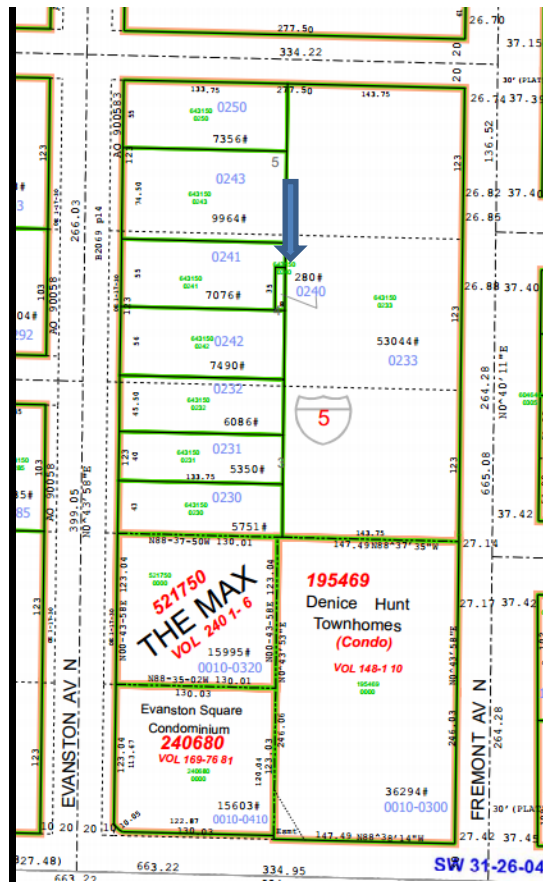


**EXCESS PROPERTY DESCRIPTION**  
December 18, 2013

The Department of Finance and Administrative Services, as the Jurisdictional Department of this City owned property has identified the following information about this excess property.

**Property Name:** Snippet at 8544 Evanston Ave N.

PMA	Subject Parcel	Size	Parcel #	Address	Zoning	KC Value	Legal Description
1103	5058	280	6431500240	8544 Evanston Ave N	SF5000	*300	Lot 4, block 5, Osners Suburban Homes Add. E 8 FT OF S 35 FT OF N 1/2 OF W 1/2



**Map:**

**History:** The property was authorized to be acquired in 1973 to be used for future street widening, that may have been planned, but never was fully developed, and no other property was ever required.

5/14/1973 [102146](#) –Authorizing ORDINANCE relating to the Engineering Department; authorizing purchase of certain property for future street widening requirements, making a reimbursable appropriation from the Emergency Fund and declaring the emergency therefor.

4/25/1977 [106414](#) – Acceptance ORDINANCE accepting a deed to portions of Block 4, White Brothers Addition to West Seattle; portion of tract 18, Excelsior Acre Tracts; portion of Tract 1, Dunlap's Plat of Lake Washington; portion of Block 5, Osner's Suburban Homes; Lot 1, Block 9, Loyal Heights; and portion of Block 68, Replat of the West Seattle Land and Improvement Company's Third Plat.

**Acquisition Deeds:**

9/5/1973 Fee simple/Fee title Transfer Dated 9/5/1973 From KING COUNTY To SEATTLE BUILDING DEPARTMENT, Recording Number AF 197309190465.

**Acquisition Fund Source:** Emergency Funds reimbursed by street fund.

**Jurisdictional Department's estimated market value:** The value of the land is based upon the value of similar property in the neighborhood, which currently ranges from between \$10 and \$25 per square foot

\*\*Change to state law (RCW 84. 40.045 and 84.40.175) by the 2013 Legislature eliminated revaluation of government owned parcels. The value of the land may be adjusted due to critical area constraints.

**Destination of funds upon sale:** A portion to the Facility Services Sub-fund for expenses relating to sale of property, the remainder to street fund.

**Current easements, covenants and restrictions:** None

**Recommended easements, covenants and restrictions upon Transfer:** FAS proposes that the property be sold and transferred to the adjacent property owner with a Covenant on the Deed requiring property be merged with adjacent property tax lot.

**Potential problems with property and possible measures to mitigate their recurrence:** none

**Neighborhood:** Ballard

**Legal Descriptions:** The East 8 feet of south 35 feet of North ½ of west half , Lot 4, Block 5, Osners Suburban Homes Addition, According to the plat thereof recorded in Volume 9 of Plats, page 92 Records of King County Washington.