	•		<u> </u>								•								=			<b>A</b> 4 050 000
		Agency: Snohomish County Public Works Project Title: 84th St NE & 123rd Ave NE, Intersection Improvements - RC1790 - UPI 22-0013															Estimated Total: Year Estimate Completed: 2024					\$1,258,032
			Date of Estimate February 20, 2024 Plan Date: February 2, 2024											<mark>en are</mark>	as ONLY	Year Acquisition to be Completed: 2027						
RIGHT OF WAY		Estimate Completed By:		,		, _, _, _,									so please	•	· oui / ioquii		ation Factor:	2.40%	Calculated:	1.07
FUNDING ESTIMATE			Tom Stow										ve form		-				_			
			Lead Revi	ew Appraise	r							ica	ve lollii	iulas a	ione				_	Total Righ	nt of Way Costs:	\$1,348,610
		LAC Concurrence:	David Nav																	0		¢200,200
			David Nav												Select Valuatio	n Process	1			Condemi	nation Allocation:	\$208,200
	Fee	Tido.		Assessed	PE Total	TE Total					Confidence	Confidence		Title &	Appraisal/	AOS		Misc. Fees	Statutory		Condemnation	
Assessor's Tax Parcel	TE and/or	Owner Name	FEE Area	Value per	(from other	(from other	Improvement	Damages	Relocation	Acquisition	Level	Factor	Factored	Escrow	Appraisal	(under		(including	Evaluation	Subtotal	Enter	Total
Number	PE		(Sq Ft)	Sq Ft	` sheet)	` sheet)	Value			Subtotal	(1 - 10)	(Calculated)	Subtotal	Costs	Review Cost	\$25,000) Cost		PM)	Allowance (SEA-\$750)	All	Percentage	
30062000201500	#001	Colleen & Caleb Koorn	13219	\$ 2.27	\$0.00	\$965.45	\$73,180			\$104,167	8	0.41	\$146,876	\$6,000	\$7,000	0031	\$10,000	\$1,000		\$171,626	20%	\$205,801.20
30062000300300		Tim & Lynn Smith	1150	\$ 2.49		\$969.73	\$12,235			\$16,071	8	0.41	\$22,660	\$6,000	\$7,000		\$10,000	\$1,000		\$47,410	20%	\$56,741.78
30062000300100		Patricia Kanekeberg	405	\$ 15.15						\$27,491	8	0.41	\$38,762	\$6,000			\$10,000	\$1,000		\$63,512	20%	\$76,064.62
30062000300200		Patricia Kanekeberg	3357	\$ 3.60		· ·	\$23,660			\$52,216	8	0.41	\$73,624	\$6,000	\$7,000		\$10,000	\$1,000		\$98,374	20%	\$117,898.91
30062000101100 30062000400400	#005 #006	Steven E Thompson & Kathryr James R Edgecombe	11015 3526	\$ 4.01 \$ 0.41	-		\$95,110 \$17,630	-		\$199,068 \$19,070	8	0.41 0.41	\$280,686 \$26,889	\$6,000 \$6,000	\$7,000 \$7,000		\$10,000 \$10,000	\$1,000 \$1,000	\$750 \$750	\$305,436 \$51,639	20%	\$366,373.23 \$61,816.57
30062000400400		Kenneth E Briar & Nancy L	199	\$ 1.79		\$500.00	\$3,620			\$4,475	8	0.41	\$6,310	\$6,000			\$10,000	\$1,000		\$31,039	20%	\$37,122.17
30062000102301	#008	Booker & Jennifer Schmidt	850	\$ 1.64		\$500.00				\$8,694	8	0.41	\$12,258	\$6,000	\$7,000		\$10,000	\$1,000		\$37,008	20%	\$44,259.92
30062000400500		Leanne & Nicholas Carrato	4434	\$ 10.64						\$72,213	8	0.41	\$101,821	\$6,000	\$7,000		\$10,000	\$1,000		\$126,571	20%	\$151,734.74
30062000102600	#010	Tomy Daris Israel	1977	\$ 5.27						\$25,731	8	0.41	\$36,280	\$6,000	\$7,000		\$10,000	\$1,000	\$750	\$61,030	20%	\$73,086.20
30062000102400		Dean M & Lori K Anderson	200	\$ 4.91		•	\$1,000			\$1,982	8	0.41	\$2,795	\$6,000			\$10,000	\$1,000		\$27,545	20%	\$32,903.80
30062000202100	#012	Vladlmir Silverstov & Valentina	0	\$ 1.90		\$500.00		5		\$2,765	8	0.41	\$3,899	\$6,000	\$7,000		\$10,000	\$1,000	\$750	\$28,649	20%	\$34,228.38
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00 \$0.00	\$0.00 \$0.00				\$0 ©0	8	0.41	\$0 \$0							\$0 ¢0	20%	\$0.00 \$0.00
					\$0.00	\$0.00				\$0 \$0	8	0.41 0.41	\$0 \$0							0¢	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0 \$0							\$0 \$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00 \$0.00				\$0	8	0.41	\$0							\$0 \$0	20%	\$0.00
					\$0.00 \$0.00					\$0 \$0	8	0.41 0.41	\$0 \$0							0¢	20%	\$0.00 \$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0 \$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00					\$0 ©0	8	0.41	\$0							\$0	20%	\$0.00 \$0.00
					\$0.00 \$0.00	\$0.00 \$0.00				\$0 \$0	8	0.41 0.41	\$0 \$0							\$0 \$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0 \$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00 \$0.00	\$0.00 \$0.00				\$0 ©0	8	0.41 0.41	\$0 \$0							\$0	20%	\$0.00 \$0.00
					\$0.00					\$0 \$0	8	0.41	\$0 \$0							\$0 \$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0 \$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00 \$0.00					\$0 ¢o	8	0.41 0.41	\$0 \$0							\$0 \$0	20%	\$0.00
					\$0.00	\$0.00 \$0.00				\$0 \$0	8	0.41	\$0 \$0							\$0 \$0	20%	\$0.00 \$0.00
					\$0.00					\$0 \$0	8	0.41	\$0 \$0							\$0	20%	\$0.00
					\$0.00					\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00
					\$0.00	\$0.00				\$0	8	0.41	\$0							\$0	20%	\$0.00

