



**KING COUNTY**

1200 King County Courthouse  
516 Third Avenue  
Seattle, WA 98104

**Signature Report**

**April 4, 2005**

**Ordinance 15146**

**Proposed No.** 2005-0105.1

**Sponsors** Hammond and Gossett

1 AN ORDINANCE authorizing the sale of one parcel of tax  
2 title property located in council district 9.  
3  
4

5 BE IT ORDAINED BY THE COUNCIL OF KING COUNTY:

6 **SECTION 1. Findings.**

7 A. King County holds in trust one parcel of property that was foreclosed on due  
8 to non-payment of property taxes, acquired by taxpayer default on October 26, 1915.

9 B. The property identified in this ordinance is known as tax lot 052205-9361.  
10 Notices were sent to county departments and none expressed an interest in the property.

11 C. The various cities, water and sewer districts were notified regarding the  
12 county's plan to surplus and sell the property.

13 D. The facilities management division, real estate services section finds the  
14 property surplus to the county's present and foreseeable needs.

15 E. The property is zoned residential; however its size and shape preclude any  
16 stand alone development potential.

17 F. Due to its size and shape it has been declared not-suitable for the development  
18 of affordable housing.

19 G. King County has agreed to sell the property to the adjacent property owner for  
20 its appraised value of \$33,000.00.

21 H. Sale of the subject property will return revenue to the various taxing districts.

22 I. Under K.C.C. chapter 4.56.100, when no county department or governmental  
23 agency has expressed a need for surplus real property and the property is not suitable for  
24 the development of affordable housing under K.C.C. 4.56.070, the county council may  
25 determine that unique circumstances make a negotiated direct sale in the best interest of  
26 the public.

27 SECTION 2. The King County executive is hereby authorized to execute the  
28 necessary documents to sell the surplus property to the adjacent landowner in a direct  
29 negotiated sale. The agreement is at the below stated appraised value. King County  
30 reserves the right to reject any and all offers.

| 31 | PROPERTY NAME AND                  | APPRAISED    |
|----|------------------------------------|--------------|
| 32 | <u>PARCEL</u> <u>TAX ACCT. NO.</u> | <u>VALUE</u> |
| 33 | 1 <u>Tax title property</u>        | \$33,000.00  |
| 34 | 052205-9361                        |              |
| 35 |                                    |              |

Ordinance 15146 was introduced on 3/14/2005 and passed by the Metropolitan King County Council on 4/4/2005, by the following vote:

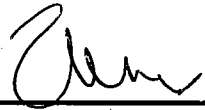
Yes: 11 - Mr. Phillips, Ms. Edmonds, Ms. Lambert, Mr. Pelz, Mr. Dunn, Mr. Ferguson, Mr. Gossett, Ms. Hague, Mr. Irons, Ms. Patterson and Mr. Constantine  
No: 0  
Excused: 2 - Mr. von Reichbauer and Mr. Hammond

KING COUNTY COUNCIL  
KING COUNTY, WASHINGTON



Larry Phillips, Chair

ATTEST:



Anne Noris, Clerk of the Council

RECEIVED  
2005 APR - 7 AM 9:37  
KING COUNTY COUNCIL  
CLERK

APPROVED this 6 day of April, 2005.



Ron Sims, County Executive

Attachments      A. Legal Description, B. Purchase Letter

2005-0105  
15146

**Attachment A**  
**LEGAL DESCRIPTION**

THAT PORTION OF THE EAST 15 FEET OF THE EAST SIDE OF THE WEST ½ OF THE NORTHWEST ¼ OF SOUTHEAST QUARTER OF SECTION 5, TOWNSHIP 22 NORTH, RANGE 5 EAST, W.M., LESS THE NORTH 30 FEET AND THE SOUTH 40 FEET FOR RIGHT OF WAY PER KING COUNTY RECORDING NO. 20040921001930, AND LESS COUNTY ROADS.

SITUATE IN KING COUNTY, STATE OF WASHINGTON

15146

Attachment B  
Purchase Letter

2005-105

APPL. NO. \_\_\_\_\_

Tax Title No. 052205-6666

**OFFER TO PURCHASE PROPERTY**

The undersigned, hereby offers

\$ 33,000 (Thirty-Three Thousand and 00/100 Dollars)

For the purchase of certain County-owned property described as:

See attached Exhibit A.

As required, the undersigned hereby tenders the sum of

\$ 3,300 (Three Thousand Three Hundred and 00/100 Dollars)

in the form of a personal xx, certified \_\_\_\_\_, cashier's check \_\_\_\_\_, or  
money order \_\_\_\_\_, made payable to "King County Treasurer."

Payments received from unsuccessful offerors will be returned within one week, after the  
offers have been evaluated.

NAME Vila Real LLC, a Washington limited liability company  
Please Print include marital status and relationship

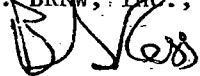
ADDRESS c/o Yarrow Bay Development, Inc.  
825 Fifth Avenue, Suite 202  
Kirkland, WA 98033

PHONE (Daytime) (425) 202-3617

All offers are subject to the terms and conditions set forth in the enclosed Instructions for  
Sealed Bid Sales. By signing this offer, I acknowledge that I have read and understand  
the terms and conditions of the sale.

Vila Real LLC, a Washington limited liability company

By: BRNW, Inc., its Member



N/A

(Signature)

By: Brian Ross, President

SUBMIT OFFER TO: KING COUNTY PROPERTY SERVICES DIVISION  
KING COUNTY ADMINISTRATION BUILDING Rm 500  
500 FOURTH AVENUE  
SEATTLE, WA 98104