

**NO EXCISE TAX
REQUIRED**

MAY 18 2018

KIRKE SIEVERS, Snohomish County Treasurer

By KIRKE SIEVERS

When Recorded Please Return To

BAILEY, DUSKIN & PEIFFLE, P S
P.O. BOX 188
ARLINGTON, WA 98223

Our File No 27-698



201805220534 5 PGS
05/22/2018 2:00pm \$152.00
SNOMISH COUNTY, WASHINGTON

Document Title(s) (or transactions contained therein) Release of Easements
Grantor(s) (Last name first, then first name and initials) City of Arlington
Grantee(s) (Last name first, then first name and initials) Opal Properties, LLC
Legal Description (abbreviated i.e. lot, block, plat or section, township, range, qtr /qtr) PTN OF SW 1/4 OF SECTION 14, TOWNSHIP 31 NORTH, RANGE 5 EAST, W M
Reference Number(s) of Documents assigned or released 7803100289 and 7905290175
Assessor's Property Tax Parcel/Account Number 31051400302900
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.

AFTER RECORDING RETURN TO

Bailey, Duskin & Peiffle, P S
Attorneys at Law
P O Box 188
Arlington, WA 98223

GRANTOR CITY OF ARLINGTON, a municipal corporation of the state of
Washington

GRANTEE OPAL PROPERTIES, LLC

LEGAL (abbrev) PORTION, SW 1/4, SECTION 14, T 31 N , R 5 E, WM

TAX PARCEL NO 31051400302900

RELEASE OF EASEMENT INTERESTS

The City of Arlington, a municipal corporation of the state of Washington
("Declarant") does declare as follows

Recitals

- (a) OPAL PROPERTIES, LLC is the owner of certain real property commonly
known as Snohomish County Tax Parcel 31051400302900, legally
described as follows

See attached Exhibit A

- (b) That certain survey for Arlington Industrial Park, 5+ Acre Tracts, recorded in
the official records of Snohomish County, Washington, Recording No
7803100289, amended by Revision Arlington Industrial Complex, recorded
in the official records of Snohomish County, Washington, Recording No
7905290175, shows non-exclusive access easements affecting the
Property
- (c) Declarant has agreed to release its right, title and interest in and to such
easements

NOW, THEREFORE, in consideration of the benefits to be derived, the City of Arlington does hereby grant, sell, bargain and convey as follows

Grantor, City of Arlington, does hereby convey, relinquish and release any interest which the City of Arlington may have in the following recorded Easements, Surveys, or documents which are or might be construed to be in favor of the City of Arlington, which documents are recorded under the following Snohomish County Auditor's File Numbers

- 7803100289 and 7905290175

Any interest which the City of Arlington has in said easements or documents shall be and hereby are released by the City

DATED this 9 day of May, 2018

CITY OF ARLINGTON, GRANTOR

Barbara Tolbert
Barbara Tolbert, Mayor

STATE OF WASHINGTON)

SS

COUNTY OF SNOHOMISH)

On this 9th day of May, 2018, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Barbara Tolbert, to me known to be the Mayor of the City of Arlington, the municipal corporation that executed the foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of said municipal corporation, for the uses and purposes herein mentioned, and on oath stated that they are authorized to execute the said instrument and that the seal affixed (if any) is the corporate seal of said municipal corporation

Witness my hand and official seal hereto affixed the day and year first above written



Wendy Van Der Meersche
NOTARY PUBLIC in and for the State of
Washington, residing at Arlington
My commission expires 12-19-18
Name Wendy Van Der Meersche

EXHIBIT A

CURRENT LEGAL DESCRIPTION

Legal Description of Real Property

SEC 14, TWP 31 RGE 05 TH PTN OF SW1/4 BEING A PTN OF LOTS 3,5,6,9,10 & 11 OF SURV REC AF NO 7905290175 DAF COM AT SELLY COR LOT 21 OF SD SURV TH S79°55'47E ALG N LN LOT 3 OF SD SURV 60FT TH S10°04'13W 102.20FT TO TPB TH N46°01'15E 315.12FT TH N10°04'13E 97.97FT TH S79°55'47E 530.50FT TH S10°04'13W 572.10FT TH N88°50'41W 728.21FT TO BEG OF CRV TO R WHOSE RAD CTR BEARS N01°09'19E 30FT TH ALG ARC OF SD CRV TO R 66.92FT THRU A C/A OF 127°47'59 TO THE BEG OF REV CRV TO L WHOSE RAD CTR BEARS N51°02'42W 280FT TH ALG ARC OF SD REV CRV TO L 141.16FT THRU A C/A OF 28°53'05 TAP TH BEARS S10°04'13W FR TPB TH N10°04'13E 152.50FT TO TPB PER BLA REC AF NO 9009260178

SITUATE IN THE CITY OF ARLINGTON, COUNTY OF SNOHOMISH, STATE OF WASHINGTON

Tax parcel number: 31051400302900

Address: N/A

Location: Corner of 191st Place NE & 68th Drive NE