		\$0.00	\$0.00	\$0	8	0.41	\$0			\$0	20%	\$0.00
		\$0.00	\$0.00	\$0	8	0.41	\$0			\$0	20%	\$0.00
		\$0.00	\$0.00	\$0	8	0.41	\$0			\$0	20%	\$0.00

LPA-005B WSDOT Rev. 7/23/20 SnoCo Rev. 4/11/23 ROW Funding Estimate-Easements

ROW Funding Estimate-Easements											
Permanent Easement (PE)											
Assessor's Tax Parcel Number	Owner Name	PE Area (Sq Ft)	Assessed Value-Sq Ft	Easement % of Assessed Value	Reduced Assessed Value-Sq Ft						
30062000201500	Colleen & Caleb Koorn		\$2.27	20%	\$0.00						
30062000300300	Tim & Lynn Smith		\$2.49	20%	\$0.00						
30062000300100	Patricia Kanekeberg		\$15.15	20%	\$0.00						
30062000300200	Patricia Kanekeberg		\$3.60	20%	\$0.00						
30062000101100	Steven E Thompson & Kathryn Jo	hnson	\$4.01	20%	\$0.00						
30062000400400	James R Edgecombe		\$0.41	20%	\$0.00						
30062000102501	Kenneth E Briar & Nancy L		\$1.79	20%	\$0.00						
30062000101200	Booker & Jennifer Schmidt		\$1.64	20%	\$0.00						
30062000400500	Leanne & Nicholas Carrato		\$10.64	20%	\$0.00						
30062000102600	Tomy Daris Israel		\$5.27	20%	\$0.00						
30062000102400	Dean M & Lori K Anderson		\$4.91	20%	\$0.00						
30062000202100	Vladlmir Silverstov & Valentina S	ilverstova	\$1.90	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00 \$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00 \$0.00						
0	0		\$0.00	20%							
0	0		\$0.00	20%	\$0.00 \$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						
0	0		\$0.00	20%	\$0.00						

Temporary Easement (TE)									
Assessor's Tax Parcel Number	Owner Name	TE Area (Sq Ft)	Assessed Value-Sq Ft	Easement % of Assessed Value	Reduced Assessed Value-Sq Ft	TE Total Timeframe in months	Easement Total		
30062000201500	Colleen & Caleb Koorn	1417	\$2.27	10%	\$0.23	36	\$965.45		
30062000300300	Tim & Lynn Smith	1297	\$2.49	10%	\$0.25	36	\$969.73		
30062000300100	Patricia Kanekeberg	2025	\$15.15	10%	\$1.52	36	\$9,204.55		
30062000300200	Patricia Kanekeberg	1375	\$3.60	10%	\$0.36	36	\$1,483.41		
30062000101100	Steven E Thompson & Kathryn Jol	8007	\$4.01	10%	\$0.40	36	\$9,635.20		
30062000400400	James R Edgecombe	0	\$0.41	10%	\$0.04	36	\$0.00		
30062000102501	Kenneth E Briar & Nancy L	525	\$1.79	10%	\$0.18	36	\$500.00		
30062000101200	Booker & Jennifer Schmidt	510	\$1.64	10%	\$0.16	36	\$500.00		
30062000400500	Leanne & Nicholas Carrato	350	\$10.64	10%	\$1.06	36	\$1,117.16		
30062000102600	Tomy Daris Israel	825	\$5.27	10%	\$0.53	36	\$1,304.05		
30062000102400	Dean M & Lori K Anderson	0	\$4.91	10%	\$0.49	36	\$0.00		
30062000202100	Vladlmir Silverstov & Valentina Sil	453	\$1.90	10%	\$0.19	36	\$500.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00 \$0.00	36	\$0.00		
0	0		\$0.00 \$0.00	10% 10%	\$0.00	36 36	\$0.00 \$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
	0		\$0.00	10%	\$0.00	36	\$0.00		
0	0		\$0.00	10%	\$0.00	36	\$0.00		
	·		70.00	10/0	Ψ0.00	30	Ψ0.00		

TE PE