202303090222 Page 1 of 5

202303090222

Electronically Recorded

Pierce County, WA LPATTER 03/09/2023 1:41 PM

03/09/2023 Pages: 5

Fee: \$207.50

WHEN RECORDED RETURN TO:

City Clerk City of Puyallup 333 South Meridian Puyallup, WA 98371

RANGE	TOWNSHIP	SECTION	QUARTER						
04E-	20 N-	20 N- 28 01			N- 28 01	01	095	1/13	
	DOCUMEN	SERIAL NUMBER	PAGE NUMBER						

	DEED OF DEDICATION
Grantor:	CENTRAL PUGET SOUND REGIONAL TRANSIT AUTHORITY
Grantee:	CITY OF PUYALLUP
Abbreviated Legal Description:	A PORTION OF LOT 2 BLOCK 10 OF J.P. STEWART'S THIRD ADDITION TO PUYALLUP W.T., ACCORDING TO THE PLAT RECORDED IN BOOK 2 OF PLATS A PAGE 132, RECORDS OF PIERCE COUNTY WASHINGTON
Assessor's Tax Parcel No.:	7940300052
CR# DATE	LOC

THE CENTRAL PUGET SOUND REGIONAL TRANSIT AUTHORITY, a regional transit authority of the State of Washington ("Grantor") for valuable consideration, for public use hereby grants and conveys to the CITY OF PUYALLUP, a Washington municipal corporation ("Grantee"), and to the public, a public right-of-way easement over, through, across, and upon the following described real estate and any after acquired interest therein, situated in the County of Pierce, State of Washington:

That certain property described in **Exhibit "A"**, attached hereto and by this reference incorporated herein. Said dedicated property is to become City of Puyallup public right-of-way, and contains an area of **522** square feet more or less.

The covenants herein contained shall run with the land and shall forever bind the Grantor, their successors and assigns.

CHICAGO TITLE INSURANCE COMPANY has placed the document of record as a customer courtesy and accepts no liability for the accuracy or validity of the document.

4620683 Electronically Recorded Pierce County, WA 3/9/2023 1:41 PM Pages: 2 Excis

EXTX

LPATTER

Excise Collected: \$0.00

Proc. Fee: \$5.00

Tech Fee: \$5.00

)

Deed of Dedication Last saved by Chung, James on 5/18/19

DOCUMENT ELECTRONICALLY RECORDED WITH AUDITOR

04E-	20 N-	28	01		
RANGE	TOWNSHIP	SECTION	QUARTER	095	2/13

WHEN RECORDED RETURN TO:

City Clerk City of Puyallup 333 South Meridian Puyallup, WA 98371

	DEED OF DEDICATION
Grantor:	CENTRAL PUGET SOUND REGIONAL TRANSIT AUTHORITY
Grantee:	CITY OF PUYALLUP
Abbreviated Legal Description:	A PORTION OF LOT 2 BLOCK 10 OF J.P. STEWART'S THIRD ADDITION TO PUYALLUP W.T., ACCORDING TO THE PLAT RECORDED IN BOOK 2 OF PLATS AT PAGE 132, RECORDS OF PIERCE COUNTY, WASHINGTON
Assessor's Tax Parcel No.:	7940300052
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The covenants herein contained shall run with the land and shall forever bind the Grantor, their successors and assigns.

RANGE	TOWNSHIP	SECTION	QUARTER		
04E-	20 N-	28	01	095	3/13
DOCUMENT NUMBER				SERIAL NUMBER	PAGE NUMBER

Dated and signed on this Day day of Day	nonth , 20 <u>23</u> .
GRANTOR: Central Puget Sound Regional	Transit Authority
By: Muhelle News	<u>1</u>
Its: Michelle Reuss	
STATE OF WASHINGTON } COUNTY OF KING }	SS.
TRANSIT AUTHORITY to be the free and very purposes mentioned in this instrument.	on who appeared before me, and said person ent, on oath stated that (he is/she is) authorized ged it as the Acting Dep Ex Director CENTRAL PUGET SOUND REGIONAL
NOTARY Notary Notary PUBLIC 04-22-2026 Signatu Notary Notary Residir	Public in and for the State of Washington (print name): 2000 Parkins g at: 504He, Washington ointment expires: 04/22/2026
Approved as to Form	
By: Paul Moomaw Digitally signed by Paul Mn Date: 2023.01.06 12:09:24	omaw 08'00'

RANGE	TOWNSHIP	SECTION	QUARTER	007	4/12	
04E-	20 N-	28	01	095	4/13	
	DOCUMEN	SERIAL NUMBER	PAGE NUMBER			

Dated and signed on this	day of	March	, 20 <u>23</u> .

