

# Real Property Sale Record Description

Notes: This file contains one or more records for each sale of real property. The number of records per sale depends upon the number of properties involved in the sale. The unique identifier is Excise Tax Number + Major + Minor.

Numeric fields are not zero-filled.  
The file is not in any particular sequence.  
The Look Up column refers to the Look Up record description.

Record Count: Approximately 1,382,760

Field Name	Format	Length	Look Up	Description
Excise Tax Number	number	7		
Major	character	6		
Minor	character	4		
Document Date	character	10		MM/DD/YYYY
Sale Price	number	9		
Recording Number	character	14		
Recording Volume	character	3		
Recording Page	character	3		
Plat Number	character	6		
Plat Type	character	1		
Plat Lot	character	14		
Plat Block	character	7		
Seller: Name	character	300		
Buyer: Name	character	300		
Property Type	number	1	1	The type of property as reported on the Excise Tax affidavit.
Principal Use	number	2	2	The primary use of the property as reported on the Excise Tax affidavit.
Sale Instrument	number	2	6	The type of document as reported on the Excise Tax affidavit.
Forest Land	character	1		Indicates whether or not the property was reported on the Excise Tax affidavit as classified or designated forest land.
Current Use Land	character	1		Indicates whether or not the property was reported on the Excise Tax affidavit as classified current use land.

Non Profit Use	character	1		Indicates whether or not the property was reported on the Excise Tax affidavit as exempt from property tax as a nonprofit organization.
Historic Property	character	1		Indicates whether or not the property was reported on the Excise Tax affidavit as receiving special valuation as historic property.
Sale Reason	number	2	5	
Property Class	number	2	4	
Sale Warning	number	100	7	A list of two-character warning codes separated by blanks e.g. 32 15 46  Note: On 2-29-2020, length changed from 25 to 100.

# Residential Building Record Description

Notes: This file contains one record for each residential building. There is no upper limit on the number of buildings per parcel. Residential buildings are classified as buildings with 1, 2 or 3 living units.

Numeric fields are not zero-filled.  
The file is not in any particular sequence.  
The Length column is the maximum length of the field.  
The Look Up column refers to the Look Up record description.

Record Count: Approximately 481,814

Field Name	Format	Length	Look Up	Description
Major	character	6		
Minor	character	4		
Building Number	number	3		
Number Living Units	number	1		
Situs Address Building Number Fraction Direction Prefix Street Name Street Type Direction Suffix Zip code	character	5 + a blank space 3 + a blank space 2 + a blank space 25 + a blank space 4 + a blank space 2 + a blank space 10		Address column length will change to 60 starting January 1, 2015.
Building Number	Character	5		
Fraction	Character	3		
Direction Prefix	Character	2		
Street Name	Character	25		
Street Type	Character	4		Street Type column length will change to 6 starting January 1, 2015.
Direction Suffix	Character	2		
Zip code	Character	10		
Stories	number	3		
Building Grade	number	2	82	
Building Grade Variation	number	2		
Square Feet 1 <sup>st</sup> Floor	number	5		
Square Feet Half Floor	number	5		
Square Feet 2 <sup>nd</sup> Floor	number	5		

Square Feet Upper Floor	number	5		
Square Feet Unfinished Full	number	5		
Square Feet Unfinished Half	number	5		
Square Feet Total Living	number	5		
Square Feet Total Basement	number	5		
Square Feet Finished Basement	number	5		
Finished Basement Grade	number	2	82	
Square Feet Garage Basement	number	5		
Square Feet Garage Attached	number	5		
Daylight Basement	character	1		
Square Feet Open Porch	number	5		
Square Feet Enclosed Porch	number	5		
Square Feet Deck	number	5		
Heat System	number	2	108	
Heat Source	number	2	84	
Percent Brick Stone	number	3		
View Utilization	character	1		
Bedrooms	number	2		
Bath: Half Count	number	2		
Bath: 3qtr Count	number	2		
Bath: Full Count	number	2		
Fireplace: Single Story	number	2		
Fireplace: Multiple Story	number	2		
Fireplace: Freestanding	number	2		
Fireplace: Additional	number	2		
Year Built	number	4		
Year Renovated	number	4		

Percent Complete	number	3		
Obsolescence	number	3		
Percent Net Condition	number	3		
Condition	number	1	83	
Additional Cost	number	6		

# Parcel Record Description

Notes: This file contains one record for each parcel of real property. The unique identifier is Major + Minor. There is one record for each condominium complex. Beginning with the Current Zoning column, there is data on the record for Property Types R, C, K and T only.

Numeric fields are not zero-filled.  
The file is not in any particular sequence.  
The Look Up column refers to the Look Up record description.

Record Count: Approximately 598,725

Field Name	Format	Length	Look Up	Description
Major	character	6		
Minor	character	4		
Property Name	character	80		
Plat Name	character	50		
Plat Lot	character	14		
Plat Block	character	7		
Range	number	2		
Township	number	2		
Section	number	2		
Quarter Section	character	2		
Property Type	character	1		C Commercial K Condominium M Coal & Mineral Rights N Mining R Residential T Timber U Undivided Interest X Exempt
Area	character	3		
SubArea	character	3		
SpecArea	Character r	3		
SpecSubArea	Character r	3		
District Name	character	80		
Levy Code	character	4		
Current Zoning	character	50		

HBU As If Vacant	number	2	103	
HBU As Improved	number	1	104	
Present Use	number	3	102	
Lot Square Footage	number	9		
Water System	number	1	56	
Sewer System	number	1	57	
Access	number	1	55	
Topography	number	1	59	
Street Surface	number	1	60	
Restrictive Size / Shape	number	1	90	
Inadequate Parking	number	1	92	
Percent Unusable	number	3		
View: Mt Rainier	number	1	58	
View: Olympics	number	1	58	
View: Cascades	number	1	58	
View: Territorial	number	1	58	
View: Seattle Skyline	number	1	58	
View: Puget Sound	number	1	58	
View: Lake Washington	number	1	58	
View: Lake Sammamish	number	1	58	
View: Small Lake / River / Creek	number	1	58	
View: Other View	number	1	58	
Waterfront Location	number	2	50	
Waterfront Footage	number	5		
Waterfront Bank	number	1	52	
Waterfront Poor Quality	number	1	51	
Waterfront Restricted Access	number	1	53	
Waterfront Access Rights	character	1		
Waterfront Proximity Influence	character	1		
Tideland / Shoreland	number	1	54	
Lot Depth Factor	number	3		
Traffic Noise	number	1	95	

Airport Noise	number	2		
Power Lines	character	1		
Other Nuisances	character	1		
Number Building Sites	number	2		
Contamination	number	1	93	
DNR Lease	character	1		
Adjacent Golf Fairway	character	1		
Adjacent Greenbelt	character	1		
Common Property	number	1	105	
Historic Site	number	1	67	
Current Use Designation	number	1	16	
Native Growth Protection Easement	character	1		
Easements	character	1		
Other Designation	character	1		
Deed Restrictions	character	1		
Development Rights Purchased	character	1		
Coal Mine Hazard	character	1		
Critical Drainage	character	1		
Erosion Hazard	character	1		
Landfill Buffer	character	1		
Hundred Year Flood Plain	character	1		
Seismic Hazard	character	1		
Landslide Hazard	character	1		
Steep Slope Hazard	character	1		
Stream	character	1		
Wetland	character	1		
Species Of Concern	character	1		
Sensitive Area Tract	character	1		
Water Problems	character	1		
Transportation Concurrency	character	1		
Other Problems	character	1		