

RESOLUTION NO. 17-85

WHEREAS, it is desireable for Mason County to trade certain real property with Donna Coleman for the purpose of acquiring County road right of way, such real property being described in Attachments A, B, and C hereto; and,

WHEREAS, Donna Coleman has agreed to such exchange and has already tendered a Warranty Deed conveying her property to Mason County; and

WHEREAS, the Mason County Superior Court has approved such exchange in Mson County Cause No. 85-2-00030-1 after all persons objecting to such exchange were given an opportunity to be heard in open court on the 28th day of February, 1985.

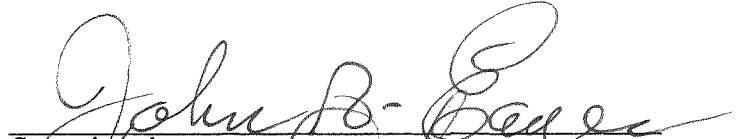
NOW, THEREFORE IT IS RESOLVED:

THAT such exchange of property from Mason County with Donna Coleman shall be effected by signature of the Mason County Commissioners on a Quit Claim Deed conveying such property to Donna Coleman.

DATED this 28th day of February, 1985.

BOARD OF COUNTY COMMISSIONERS
MASON COUNTY, WASHINGTON


Chairman


Commissioner


Commissioner

ATTEST:


Clerk of the Board

Mason County Old R/W to be traded to Donna Coleman:

All that portion of the Southeast one-quarter (SE $\frac{1}{4}$) of the Northeast one-quarter (NE $\frac{1}{4}$) of Section 8, Township 20 North, Range 4 West, W.M., conveyed to the County of Mason, State of Washington, by instrument recorded under Auditor's File No. 434893, records of Mason County, Washington. Lying northerly of the northerly right-of-way line of County Road Project No. 1007 and southerly of the existing southerly right-of-way line of County Road No. 0990. This "UNECONOMICAL REMNANT" contains 0.07 acre, more or less, and is further shown on the official map of County Road Project No. 1007 on file in the office of the Mason County Engineer.

AND, all that portion of the existing right-of-way of Mason County Road No. 0990, Dayton Airport Road, lying northerly of County Road Project 1007. Beginning at the section line between Sections 8 and 9; thence southwesterly along the existing county road to approximate Station 31+00 of County Road Project No. 1007; all in the Southeast quarter (SE $\frac{1}{4}$), Northeast Quarter (NE $\frac{1}{4}$), Section 8, Township 20 North, Range 4 West, W.M. Said right-of-way contains 0.237 acre, more or less, and is subject to existing utility easements and is more particularly shown on the official map of County Road Project No. 1007 on file in the office of the Mason County Engineer.

EXHIBIT A

WARRANTY DEED

The Grantor Donna C. Coleman

residing at Shelton, Washington

for and in consideration of Mutual Benefits and other valuable considerations -----

~~XXXXXX~~ in hand paid, convey ____ and warrant ___ to the COUNTY OF MASON,

STATE OF WASHINGTON

the grantee ____ the following described real estate:

All that portion of the Southeast one quarter of the Northeast one quarter of Section 8, Township 20 North, Range 4 West, W.M., conveyed to Donna C. Coleman by instrument recorded under Auditor's File No. 417974 records of Mason County, Washington. Lying Northerly of the existing Northerly right-of-way line of County Road No. 0990 and Southerly of the Northerly right-of-way line of County Road Project No 1007 which is described as follows:

Commencing at the Southwest corner of said Southeast one quarter of the Northeast one quarter; thence N 0°40'42"E along it's West line, a distance of 415.00 feet to the Northwest corner of Lot 1 SHORT PLAT No. 1307; thence S 0°40'42"W along said West line, 322.48 feet to a point on said Northerly right-of-way line of County Road Project No. 1007, the point of beginning of this description, from which point Engineers centerline station 41+50.01 bears S 12°06'34"E a distance of 30.00 feet; said point being on the arc of a curve to the left the radius point of which bears N 12°06'34"W, a distance of 924.93 feet; thence Easterly along said Northerly right-of-way line through a central angle of 7°24'30", an arc distance of 123.47 feet to a point of tangency from which point Engineers centerline station P.C. 40+26.54 bears S 19°31'04"E a distance of 30.00 feet; thence N 70°28'54"E, 80.61 feet to the point of intersection of the East line of said Lot 1 with said Northerly right-of-way line of County Road Project No. 1007 the terminus of this description; from which point the Northeast corner to said Lot 1 bears N 14°22'53"W, a distance of 301.19 feet.

The area of land lying between the existing right-of-way line and the above described Northerly right-of-way line contains 0.03 acres, more or less.

The above described right-of-way is further shown on the official map of County Road Project No. 1007 on File in the office of the Mason County Engineer, and hereto attached.

EXHIBIT B

WARRANTY DEED

The Grantor Donna C. Coleman

residing at Shelton, Washington

for and in consideration of Mutual Benefits and other valuable considerations ---

~~XXXXXX~~ in hand paid, convey _____ and warrant _____ to the COUNTY OF

MASON, STATE OF WASHINGTON

the grantee _____ the following described real estate:

All that portion of the Southwest one quarter of Section 8, Township 20 North, Range 4 West, W.M., conveyed to Donna C. Coleman ET. AL. by instrument recorded under Auditor's File No. 409804 records of Mason County, Washington. Lying Southerly of the existing Southerly right-of-way line of County Road No. 0990 and Northerly of the Southerly right-of-way line of County Road Project No. 1007 which is described as follows:

Commencing a point on the East line of said Southwest one quarter of Section 8, S 0°42'29"W 470.623 feet from it's Northeast corner said point being the intersection of said East line and said Southerly right-of-way line of County Road Project No. 1007; thence S 46°45'13"W along said Southerly right-of-way line, 99.40 feet to the point of a tangent curve to the right having a radius of 2400.86 feet from which Engineer's centerline station P.C. 57+69.96 bears N 43°14'47"W a distance of 30.00 feet; thence Southwesterly along said Southerly right-of-way line through a central angle of 9°08'17", an arc distance of 382.91 feet to the East line of said Coleman tract and the POINT OF BEGINNING of this description; thence continuing along said Southerly right-of-way line through a central angle of 7°19'53" an arc distance of 307.21 feet to a point of tangency from which Engineer's centerline station P.T. 64+54.45 bears N 26°46'37"W a distance of 30 feet; thence S 63°13'23"W along said Southerly right-of-way line, 748.55 feet thence S 6°46'37"E along said Southerly right-of-way line, 5.00 feet; thence S 63°13'23"W, along said Southerly right-of-way line, 226.00 feet more or less, to the West line of said Coleman tract.

The area lying within said existing Southerly right-of-way line of County Road NO. 0990 and the above described Southerly right-of-way line of County Road Project No. 1007 is 0.14 acres more or less, "NET TAKE".

The above described right-of-way is further shown on the official map of County Road Project No. 1007 on File in the office of the Mason County Engineer, and hereto attached.

EXHIBIT C