

**LAKEPOINTE  
ORIGINAL LEGAL DESCRIPTIONS**

TRIAD PROJECT NO. 14-178  
JULY 14, 2016

**PARCEL A:**

THAT PORTION OF THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 22 NORTH, RANGE 6 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON, LYING SOUTHERLY OF PRIMARY STATE HIGHWAY NO. 2, AS CONVEYED TO THE STATE OF WASHINGTON, BY DEEDS RECORDED UNDER RECORDING NUMBERS 5002384, 5002400, 5005667, 5005666, 5005686 AND 5005687;  
EXCEPT THAT PORTION THEREOF CONVEYED TO KING COUNTY FOR ROAD BY DEED RECORDED UNDER RECORDING NUMBER 2929813;  
AND EXCEPT THAT PORTION CONVEYED TO KING COUNTY FOR ROAD BY INSTRUMENT RECORDED UNDER KING COUNTY RECORDING NUMBER 8608120403;  
EXCEPT THAT PORTION THEREOF CONDEMNED UNDER KING COUNTY SUPERIOR COURT CAUSE NUMBER 00-2-21259-3;  
TOGETHER WITH THAT PORTION OF SAID COLLIER AND LUND REVISION ROAD VACATED BY KING COUNTY ORDINANCE NO. 4404, RECORDED UNDER RECORDING NUMBER 7908150746.

**PARCEL B:**

THAT PORTION OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 22 NORTH, RANGE 6 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION 29;  
THENCE EASTERLY ALONG THE NORTH LINE THEREOF NORTH 89°08'02" EAST 1583.90 FEET, MORE OR LESS, TO THE WESTERLY MARGIN OF THE NORTHWEST GAS PIPE LINE EASEMENT;  
THENCE SOUTHWESTERLY ALONG SAID WESTERLY MARGIN SOUTH 24°32'00" WEST 635.22 FEET, MORE OR LESS, TO THE NORTH LINE OF THAT CERTAIN PLAT OF TIMBERLANE ESTATES DIVISION NO. 4, AS RECORDED IN VOLUME 89 OF PLATS, PAGES 3 AND 4, IN SAID COUNTY;  
THENCE NORTHWESTERLY, WESTERLY AND SOUTHWESTERLY ALONG SAID NORTH LINE NORTH 65°28'00" WEST 68.56 FEET TO THE MOST NORTHERLY CORNER OF LOT 118 OF SAID PLAT;  
THENCE SOUTH 66°30'00" WEST 56.08 FEET;  
THENCE SOUTH 78°00'00" WEST 195.00 FEET;  
THENCE SOUTH 69°30'00" WEST 154.46 FEET;  
THENCE SOUTH 40°00'00" WEST 60.00 FEET;  
THENCE NORTH 50°00'00" WEST 21.54 FEET;  
THENCE SOUTH 63°04'27" WEST 146.42 FEET;  
THENCE NORTH 62°36'42" WEST 62.00 FEET;  
THENCE SOUTH 27°32'18" WEST 45.00 FEET;  
THENCE NORTH 62°36'42" WEST 150.00 FEET;  
THENCE NORTH 27°23'18" EAST 45.00 FEET;  
THENCE NORTH 62°36'42" WEST 103.00 FEET;  
THENCE SOUTH 86°24'22" WEST 332.91 FEET;

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THENCE SOUTH 40°34'04" WEST TO THE WEST LINE OF SAID NORTHWEST QUARTER;  
THENCE NORTH ALONG SAID WEST LINE TO THE POINT OF BEGINNING.

**PARCEL C:**

THAT PORTION OF THE NORTH HALF OF THE NORTHEAST QUARTER OF SECTION 30,  
TOWNSHIP 22 NORTH, RANGE 6 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY,  
WASHINGTON LYING NORTHERLY OF THE FOLLOWING DESCRIBED LINE:  
BEGINNING AT THE INTERSECTION OF THE EAST LINE OF SAID NORTHEAST QUARTER WITH  
THE NORTHWESTERLY LINE OF TRACT "B", TIMBERLANE ESTATES DIVISION NO. 4,  
ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 89 OF PLATS, PAGES 3 AND 4,  
IN KING COUNTY, WASHINGTON;  
THENCE SOUTH 40°34'04" WEST TO AN ANGLE POINT IN THE NORTH LINE OF SAID TRACT  
B;  
THENCE SOUTH 20°07'04" WEST 130.00 FEET;  
THENCE LEAVING SAID NORTH LINE SOUTH 86°10'00" WEST 1070.00 FEET;  
THENCE SOUTH 07°20'00" WEST 130.00 FEET;  
THENCE NORTH 85°45'00" WEST 530.00 FEET;  
THENCE NORTH 11°10'00" WEST 270.00 FEET;  
THENCE NORTH 24°15'00" WEST 366.26 FEET;  
THENCE SOUTH 65°00'00" WEST 369.64 FEET;  
THENCE NORTH 19°33'18" WEST 688.44 FEET, MORE OR LESS, TO A POINT ON A LINE  
LYING 260.00 FEET DISTANT, WHEN MEASURED AT RIGHT ANGLES, FROM THE CENTERLINE  
OF PRIMARY STATE HIGHWAY NO. 2;  
THENCE SOUTHWESTERLY ALONG SAID LINE SOUTH 55°46'43" WEST 36.44 FEET TO THE  
WEST LINE OF THE NORTHEAST QUARTER OF SAID SECTION 30 AND THE MOST  
NORTHERLY CORNER OF LOT 2 AS SAID LOT IS SHOWN AND SO DESIGNATED ON THAT  
CERTAIN SHORT PLAT RECORDED UNDER RECORDING NUMBER 7712220725, RECORDS OF  
SAID COUNTY AND THE TERMINUS OF SAID DESCRIBED LINE.  
EXCEPT THAT PORTION THEREOF CONDEMNED UNDER KING COUNTY SUPERIOR COURT  
CAUSE NUMBER 00-2-21259-3.

