

PLEASE RETURN TO:

Kennewick Irrigation District

Real Estate Division

1030 N. Center Parkway, Suite 211

Kennewick, WA 99336

**KENNEWICK IRRIGATION DISTRICT
RESOLUTION 2008-49**

AUTHORIZING THE SALE OF REAL PROPERTY

Kennewick Industrial Park, Block 2, Lot 7

A **RESOLUTION** is submitted to the Board of Directors of the Kennewick Irrigation District authorizing the sale of surplus real property described as:

TAX PARCEL NO.:	1-3299-300-0006-006
LEGAL DESCRIPTION:	Lot 7, BSP 3575, records of Benton County, Washington

WHEREAS, the Board of Directors of the Kennewick Irrigation District met at the office of the District for the special meeting of December 15, 2008; and

WHEREAS, Lloyd F. Myers and Nicole K. Myers have offered to purchase the subject real property upon terms acceptable to the District and the Board of Directors approved the sale at their regular meeting on September 18, 2007; and

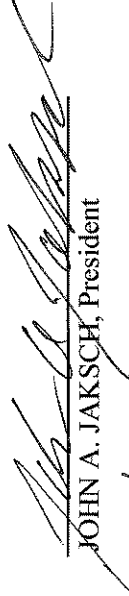
WHEREAS, the Directors of the District specifically find that the price approved is greater than or at least equal to the reasonable market value of the property as required by RCW 87.03.136;

NOW THEREFORE, BE IT RESOLVED that the following described real property (see Legal Description marked Exhibit "A" and Location Map marked Exhibit "B" attached hereto and made a part of this document) shall be sold to:

LLOYD F. MYERS and NICOLE K. MYERS at a price of: ONE HUNDRED THIRTY-TWO THOUSAND, SIX HUNDRED DOLLARS AND NO CENTS \$132,600.00

The Directors of the District authorize the President of the Board to execute all appropriate documents necessary to complete and close the subject transaction, which documents shall also be acknowledged by the Secretary of the District.

Resolution No. 2008-49 is hereby adopted by the Board of Directors of Kennewick Irrigation District, Benton County, Washington, at a special open public meeting thereof this 15th day of December, 2008.


JOHN A. JAKSCH, President


WILLIAM C. KIMSEL, Vice President


JOHN C. PRINGLE, Director

OBJECTED
DALE WALTER, Director

Vacant

EXHIBIT A
Legal Description

The land referred to in this commitment is described as follows:

That portion of the Southwest quarter of Section 32, Township 9 North, Range 29 East, W.M., and of Tract A, the Highlands Plat E, according to the plat thereof recorded in Volume 2 of plats, page 55, records of Benton County, Washington, being in the Northwest quarter of Section 5, Township 8 North, Range 29 East, W.M., Kennewick, Benton County, Washington, described as follows:

Commencing at the Northwest corner of Section 5, Township 8 North, Range 29 East, W.M., being located on the South line of said Section 32;
Thence South 89°16'29" East, along the South line of said Section 32 being also the centerline of West Deschutes Avenue for 1044.70 feet to the point of curvature with a 820.00 foot radius curve concave to the North;
Thence Northeasterly along the arc of said curve to the left, through a central angle of 45°32'09" for an arc distance of 651.69 feet;
Thence leaving said curve, South 44°48'38" East for 35.00 feet to the Southeasterly right-of-way margin of said West Deschutes Avenue;
Thence North 45°11'22" East for 157.35 feet to the point of curvature with a 25.00 foot radius curve concave to the Southeast;
Thence Southeasterly along the arc of said curve to the right, through a central angle of 90°00'00" for an arc distance of 39.27 feet to the point of tangency;
Thence South 44°48'38" East along the Southwesterly right-of-way margin of North Van Buren Street, for 175.00 feet and the True Point of Beginning;
Thence continuing South 44°48'38" East along said Southwesterly right-of-way margin of North Van Buren Street, for 204 feet, more or less, to the most Northerly corner of that certain parcel conveyed to the City of Kennewick by deed recorded September 4, 2002 under Recording Number 2002-034234, records of said county;
Thence South 45°11'22" West 200 feet along the Northwesterly boundary of said City of Kennewick parcel;
Thence North 44°48'38" West a distance of 204 feet, more or less, to the Southwesterly corner of that certain parcel conveyed to Guss Properties, LLC by deed recorded February 10, 2006 under Recording Number 2006-004374;
Thence North 45°11'22" East along the Southeasterly boundary of said Guss properties parcel a distance of 200 feet, more or less, to the True Point of Beginning.

EXHIBIT B
Location Map