GRANTEE: City of Puyallup

Bv:

Hans P. Hunger P.E

Its: City Engineer

Approved as to Form

By:

Joseph N. Beck

Its: City Attorney

RANGE	TOWNSHIP	SECTION	SECTION QUARTER			
04E-	20 N-	28	01	095	5/13	
	DOCUMEN	SERIAL NUMBER	PAGE NUMBER			

EXHIBIT "A"

LEGAL DESCRIPTION FOR SOUND TRANSIT RIGHT OF WAY ACQUISITION R/W NO. PSI024 PIERCE COUNTY ASSESSOR PARCEL NO. 7940300052

A PORTION OF LOT 2 BLOCK 10 OF J.P. STEWART'S THIRD ADDITION TO PUYALLUP W.T., ACCORDING TO THE PLAT RECORDED IN BOOK 2 OF PLATS AT PAGE 132, RECORDS OF PIERCE COUNTY, WASHINGTON AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTERLINE INTERSECTION OF N. MERIDIAN AVE. AND W. STEWART AVE. IN THE CITY OF PUYALLUP; THENCE NORTH 89°16'39" WEST ALONG THE CENTERLINE OF SAID W. STEWART AVE. A DISTANCE OF 34.00 FEET; THENCE SOUTH 00°43'21" WEST A DISTANCE OF 30.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF SAID W. STEWART AVE. SAID POINT ALSO BEING THE NORTHWEST CORNER OF THE EAST 4 FEET OF SAID LOT 2 AND THE TRUE POINT OF BEGINNING;

THENCE SOUTH 00°43'29" WEST ALONG THE WEST LINE OF SAID EAST 4 FEET OF LOT 2 A DISTANCE OF 26.46 FEET; THENCE NORTH 89°16'31" WEST A DISTANCE OF 2.61 FEET; THENCE NORTH 00°15'23" EAST A DISTANCE OF 12.33 FEET; THENCE ALONG A 8.70 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 88°40'17" FOR AN ARC LENGTH OF 13.46 FEET; THENCE NORTH 88°24'54" WEST A DISTANCE OF 61.03 FEET; THENCE NORTH 81°42'28" WEST A DISTANCE OF 34.84 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 88°16'39" EAST ALONG SAID NORTH LINE A DISTANCE OF 106.84 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 522 SQUARE FEET, MORE LESS

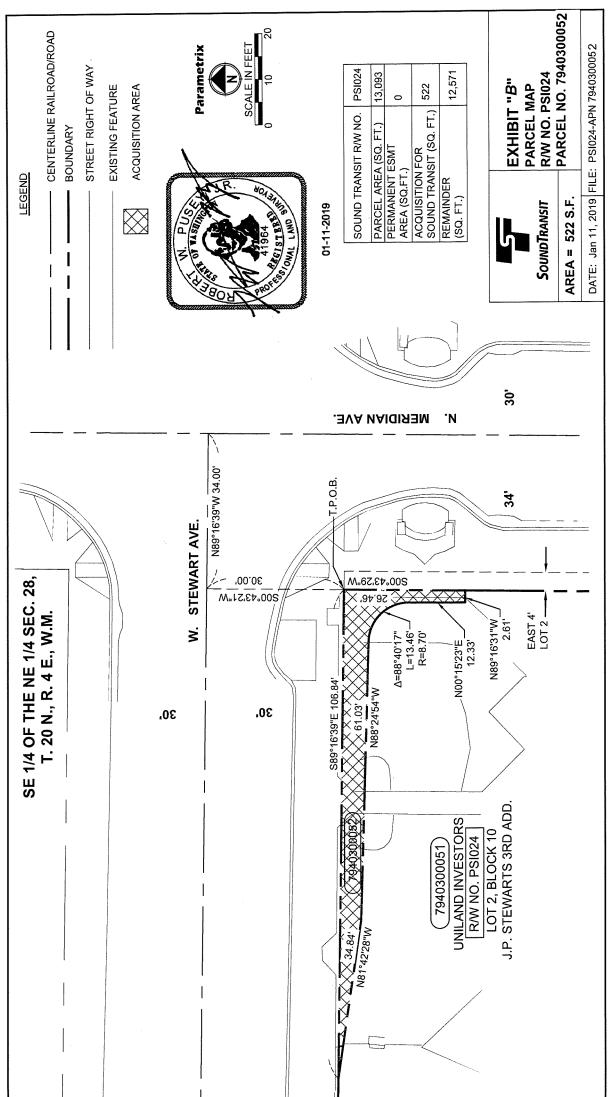


01-11-2019

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					RANGE	TOWNSHIP	SECTION	QI	UARTER	005
					04E-	20 N-	28		01	095
						DOCUMEN	T NUMBER			SERIAL NUMBER
		SOUND TRANSIT R/W NO. PSI024	PARCEL AREA (SQ. FT.) 13,093 PERMANENT ESMT 0	ACQUISITION FOR 522	12,571	EXHIBIT "B"	PARCEL MAP R/W NO. PSI024 PARCEL NO. 7940300052		DATE: Jan 11, 2019 FILE: PSI024-APN 7940300052	
OWI TAND	01-11-2019	SOUND TR	PARCEL AREA (SQ PERMANENT ESMT	ACQUISITION FOR SOUND TRANSIT (6	REMAINDER (SQ. FT.)	4	SoundTransit	AREA = 522 S.F.	DATE: Jan 11, 2019 F	
	: :	IVA I	AAIQIS	WEF	.N	30.				
	S89°16'39"E 106.84"	(91	N88°24'54"W ∆=£	L=13.46— R=8.70'	UNILAND INVESTORS RAW NO. PSI024	ADD.	EAST 4' LOT 2			

