



RESOLUTION NO. 40400

1 A RESOLUTION relating to City-owned real property, authorizing the Declaration
2 of Surplus and execution of a Quit Claim Deed to convey vacant,
3 undeveloped residential land located at 3847 East "F" Street to
4 Matthew S. Litsky, for the amount of \$21,280.

5 WHEREAS, in 1992, the City, through its L.I. Guaranty Fund, acquired a
6 parcel of vacant, undeveloped residential property located at 3847 East "F" Street
7 ("Property") by Special County Deed as a tax title property, and

8 WHEREAS the Property is located at, and accessed from, the alley between
9 East "F" Street and East "G" Street, north of East 40th Street, southeasterly and
10 abutting the SR-7 on-ramp, and

11 WHEREAS, in August 2014, the Property was classified as a "Tier 3"
12 Property pursuant to the City's Policy for the Sale/Disposition of City-owned
13 General Government Real Property, and

14 WHEREAS the City must dispose of City-owned surplus property pursuant
15 to the City's Policy for the Sale/Disposition of City-owned General Government
16 Real Property, and

17 WHEREAS Matthew S. Litsky desires to purchase the Property, and upon
18 receiving said request to purchase, market value was established pursuant to an
19 in-house valuation, which included a review of recent sales for similar properties
20 located within a three-mile radius of the subject property, and applied discounts for
21 City-reserved easements, if applicable, and

22 WHEREAS, there being no foreseeable need for continued City ownership
23 of the Property, the sale of said Property to Mr. Litsky appears to be in the best
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interests of the City, pending final approval from the City Council; Now,

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Therefore,

BE IT RESOLVED BY THE COUNCIL OF THE CITY OF TACOMA:

Section 1. That continued ownership of the City real property located at 3847 East "F" Street, as more particularly described in Exhibit "A," is not essential to the needs of the City and is hereby declared surplus pursuant to RCW 35.22.020 and Article I, Section 1.2, and Article IX of the Tacoma City Charter.

Section 2. That the proper officers of the City are hereby authorized to enter into a Quit Claim Deed and any other documents necessary to convey the subject property to Matthew S. Litsky, for the amount of \$21,280, said documents to be substantially in the form of those on file in the office of the City Clerk.

Adopted _____

Mayor

Attest:

City Clerk

Approved as to form:

Deputy City Attorney

Legal Description Approved:

Chief Surveyor
Public Works Department



EXHIBIT "A"

LEGAL DESCRIPTION

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Parcel No. 553000-028-1

Lots 23 and 24, Block 2, Marguerite Addition to Tacoma, according to the Plat thereof recorded in Volume 8 of Plats, at Page 23, records of Pierce County, Washington.

EXCEPTING THEREFROM that portion lying northwesterly of a line described in Deed dated 3-5-65 under Auditor's File Number 2091819 as conveyed to the State of Washington.

All situate in the Southeast Quarter of the Northeast Quarter of Section 16, Township 20 North, Range 03 East of the Willamette Meridian; within the City of Tacoma, County of Pierce, State of Washington.