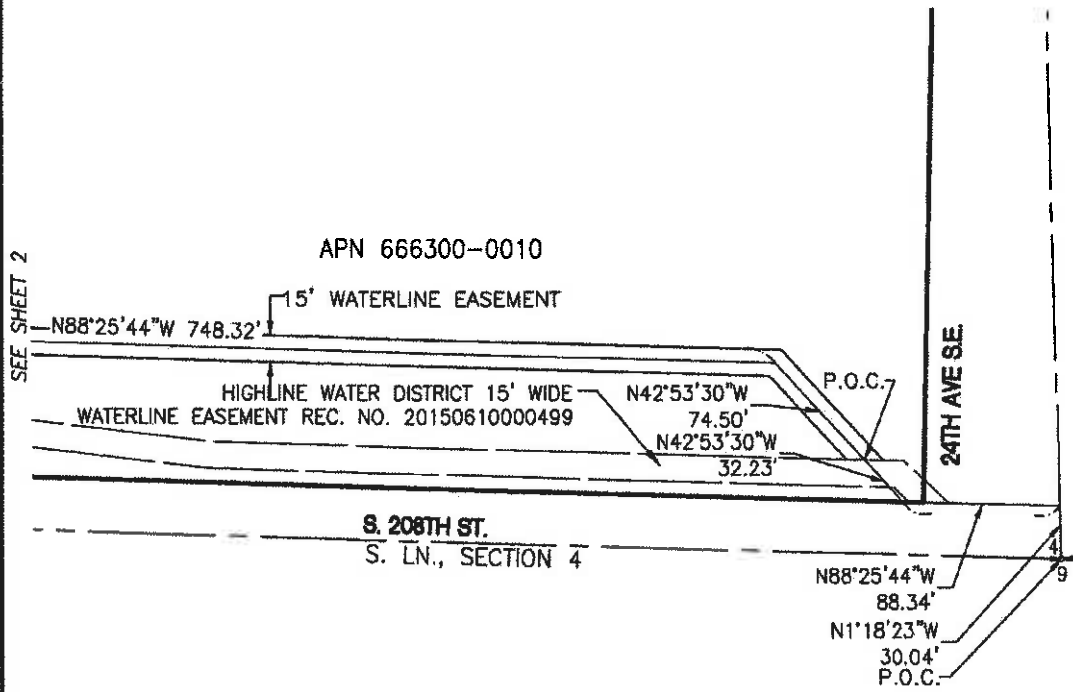
Project: BCE 18640 Des Moines Creek North  
18640L.009.doc  
18640EX01-water.DWG  
April 4, 2018  
OBH

# EXHIBIT B




1"=100'

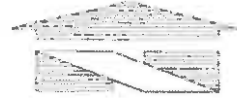
File:P:\18000s\18640\survey\18640EX01-water.dwg Date/Time:4/4/2018 11:12 AM OWEN HILLE