6/13

PAGE NUMBER





Only for sales in a sing

This affidavit will not This form is your rece

C Excise Tax / III da Tit	ě	2	紧	
gle location code on or after January 1, 2023.	MENT	-	٥	
be accepted unless all areas on all pages are fully and accurately completed ipt when stamped by cashier. <i>Please type or print</i> .	CUMENT NUMBER	28	SECTION	
List percentage of ownership acquired next to each name.				
		9	QUARTER	
2 Buyer/Grantee		_	TER	
Name City of Puyallup	-			
Name	SERIAL NUMBER	095	3	
333 S Meridian	뭐는	0		
Mailing address 333 S Meridian	z			
City/state/zip Puyallup, WA 98371	PAGE	7/1		
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Mailing address 303 S Medidlan City/state/jp Buysleb. WA 88104-2828 Phone (Including area code) 1208) 398-5000 3 Send all property tax correspondence to 12 Same as Buyer/Grantee Name	☐ Check box if	f partial sale, indicat	e % sold.	Lis	st percentage of ownership acquired next t	.o eaci	II IIaiiie	=.		
Mailing address 401.5 Jackson Street City/strate/sip Seattle, WA 98104-2826 City/strate/sip Purallup, WA 98311 Send all property tax correspondence to: IZ Same as Buyer/Grantee Mailing address 333.5 Meridian City/strate/sip Purallup, WA 98311 Thome (including area code) (IZGS) 881-4321 List all real and parsonal property tax correspondence to: IZ Same as Buyer/Grantee Mailing address 401.5 List all real and parsonal property tax correspondence to: IZ Same as Buyer/Grantee Mailing address 401.5 List all real and parsonal property tax correspondence to: IZ Same as Buyer/Grantee Mailing address 401.5 List all real and parsonal property tax correspondence to: IZ Same as Buyer/Grantee Mailing address 401.5 List all real and parsonal property tax corrects are being segregated from another parcel, are part of a boundary line adjustment or parcels being merget lead description of property (if you need more space, attach a separate sheet to each page of the affidavit). See attached Exhibit A) To List all personal property (tax comportitions) See attached Exhibit A) To List all personal property (tax comportitions) See attached Exhibit A) To List all personal property (tax comportitions) Mailing address 333.5 Meridian To List all real and part of the affidavit). To List all prepared address as select your county) To List all personal property (tax comportitions) See attached Exhibit A) To List all personal property (tax comportitions) See attached Exhibit A) To List all personal property (tax comportitions) To List all personal property (tax comportitions) Mailing address 333.5 Meridian and parable property and part all tax components to the components of the affidavity. To List all personal property (tax components of the affidavit). To List all personal property (tax components of the affidavit). To List all personal property (tax components of the affidavit). To List all personal property (tax components of the affidavit). To List all personal property (tax components of the affidavit).					2 Buyer/Grantee					
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City/state/rip Beatlie, WA 83104-2826 Thomae (Including area code) (206) 389-5000 3 Send all property tax correspondence to: IZ Same as Buyer/Grantee Name		101 S. Jackson Stre	e e t		200 0 14 11				SERIAL	
Phone (including area code) (269) 884-632 \$38-5000 3 Send all property tax correspondence to: [2] Same as Buyer/Grantee \$19-000052 \$48.100.00 \$3.48.100.00 Mailing address \$19-000052 \$48.100.00 \$3.00 Mailing address of property Vacant Land \$19-000052 \$48.100.00 \$3.00 This property is located in [Puyallup \$100 \$100 \$3.00 4 Street address of property Vacant Land \$100 \$100 \$100 \$100 This property is located in [Puyallup \$100 \$100 \$100 \$100 4 Street address of property Vacant Land \$100 \$100 \$100 \$100 This property is located in [Puyallup \$100 \$100 \$100 \$100 4 Street address of property Vacant Land \$100 \$100 \$100 \$100 This property is located in [Puyallup \$100 \$100 \$100 \$100 4 Street address of property Vacant Land \$100 \$100 \$100 \$100 This property is located in [Puyallup \$100 \$100 \$100 \$100 5	Mailing address	eattle WA 98104-2	826						£ 7.	t
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Spend all property tak correspondence www. and solvey. In the second property and street right continues to the second property. It is all personal property (tangible and intangible) included in selling segregated from another parcel, are part of a boundary line adjustment or parcels being merget tagal description of property. If you need more space, attach a separate sheet to each page of the affidavit). See attached Exhibit A	Phone (includin	g area code) 12007 c	,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,							L
Mailing address				er/Grantee	parcel account numbers		erty?	value(s) -	
### Assert address of property Vacant Land ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need in selling price and you need to receive a page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of property (If you need more space, attach a separate sheet to each page of the affidavit). ### Assert address of pro					104000002	- <u>-</u>				_
Ciry/state/zip A Street address of property_Vacant Land This property is located in Puyallup						- F	_	***		_
This property is located in Puyallup	City/state/zip									_
Filter any additional codes (see back of last page for instructions) Was the seller receiving a property tax exemption or deferral under RCW 84.38, 64.39, 7 or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? Yes \(\textsty \) No list his property perdominate use calculator (see instructions) Is this property perdominate use calculator (see instructions) Is this property predominate use calculator (see instructions) Is this property designated as forest land per RCW 84.33? Yes \(\textsty \) No list is property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34? Is this property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34? Is this property receiving special valuation as historical property per RCW 84.26? If any answers are yes, complete as instructed below. (1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE) NEW OWNER(S): To continue the current designation as forest land or classification, it will be removed and the compensating or additional taxes will be due and payable by the seller or transferor at the time of sale. (2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY) This land:	This property is Check box if a Legal description	located in Puyalluany of the listed paren of property (if you	IP cels are being segregated	from another	parcel, are part of a boundary line adjustn			els being me	rged.	
under RCW 84.36, 64.37, or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? □ Yes ☑ No Is this property predominately used for timber (as classified under RCW 84.34 and 84.31) or agriculture (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.33? □ Yes ☑ No Is this property designated as forest land per RCW 84.33? □ Yes ☑ No Is this property classified as current use (open space, farm and agricultural, or timber) land per RCW 84.34? □ Yes ☑ No Is this property receiving special valuation as historical property per RCW 84.26? □ Yes ☑ No If any answers are yes, complete as instructed below. (1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE) NEW OWNER(S): To continue the current designation as forest land or classification as current use (open space, farm and agriculture, or timber) land, you must sign on (3) below. The county assessor must then determine if the land transferred continues to qualify and will indicate by signing bow, if the land no longer qualifies or you do not wish to continue the designation or classification, it will be removed and the compensating or additional taxes will be due and payable by the seller or transferor at the time of sale (RCW 84.33.140 or 84.34.108). Prior to signing (3) below, you may contact your local county assessor for more information. This land: □ does □ does not qualify for continue, all additional tax calculated pursuant to RCW 84.26, shall be due and payable by the seller or transferor at the time of sale. (2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY) NEW OWNER(S): To continue special valuation as historic property, sign along the property design and property design and the property design and property	Enter any additi	onal codes		V	price.	l intan	ngible)	included in s	selling	
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roperty per RCW 84.26?	Is this property	classified as current	use (open space, farm							_
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information. This land:					Above \$3,025,000 a	t 3%_			0.00	_
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A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/OR TAX	Signature	·	Signature						10.00	<u>)</u>
FURLIANCE FURLIANCE SECTIONS			Drint name	-				ND/OR TA	X	
8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOING IS TRUE AND CORRECT		DEB DEVIVITY OF BE		OING IS TOLIC		===		-		_