**PARCEL D:**

THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 22  
NORTH, RANGE 6 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY, WASHINGTON;  
EXCEPT THE 60 FOOT STRIP THEREOF LYING WITHIN COLLIER AND LUND REVISION ROAD  
(ALSO KNOWN AS SOUTHEAST 254TH STREET) AS CONVEYED TO KING COUNTY BY DEED  
RECORDED UNDER RECORDING NUMBER 2931461;  
TOGETHER WITH THAT PORTION OF SAID COLLIER AND LUND REVISION ROAD VACATED BY  
KING COUNTY ORDINANCE NO. 4404, RECORDED UNDER RECORDING NUMBER 7908150746;  
AND  
EXCEPT THAT PORTION OF SAID SUBDIVISION CONVEYED TO KING COUNTY FOR COLLIER  
AND LUND ROAD REVISION BY DEED RECORDED UNDER RECORDING NUMBER 8608120402.  
PARCEL E:

THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, ALL IN  
TOWNSHIP 22 NORTH, RANGE 6 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY,  
WASHINGTON;  
EXCEPT RIGHT OF WAY FOR COUNTY ROAD.  
EXCEPT THE 60 FOOT STRIP THEREOF LYING WITHIN COLLIER AND LUND REVISION ROAD  
(ALSO KNOWN AS SOUTHEAST 254TH STREET) AS CONVEYED TO KING COUNTY BY DEED

Page 2 of 3

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RECORDED UNDER RECORDING NUMBER 2931461;  
TOGETHER WITH THAT PORTION OF SAID COLLIER AND LUND REVISION ROAD VACATED BY  
KING COUNTY ORDINANCE NO. 4404, RECORDED UNDER RECORDING NUMBER 7908150746;  
AND EXCEPT THAT PORTION OF SAID SUBDIVISION CONVEYED TO KING COUNTY FOR  
COLLIER AND LUND ROAD REVISION BY DEED RECORDED UNDER RECORDING NUMBER  
8608120402.

**PARCEL E:**

THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, ALL IN  
TOWNSHIP 22 NORTH, RANGE 6 EAST, WILLAMETTE MERIDIAN, IN KING COUNTY,  
WASHINGTON;  
EXCEPT RIGHT OF WAY FOR COUNTY ROAD.

**PARCEL F:**

THAT CERTAIN PROPERTY DESCRIBED AS TRACT 3 IN KING COUNTY SUPERIOR COURT  
STIPULATED JUDGMENT AND DECREE, CAUSE NO. 00-2-21259-3-KNT, DATED MAY 2, 2001  
AND BEING IN THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 30,  
TOWNSHIP 22 NORTH, RANGE 6 EAST OF THE WILLAMETTE MERIDIAN, IN KING COUNTY,  
WASHINGTON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT OPPOSITE HIGHWAY ENGINEER'S STATION (HEREINAFTER  
REFERRED TO AS HES) DW 74+24.56 ON THE DW LINE SURVEY OF SR 18, SR 516  
INTERCHANGE TO CEDAR RIVER VICINITY AND 66.88 FEET SOUTHWESTERLY THEREFROM;  
THENCE SOUTHEASTERLY TO A POINT OPPOSITE HES DW 76+45 ON SAID LINE SURVEY  
AND 39 FEET SOUTHWESTERLY THEREFROM;  
THENCE SOUTHEASTERLY TO A POINT OPPOSITE HES 77+25 ON SAID LINE SURVEY AND 31  
FEET SOUTHWESTERLY THEREFROM;  
THENCE SOUTHEASTERLY TO A POINT OPPOSITE HES 77+86.705 ON SAID LINE SURVEY  
AND 61.043 FEET SOUTHWESTERLY THEREFROM;  
THENCE SOUTHWESTERLY TO A POINT OPPOSITE 77+63.437 ON SAID LINE SURVEY AND  
149.816 FEET SOUTHWESTERLY THEREFROM, SAID POINT BEING ON THE NORTHEASTERLY  
LINE OF THE PLAT OF COVINGTON PARK DIVISION 3, ACCORDING TO THE PLAT THEREOF  
RECORDED IN VOLUME 114 OF PLATS, PAGES 95 THROUGH 97, INCLUSIVE, IN KING  
COUNTY, WASHINGTON;  
THENCE NORTH 19°33'18" WEST ALONG THE NORTHEASTERLY OF SAID PLAT TO THE POINT  
OF BEGINNING.