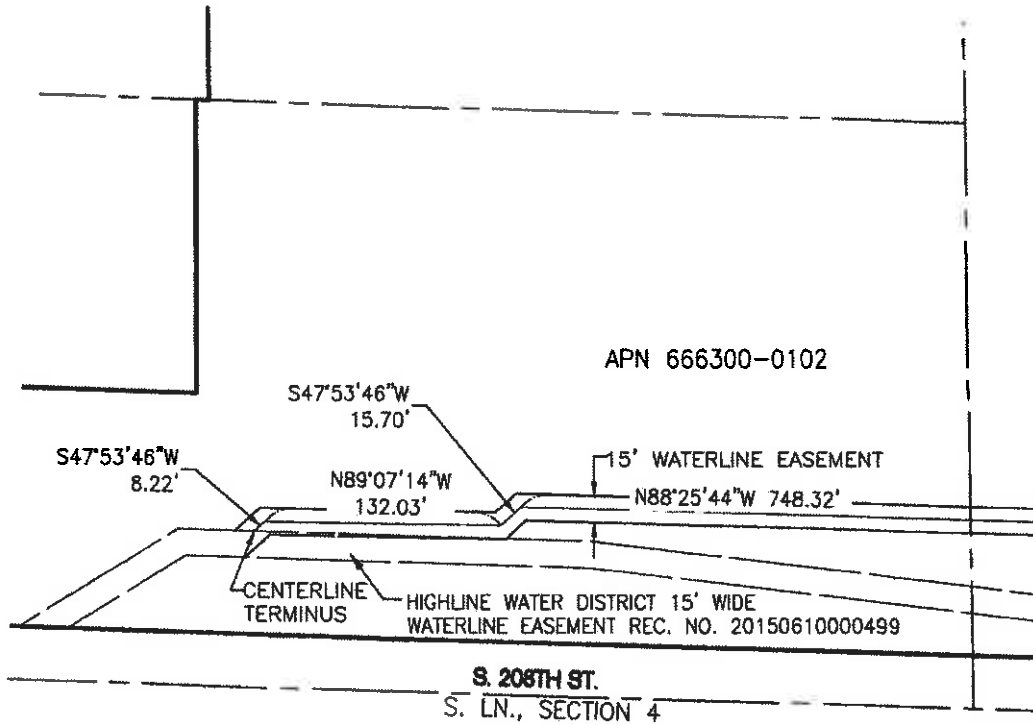
PTN. SE1/4 OF THE SW1/4 OF SECTION 4, T22N, R4E, W.M.

SCALE: HORIZONTAL 1"=100' VERTICAL N/A		For: <b>TRAMMELL CROW          COMPANY</b>	JOB NUMBER <b>18640</b>
 18215 72ND AVENUE SOUTH KENT, WA 98032 (425)251-6222 (425)251-8782 FAX CIVIL ENGINEERING, LAND PLANNING, SURVEYING, ENVIRONMENTAL SERVICES	Title: <b>WATER EASEMENT</b>		SHEET <b>1 of 2</b>
	DRAWN KJR	APPROVED OBH	DATE 4/4/2018

# EXHIBIT B




1"=100'



SEE SHEET 1

File:P:\18000s\18640\survey\18640EX01-water.dwg Date/Time:4/4/2018 11:12 AM OWEN HILLE

PTN. SE1/4 OF THE SW1/4 OF SECTION 4, T22N, R4E, W.M.

<b>SCALE:</b> HORIZONTAL 1"=100' VERTICAL N/A		<b>For:</b> <b>TRAMMELL CROW COMPANY</b>		<b>JOB NUMBER</b> <b>18640</b>	
 18215 72ND AVENUE SOUTH KENT, WA 98032 (425)251-6222 (425)251-8782 FAX		<b>Title:</b> <b>WATER EASEMENT</b>		18640L.009.DOC  <b>SHEET</b> <b>2 of 2</b>	
DRAWN <u>KJR</u>		APPROVED <u>OBH</u>		DATE <u>4/4/2018</u>	

**Agenda Item No.:** 5.2  
**Agenda Date:** 06/05/19  
**Reviewed By:** JJD

**Subject:** Release of Easement - King County Recording #20180717000131  
Port of Seattle and Jeffrey Utterback (Grantors)

CATEGORY	
<i>Executive</i>	<input type="checkbox"/>
<i>Administrative</i>	<input type="checkbox"/>
<i>Engineering/Operations</i>	<input checked="" type="checkbox"/>

FINANCIAL					
<i>Expenditures?</i>	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A <input checked="" type="checkbox"/>
<i>Budgeted?</i>	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>	N/A <input checked="" type="checkbox"/>
Amount: \$ _____					

**ATTACHMENTS:**

1. Resolution 19-6-5B with Attachment-1

**COMMENTS:**

This easement #20180717000131 is being released because a new easement has been provided by the developer and recorded in the records of King County, Washington under Recording # 20190225000943 with the raw water line relocated.

The District desires to relinquish said easement.

Staff recommends approval of this resolution.