Signature of grantor or agent A. Roland

Signature of grantee or agent Name (print)

Date & city of signing _

Seattle WA 3/2/23 Date & city of signing ___

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)). To ask about the availability of this publication in an alternate format for the visually impaired, please call 360-705-6705. Teletype (TTY) users may use the WA Relay Service by calling 711.

REV 84 0001a (12/1/22)

THIS SPACE TREASURER'S USE ONLY

COUNTY TREASURER



Only for sales in a single location code on or after January 1, 2023.
This affidavit will not be accepted unless all areas on all pages are fully and accurately completed
This form is your receipt when stamped by cashier. Please type or print.

Form 84 0001a This form is your receipt who	en stamped by cashier. Please type or print.	JMBER	1
☐ Check box if partial sale, indicate % sold.	List percentage of ownership acquired next to each name.		1
1 Seller/Grantor	2 Buyer/Grantee		1
Name Central Puget Sound Regional Transit Authority	Name City of Puyallup	NUMBER	2
Mailing address 401 S Jackson Street	222 C Maridian	BER P	2
City/state/zip Seattle, WA 98104-2826	Mailing address 333 S Meridian		T
Phone (including area code) (206) 398-5000	City/state/zip Puyallup, WA 98371	NUMBER	
Filone (including area code)	Phone (including area code) (253) 841-4321		
$oldsymbol{3}$ Send all property tax correspondence to: $oldsymbol{ omega}$ Same as Buyer/Gr	antee	sessed alue(s)	
Name	•	\$ 48,100.	00
		\$ 0.0	00
Mailing address		\$ 0.0	00
City/state/zip			
4 Street address of property Vacant Land	(for unincorporated locations please select your county)		-
This property is located in Puyallup Check box if any of the listed parcels are being segregated from Legal description of property (if you need more space, attach a segregated Exhibit A)	n another parcel, are part of a boundary line adjustment or parcels bein	g merged.	7
5 45 - Highway and street right of way	7 List all personal property (tangible and intangible) include	d in sellinį	g
Enter any additional codes	price. N/A		
(see back of last page for instructions) Was the seller receiving a property tax exemption or deferral under RCW 84.36, 84.37, or 84.38 (nonprofit org., senior citizen or disabled person, homeowner with limited income)? □ Is this property predominately used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020) and will continue in it's current use? If yes and the transfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions)	If claiming an exemption, list WAC number and reason for exemption WAC number (section/subsection) 458-61A-205(4) Reason for exemption Dedication to the City of Puyallup for streets and utilities. Yes ☑No	emption.	_
Is this property designated as current use (open space, farm	Yes No Type of document Right of Way Dedication Deed		_
	Yes 🗹 No Date of document	0.0	_
Is this property receiving special valuation as historical property per RCW 84.26?	Gross selling price Yes ☑ No **Paranal paranty (doduct)		
If any answers are yes, complete as instructed below.	Personal property (deduct)	0.0	
(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT USE)	Exemption claimed (deduct)	0.0	
NEW OWNER(S): To continue the current designation as forest la		0.0	 .
or classification as current use (open space, farm and agriculture timber) land, you must sign on (3) below. The county assessor m	just then	0.0	20
determine if the land transferred continues to qualify and will income	dicate Less than \$525,000.01 at 1.1%	0.0	
by signing below. If the land no longer qualifies or you do not wis continue the designation or classification, it will be removed and			
compensating or additional taxes will be due and payable by the	seller From \$1,525,000.01 to \$3,025,000 at 2.75%		
or transferor at the time of sale (RCW 84.33.140 or 84.34.108). P signing (3) below, you may contact your local county assessor for	more		
information.	Agricultural and timberland at 1.28%		_
This land: \square does \square does not qualify for	Total excise tax: state		
continuance.	0.0050 Local		_
Deputy assessor signature Date	*Delinquent interest: state	0.0	
(2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY)	Local		
NEW OWNER(S): To continue special valuation as historic propert			_
(3) below. If the new owner(s) doesn't wish to continue, all addit calculated pursuant to RCW 84.26, shall be due and payable by the			
or transferor at the time of sale.	*State technology fee		
(3) NEW OWNER(S) SIGNATURE	Affidavit processing fee	5.0	<u> </u>
Signature Signature	Total due		00
Print name Print name	A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/O *SEE INSTRUCTIONS	N IAX	
8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FOREGOIN Signature of grantor or agent Name (print) Faith A. Roland Date & city of signing 3/2/23 Seattle WA	Signature of grantee or agent Name (print) Hans Hunge		

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)).

