

**City of Mercer Island  
Community Planning & Development  
9611 SE 36th St  
Mercer Island, WA 98040**

**Document Title(s)** (or transactions contained herein) \_\_\_\_\_ **Critical Areas Notice on Title** \_\_\_\_\_

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

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

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

**Legal description (abbreviated)**

Lot 10 Block 1 Plat/Section SE-25 Township 24 Range 4

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

**Grantor: Rodolfo Hernandez McIntyre and Shannon Hernandez McIntyre**

**Grantee: City of Mercer Island**

**Assessor's Property Tax Parcel/Account Number(s)** \_\_\_\_\_ 545360-0100

**recording requested by  
First American Title as  
an accommodation only**

For Permit Number Building Permit #2402-026, Critical Area Review 2 #CA024-003

For Parcel Number 545360-0100

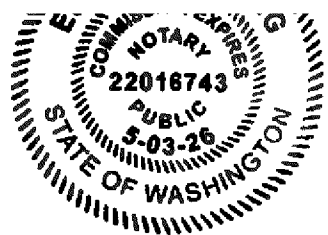
Street Address 7520 Mercer Terrace Dr, Mercer Island, WA 98040

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 Community Planning and Development Department.

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) SHANNON HERNANDEZ MCINTYRE hereby certify that I am the owner of the above-referenced property.



[Signature]  
Notary Public Signature  
Eugene E Wang  
Notary Public Printed Name  
05/03/2026

Commission Expiration

I, (print name) RODOLFO HERNANDEZ MCINTYRE, hereby certify that I am the owner of the above-referenced property.

Owner's Signature RODOLFO HERNANDEZ

State of Washington, County of King

SUBSCRIBED AND SWORN TO before me this 23 day of APRIL, 2024.



Eugene E. Luzong  
Notary Public Signature

Eugene E. Luzong  
Notary Public Printed Name

2026  
Expiration

# EXHIBIT A

## Legal Description

The Land referred to herein below is situated in the County of King, State of Washington, and is described as follows:

LOT 10, BLOCK 1, MERCER TERRACE, ACCORDING TO THE PLAT RECORDED IN VOLUME 72 OF PLATS, PAGE 86, IN KING COUNTY, WASHINGTON.

SITUATE IN THE CITY OF MERCER ISLAND, COUNTY OF KING, STATE OF WASHINGTON.

Tax Parcel ID: 545360-0100

7520 Mercer Terrace Dr  
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