

Record Date:3/27/2024 2:22 PM

Electronically Recorded King County, WA

**Return Address:**

Tuan Hoang  
7929 E Mercer Way  
Mercer Island, WA, 98040

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)

**Document Title(s)** (or transactions contained therein): (all areas applicable to your document must be filled in)

- 1. Critical Area Disclosure 2. \_\_\_\_\_
- 3. \_\_\_\_\_ 4. \_\_\_\_\_

**Reference Number(s) of Documents assigned or released:**

Additional reference #'s on page \_\_\_\_\_ of document

**Grantor(s)** Exactly as name(s) appear on document

- 1. TUAN, HOANG
- 2. MAILE, INTRACHAT

Additional names on page \_\_\_\_\_ of document.

**Grantee(s)** Exactly as name(s) appear on document

- 1. THE CITY OF MERCER ISLAND, \_\_\_\_\_
- 2. \_\_\_\_\_, \_\_\_\_\_

Additional names on page \_\_\_\_\_ of document.

**Legal description** (abbreviated: i.e. lot, block, plat or section, township, range)

LOT C MERCER ISLAND SHORT PLAT KWN AS FREDERICK SHORT PLAT AF 7507070597 SD PLAT DAF BEG SW COR GVMT LOT 6 TH N 01-12 -23 E ALG W LN SD GVMT LOT 6 85.02 FT TH N 45-20-36 E 257.49 FT TH S 88-44-07 E 202.05 FT TH S 44-39-24 E 281.32 FT NXN NWLY MARG E MERCER BLVD TH S 45-20-36 W 103.43 FT TH N 88-44-07 W 511.23 FT TO TPOB

Additional legal is on page \_\_\_\_\_ of document.

**Assessor's Property Tax Parcel/Account Number**  
assigned  
3024059176

Assessor Tax # not yet

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

**"I am signing below and paying an additional \$50 recording fee (as provided in RCW 36.18.010 and referred to as an emergency nonstandard document), because this document does not meet margin and formatting requirements. Furthermore, I hereby understand that the recording process may cover up or otherwise obscure some part of the text of the original document as a result of this request."**

DJ Stauffer Signature of Requesting Party

**Note to submitter: Do not sign above nor pay additional \$50 fee if the document meets margin/formatting requirements**

Street Address 7929 EAST MERCER WAY, MERCER ISLAND, WA 98040

This property contains critical areas (e.g. wetlands, streams, geologically hazardous areas, etc.) and/or critical area buffers as defined by the Mercer Island City Code (MICC) 19.07 and regulated by provisions in MICC 19.07.160, MICC 19.07.170, MICC 19.07.180, and/or MICC 19.07.190.

Due to development activity within a critical area and/or associated buffer, a City of Mercer Island Critical Area Study and Mitigation Plan has been required to be prepared and implemented for this property. This mitigation plan may have required some or all of the following: grading, soil amendments, native vegetation planting, watering, habitat feature or structure installation, fencing, signage, performance and/or maintenance bonding, annual maintenance, and annual monitoring reporting to be performed by a qualified professional at the property owner's expense. For further information regarding related requirements and limitations, please contact the City of Mercer Island Planning Division.

This notice shall run with the land and shall not be removed except upon specific written authorization approved by the City of Mercer Island and recorded herein by King County.

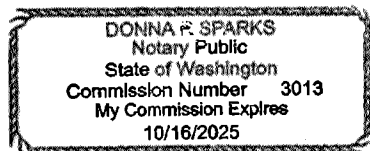
I, (print name) TUAN HOA HOANG & NAILE INTRACHAT, hereby certify that I am the owner of the above-referenced property.

Owner's Signature *Tuan Hoa Hoang & Naile Intrachat*

State of Washington, County of King

SUBSCRIBED AND SWORN TO before me this 10<sup>th</sup> day of November 2023

Notary Seal



*Donna R Sparks*  
Notary Public Signature

DONNA R SPARKS  
Notary Public Printed Name

10/16/2025  
Commission Expiration

Attachments

**Document Title(s)** (or transactions contained herein) CRITICAL AREA DISCLOSURE

**Reference number(s) of documents assigned or released** \_\_\_\_\_

Additional reference number of page \_\_\_\_\_ of document(s)

**Grantor(s) Name (last, first, middle initial)** TUAN, HOANG & MAILE, INTRACHAT

Additional names on page \_\_\_\_\_ of document(s)

**Grantee(s) Name (last, first, middle initial)** THE CITY OF MERCER ISLAND

Additional names on page \_\_\_\_\_ of document(s)

**Legal description (abbreviated)**

Lot \_\_\_\_\_ Block \_\_\_\_\_ Plat/Section \_\_\_\_\_ Township \_\_\_\_\_ Range \_\_\_\_\_

Additional legal on page \_\_\_\_\_ of document(s)

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Additional legal on page \_\_\_\_\_ of document(s)

**Assessor's Property Tax Parcel/Account Number(s)** 3024059176

**DO NOT WRITE IN MARGINS**

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The staff will not read the attached document to verify the accuracy or  
completeness of the indexing information provided herein.

For Permit Number 2211-165

For Parcel Number 3024059176

## LEGAL DESCRIPTION

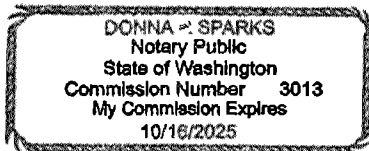
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*Donna R. Sparks*  
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