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REV 84 0001a (12/1/22)

THIS SPACE TREASURER'S USE ONLY

COUNTY ASSESSOR

20 N-

QUARTER

095



Only for sales in a single location code on or after January 1, 2023.

This affidavit will not be accepted unless all areas on all pages are fully and accurately completed

Form 84 0001a This form is your receip	t when stamp	ed by cashier. <i>Please type or print.</i>		UMBER	
☐ Check box if partial sale, indicate % sold.		List percentage of ownership acquired next	to each name.		
1 Seller/Grantor		2 Buyer/Grantee			
Name Central Puget Sound Regional Transit Authority		Name City of Puyallup		SERIAL	T
Mailing address 401 S Jackson Street		Mailing address 333 S Meridian		92	1
City/state/zip <u>Seattle, WA 98104-2826</u>		City/state/zip Puyallup, WA 98371		PAGE	
Phone (including area code) <u>(206) 398-5000</u>		Phone (including area code) (253) 841-432	1	9"	
3 Send all property tax correspondence to: ☑ Same as Buy		List all real and personal property tax parcel account numbers 7940300052	Personal Asses property? value \$48,100.0	e(s)	
			\$ 0.00		
Mailing address			\$ 0.00		_
City/state/zip					
This property is located in Puyallup ☐ Check box if any of the listed parcels are being segregate Legal description of property (if you need more space, atta (See attached Exhibit A)	d from another			erged.	
5 45 - Highway and street right of way Enter any additional codes	V	7 List all personal property (tangible and price.	intangible) included in	selling	11.6
citizen or disabled person, homeowner with limited income is this property predominately used for timber (as classified under RCW 84.34 and 84.33) or agriculture (as classified under RCW 84.34.020) and will continue in it's current use? If yes and the cransfer involves multiple parcels with different classifications, complete the predominate use calculator (see instructions)	☐ Yes ☑ No	Reason for exemption Dedication to the City of Puyallup for street			_
Is this property designated as forest land per RCW 84.33 s this property classified as current use (open space, farm	3? □Yes ☑No	Type of document Right of Way Dedication	on Deed		_
and agricultural, or timber) land per RCW 84.34?	☐ Yes 🗹 No	Date of document		0.0	_
Is this property receiving special valuation as historical property per RCW 84.26?	☐ Yes ☑ No		rice	0.0	
If any answers are yes, complete as instructed below.		*Personal property (ded	*	0.0	
(1) NOTICE OF CONTINUANCE (FOREST LAND OR CURRENT		Exemption claimed (ded	rice	0.0	
NEW OWNER(S): To continue the current designation as for or classification as current use (open space, farm and agric		Excise tax: state	4 2	0.0	_
timber) land, you must sign on (3) below. The county asses	ssor must then	Less than \$525,000.01 at 1		0.0	0
determine if the land transferred continues to qualify and voys signing below. If the land no longer qualifies or you do n	ot wish to	From \$525,000.01 to \$1,525,000 at 1.:		0.0	
continue the designation or classification, it will be remove	d and the	From \$1,525,000.01 to \$3,025,000 at 2.1		0.0	0
compensating or additional taxes will be due and payable bor transferor at the time of sale (RCW 84.33.140 or 84.34.1	08). Prior to	Above \$3,025,000 at		0.0	0
signing (3) below, you may contact your local county assess nformation.		Agricultural and timberland at 1.2		0.0	0
rhis land: □ does □ does not qualify	for		tate	0.0	0
continuance.			ocal	0.0	0
		*Delinquent interest: st	tate	0.0	0
Deputy assessor signature Date		*	ocal	0.0	0
2) NOTICE OF COMPLIANCE (HISTORIC PROPERTY) NEW OWNER(S): To continue special valuation as historic p	roperty, sign	*Delinquent pen	alty	0.0	0
3) below. If the new owner(s) doesn't wish to continue, al	l additional tax		otal	0.0	0
calculated pursuant to RCW 84.26, shall be due and payable transferor at the time of sale.	e by the seller		fee	5.0	0
(3) NEW OWNER(S) SIGNATURE		Affidavit processing		5.0	(
Signature Signature		_	due	10.0	0
Print name Print name		A MINIMUM OF \$10.00 IS DUE *SEE INSTRUCT	IN FEE(S) AND/OR TA	ΔX	
8 I CERTIFY UNDER PENALTY OF PERJURY THAT THE FORE Signature of grantor or agent Name (print) Faith A. Roland Date & city of signing 3/2/23 Seath			Yn ngr 3 Pusallu	_ _ _	

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)).

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REV 84 0001a (12/1/22)

THIS SPACE TREASURER'S USE ONLY

DEPARTMENT OF REVENUE

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QUARTER

095

9/13



Only for sales in a single location code on or after January 1, 2023.

This affidavit will not be accepted unless all areas on all pages are fully and accurately completed

Form 84 000	1a This form is your receip		ed by cashier. Please type or print.	JMBER
☐ Check box if partia	al sale, indicate % sold.		List percentage of ownership acquired next to each name.	
1 Seller/Grantor			2 Buyer/Grantee	
Name <u>Central Puget</u>	Sound Regional Transit Authority		Name <u>City of Puyallup</u>	NUMBER
Mailing address 401	S Jackson Street		Mailing address 333 S Meridian	BER
City/state/zip Seattle	, WA 98104-2826		City/state/zip Puyallup, WA 98371	N P
Phone (including area	a code) <u>(206) 398-5000</u>		Phone (including area code) (253) 841-4321	PAGE NUMBER
3 Send all property t	ax correspondence to: 🗹 Same as Buy		List all real and personal property tax Personal As	ssessed alue(s)
	property <u>Vacant Land</u>	1		
	f the listed parcels are being segregate roperty (if you need more space, attac	d from another	unincorporated locations please select your county) parcel, are part of a boundary line adjustment or parcels bein neet to each page of the affidavit).	g merged.
	ay and street right of way	V	7 List all personal property (tangible and intangible) include price. N/A	d in selling
citizen or disabled pe s this property predomi RCW 84.34 and 84.33) o 84.34.020) and will cont transfer involves multip	.37, or 84.38 (nonprofit org., senior rson, homeowner with limited income inately used for timber (as classified under or agriculture (as classified under RCW cinue in it's current use? If yes and the ole parcels with different classifications, nate use calculator (see instructions)	e)? □ Yes ☑ No □ Yes ☑ No	If claiming an exemption, list WAC number and reason for ex WAC number (section/subsection) 458-61A-205(4) Reason for exemption Dedication to the City of Puyallup for streets and utilities.	
	signated as forest land per RCW 84.33	? □Yes ☑No	Type of document Right of Way Dedication Deed	
	fied as current use (open space, farm mber) land per RCW 84.34?	☐ Yes ☑ No	Date of document	
· -	ving special valuation as historical		Gross selling price	0.0
property per RCW 84	.26?	🗆 Yes 🗹 No	*Personal property (deduct)	0.0
	s, complete as instructed below.		Exemption claimed (deduct)	0.0
	NUANCE (FOREST LAND OR CURRENT on tinue the current designation as for		Taxable selling price	0.0
	rrent use (open space, farm and agricu		Excise tax: state	
	st sign on (3) below. The county asses transferred continues to qualify and w		Less than \$525,000.01 at 1.1%	0.0
	ne land no longer qualifies or you do n		From \$525,000.01 to \$1,525,000 at 1.28%	0.0
	tion or classification, it will be removed itional taxes will be due and payable b		From \$1,525,000.01 to \$3,025,000 at 2.75%	
or transferor at the ti	me of sale (RCW 84.33.140 or 84.34.10	08). Prior to	Above \$3,025,000 at 3%	0.0
igning (3) below, you nformation.	ı may contact your local county assess	or for more	Agricultural and timberland at 1.28%	0.0
his land:	does 🗆 does not qualify	for	Total excise tax: state	0.0
ontinuance.			0.0050 Local	0.0
lonuty accords size	ature Date		*Delinquent interest: state	0.0
eputy assessor signa	LIANCE (HISTORIC PROPERTY)		Local	
IEW OWNER(S): To c	ontinue special valuation as historic pr		*Delinquent penalty	
3) below. If the new	owner(s) doesn't wish to continue, all	additional tax	Subtotal	0.0
alculated pursuant to r transferor at the ti	o RCW 84.26, shall be due and payable me of sale.	e by the seller	*State technology fee	5.0
	(3) NEW OWNER(S) SIGNATURE		Affidavit processing fee	5.0
	Signature		Total due	10.0
Signature	Jig.rature		A RAINURALINA OF CAR OR IS DUE IN FEE(S) AND (O	R TAX
	Print name		A MINIMUM OF \$10.00 IS DUE IN FEE(S) AND/O *SEE INSTRUCTIONS	IX IAX
Signature Print name 8 I CERTIFY UNDER F	Print name PENALTY OF PERJURY THAT THE FORE	GOING IS TRUE	*SEE INSTRUCTIONS	
Print name 8 I CERTIFY UNDER F Signature of grant	PENALTY OF PERJURY THAT THE FORE	GOING IS TRUE	*SEE INSTRUCTIONS	

Perjury in the second degree is a class C felony which is punishable by confinement in a state correctional institution for a maximum term of five years, or by a fine in an amount fixed by the court of not more than \$10,000, or by both such confinement and fine (RCW 9A.72.030 and RCW 9A.20.021(1)(c)).

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REV 84 0001a (12/1/22)

THIS SPACE TREASURER'S USE ONLY

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RANGE

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095

10/13

DOCUMENT NUI ŗ

095 11/13 04E-20 N-28 Instructions Note: To report a transfer of a controlling interest in real property, please use the Real E Interest Transfer Return, Revenue Form No. 84-0001B. This form is available online at do fully and accurately completed. If it is not, the county has the authority to reject the affidavit. See WAC 458-61A-3U3(b)

If the sale involves property in more than one location code, use the Multiple Location Real Estate Excise Tax Affidavit. If the sale is less than 100%, check the box "Check if partial sale" and fill in the percentage sold. Enter the name(s) of seller/grantor exactly as listed on the legal conveyance document including the method of holding title. Attach additional page if necessary to fully list all grantors.

Section 2:

Enter the name(s) of buyer/grantee exactly as listed on the legal conveyance document including the method of holding title. List the percentage acquired after each name. Attach additional page if necessary to fully list all grantees.

Section 3:

Enter the name and address where you would like all future property tax information sent.

Enter the tax parcel number and current assessed value for real and personal property being conveyed in this county. Check the box to indicate personal property.

Section 4:

Enter the street address of the property.

Enter the county if in unincorporated area. Enter city name if located within a municipality.

Enter the legal description of the property. Attach an additional page if necessary.

Section 5:

Enter the appropriate land use code for the property. Please list all codes that apply on the lines provided in section 5. See WAC 458-53-030(5) for a complete list.

9 - Land with mobile home

10 - Land with new building

11 - Household, single family units

12 - Multiple family residence (2-4 Units)

13 - Multiple family residence (5+

14 - Residential condominiums 15 -Mobile home parks or courts 16 -Hotels/motels

17 - Institutional Lodging (convalescent homes, nursing homes, etc.)

18 - All other residential not coded

19 - Vacation and cabin

21 - Food and kindred products 22

- Textile mill products

23 - Apparel and other finished products made from fabrics, leather, and similar materials 24 -Lumber and wood products (except furniture)

25 - Furniture and fixtures

26 - Paper and allied products

27 - Printing and publishing

28 - Chemicals

29 - Petroleum refining and related industries

30 - Rubber and miscellaneous plastic products

31 - Leather and leather products 32 -Stone, clay and glass products 33 -Primary metal industries

34 - Fabricated metal products

35 - Professional scientific and controlling instruments; photographic and optical goods; watches/clocks manufacturing 39 - Miscellaneous manufacturing 50 -

Condominiums-other than residential

53 - Retail Trade - general merchandise 54 - Retail Trade - food

58 - Retail trade - eating & drinking (restaurants, bars)

59 - Tenant occupied, commercial properties

64 - Repair services

TOWNSHIP

QUARTER

65 - Professional services (medical, dental, etc.)

71 - Cultural activities/nature exhibitions

74 - Recreational activities (golf courses, etc.)

75 - Resorts and group camps

80 - Water or mineral right

81 - Agriculture (not in current use)

83 - Agriculture current use

RCW 84.34

86 - Cannabis grow operations

87 - Sale of Standing Timber

88 - Forest land designated

RCW 84.33

91 - Undeveloped Land (land only)

94 - Open space land RCW 84.34

95 - Timberland classified

96 - Improvements on leased land

Check yes if the seller was receiving a property tax exemption or deferral under RCW 84.36, 84.37, or 84.38 (nonprofit organization, senior citizen, or disabled person, homeowner with limited income).

Check yes if the land is primarily used for timber as defined by RCW 84.34 and 84.33 or agriculture as defined by RCW 84.34.020 AND the county assessor has signed that the land does qualify for continuance in the Notice of Continuance in Section 6. See ETA 3215 for additional information. If the sale involves multiple parcels in which one or more parcel(s) is classified as above and one or more parcel(s) is not included in these classifications, you must complete the predominate use worksheet which can be found at dor.wa.gov/REET.

Section 6:

Indicate whether the property is designated as forest land per chapter 84.33 RCW, classified as current use (open space, farm, agricultural, or timber) per chapter 84.34 RCW, or receiving special valuation as historic property per chapter 84.26 RCW.

Section 7:

List personal property included in the selling price of the real property. For example, include tangible (furniture, equipment, etc.) and intangible (goodwill, agreement not to compete, etc.).

Use Tax is due on personal property purchased without payment of the sales tax. Report use tax on your Combined Excise Tax Return or a Consumer Use Tax Return, both available at dor.wa.gov.

If you are claiming a tax exemption, cite the specific Washington Administrative Code (WAC) number, section and subsection and provide a brief explanation. Most tax exemptions require specific documentation. Refer to the appropriate WAC to determine documentation requirements. WAC 458-61A is available online at dor.wa.gov/REET.

Enter the type of document (quit claim deed, statutory warranty deed, etc.), and date of document (MM/DD/YYYY).

Enter the selling price of the property.

Selling price: For tax purposes, the selling price is the true and fair value of the property conveyed. When property is conveyed in an arm's length transaction between unrelated persons for valuable consideration, there is a presumption that the selling price is equal to the total consideration paid or contracted to be paid, including any indebtedness. Refer to RCW 82.45.030 for more information about selling price.

Deduct the amount of personal property included in the selling price.

Deduct the amount of tax exemption claimed per WAC 458-61A.

Print on legal size paper.

Instructions Continued

RANGE	TOWNSHIP	SECTION QUARTER			
04E-	20 N-	28	01	095	12/13
DOCUMENT NUMBER				SERIAL NUMBER	PAGE NUMBER

• Calculate the state excise tax:

The state portion of excise tax is calculated using a graduated tax rate structure. The amount of tax increases as the amount of the transaction increases. Each portion of the sales amount is taxed at a different rate.

Exception: Property designated as farm and agriculture or timberland is taxed at 1.28% per 83.34 RCW.

Instructions:

- 1. Enter the sale amount that falls within the specific threshold in column A.
- 2. Multiply the amount in column A by the state rate in column B. Enter the results in column C.
- 3. Enter the amount in column C on the appropriate threshold line on page 1 of the affidavit.

Example: This is how the state REET tax would be calculated on a sale totaling \$1,600,000:

	Column A	Column B	Column C
Threshold	Amount within threshold	State rate	Tax
0 to \$525,000	525,000	1.1%	5,775
525,000.01 – 1,525,000	1,000,000	1.28%	12,800
1,525,000.01 to 3,025,000	75,000	2.75%	2,062.50
3,025,000.01 and above	0	3.0%	0
Totals	\$1,600,000		\$20,637.50

Calculate the state excise tax due using this chart:

	Column A	Column B	Column C
Threshold	Amount within threshold	State rate	Tax
0 to \$525,000		1.1%	
525,000.01 – 1,525,000		1.28%	
1,525,000.01 to 3,025,000		2.75%	
3,025,000.01 and above		3.0%	
Totals			

Enter the total state tax due on the Excise Tax: State line.

- Enter the local tax due due. This rate is based on the location in which the property is located. A list of local rates can be found at dor.wa.gov/REET.
- **Due Date, interest and penalties:** Tax is due at the time of sale/transfer. If tax is not paid within one month of the date of sale/transfer, interest and penalties will apply. The interest rate is variable and determined per RCW 82.32.050. Delinquent penalties are 5% one month after the due date; 10% two months after the due date; and 20% three months after the due date. (RCW 82.45.100)
- State technology fee: A \$5.00 Electronic Technology Fee is due on all transactions. (82.45.180)
- Affidavit processing fee: A minimum of \$5.00 shall be collected in the form of tax and processing fee. A processing fee is due on all transactions where no tax is due and on all taxable transactions where the tax due is less than \$5.00. (RCW 82.45.180)

Section 8:

- Both grantor (seller) and grantee (buyer), or the agent of each, must sign this form, certifying that all the information provided is correct. Note: Original signatures required on the "County Treasurer" copy.
- Signatures may be required on the "Assessors" copy. Check with your county.
- Real Estate Excise Tax is a specific lien on the property. The filing of the affidavit may result in a lien on the parcel(s) involved in the transfer if the proper tax is not paid at the time of transfer. RCW 82.45.070

Audit

All transactions are subject to audit by the Department of Revenue. An audit will confirm the proper amount of tax was paid and that any claim for exemption is valid. Failure to provide documentation as requested may result in the denial of any exemptions claimed and the assessment of additional tax with applicable interest and penalties. WAC 458-61A-301(9)

Note: In the event of an audit, it is the taxpayer's responsibility to provide documentation to support the selling price or any exemption claimed. This documentation must be maintained for a minimum of four years from date of sale. (RCW 82.45.100)

Ruling requests:

You may request a ruling on the taxability of the property transfer. Go to our website at dor.wa.gov/rulings or fax your request to 360-705-6655.

Where to send completed forms:

Completed forms must be submitted to the County Treasurer's or Recorder's Office where the property is located.

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RANGE	TOWNSHIP	SECTION	QUARTER		
04E-	20 N-	28	01	095	13/13
DOCUMENT NUMBER				SERIAL NUMBER	PAGE NUMBER

EXHIBIT "A"

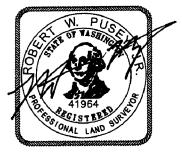
LEGAL DESCRIPTION FOR SOUND TRANSIT RIGHT OF WAY ACQUISITION R/W NO. PSI024 PIERCE COUNTY ASSESSOR PARCEL NO. 7940300052

A PORTION OF LOT 2 BLOCK 10 OF J.P. STEWART'S THIRD ADDITION TO PUYALLUP W.T., ACCORDING TO THE PLAT RECORDED IN BOOK 2 OF PLATS AT PAGE 132, RECORDS OF PIERCE COUNTY, WASHINGTON AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE CENTERLINE INTERSECTION OF N. MERIDIAN AVE. AND W. STEWART AVE. IN THE CITY OF PUYALLUP; THENCE NORTH 89°16'39" WEST ALONG THE CENTERLINE OF SAID W. STEWART AVE. A DISTANCE OF 34.00 FEET; THENCE SOUTH 00°43'21" WEST A DISTANCE OF 30.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF SAID W. STEWART AVE. SAID POINT ALSO BEING THE NORTHWEST CORNER OF THE EAST 4 FEET OF SAID LOT 2 AND THE TRUE POINT OF BEGINNING;

THENCE SOUTH 00°43'29" WEST ALONG THE WEST LINE OF SAID EAST 4 FEET OF LOT 2 A DISTANCE OF 26.46 FEET; THENCE NORTH 89°16'31" WEST A DISTANCE OF 2.61 FEET; THENCE NORTH 00°15'23" EAST A DISTANCE OF 12.33 FEET; THENCE ALONG A 8.70 FOOT RADIUS CURVE TO THE LEFT THROUGH A CENTRAL ANGLE OF 88°40'17" FOR AN ARC LENGTH OF 13.46 FEET; THENCE NORTH 88°24'54" WEST A DISTANCE OF 61.03 FEET; THENCE NORTH 81°42'28" WEST A DISTANCE OF 34.84 FEET TO A POINT ON THE NORTH LINE OF SAID LOT 2; THENCE SOUTH 88°16'39" EAST ALONG SAID NORTH LINE A DISTANCE OF 106.84 FEET TO THE TRUE POINT OF BEGINNING.

CONTAINING 522 SQUARE FEET, MORE LESS



01-11-2019