

Return to: Planning Department  
Town of Concrete  
P.O. Box 39  
Concrete, WA 98237



201707210113

Skagit County Auditor

\$76.00

7/21/2017 Page

1 of

4 3:42PM

COVER SHEET  
EXCHANGE AGREEMENT

GRANTOR: Gary M. Garren and Angelina G. Garren

GRANTEE: Town of Concrete

LEGAL DESCRIPTION

PTN of the SW 1/4 of the NE 1/4 Section 10, Township 35 N., Range 8 E., W.M.

ASSESSOR'S PROPERTY TAX PARCEL NUMBER: P70540

## EXCHANGE AGREEMENT

---

This Agreement made this 22<sup>nd</sup> day of May, 2017 between the Town of Concrete, a municipal corporation and Gary M. Garren and Angelina G. Garren, husband and wife a marital community.

The Town of Concrete owns and maintains sidewalks within the right of way on its city streets.

The Garrens are the purchasers and owners of that certain parcel of land known as Lots 11 and 12, Block 1, Central Baker, as per plat recorded in volume 3 of plats, page 70, records of Skagit County, Washington. Also known as tax parcel #P70540

That during the course of inquiry into repair and reconditioning of the sidewalks it was discovered that the legal description of the Garren property includes the sidewalk within the described boundaries of Lots 11 and 12, Block 1, Central Baker, bordering on the south side of the lots.

The Town contemplates rebuilding and restoring the sidewalks on Main Street and in particular the sidewalks which are in seriously decayed condition which are contained in Lots 11 and 12, Block 1, Central Baker.

The Town has expressed its intention to repair and recondition the sidewalks within the town limits and especially has identified certain sidewalks which are in need of repair and the Garrens have identified the sidewalk as a liability which is contained wholly within their property.

The parties have agreed that in exchange for the described parcel contained within Lots 11 and 12, Block 1, Central Baker to be conveyed to the Town, the Town will make its best efforts to obtain financing either by loan or grant from public funding agency for the repair and reconditioning of the sidewalk mentioned herein.

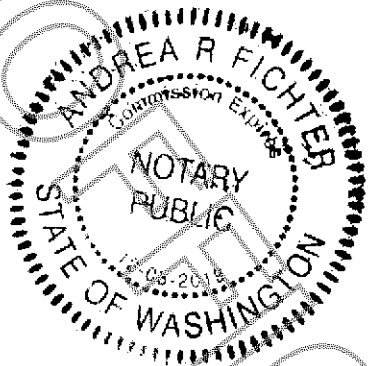
Based on the foregoing and in consideration of the mutual promises and future performances the parties now agree.


### A. Agreement

1. Conveyance:
  - a. The Garrens agree to convey the portion of Lots 11 and 12, Block 1, Central Baker to the Town by quit claim deed.
  - b. That said parcel shall be free and clear of encumbrances or defects.
  - c. That the property is conveyed in "AS IS" condition and that neither party makes any warranties regarding condition of the land or improvements thereof.
2. The Town agrees:
  - a. That it will, as soon as practicable after recording the deed to the parcel described herein, demolish the sidewalk and retaining wall adjacent thereto, and grade the same to make it safer for passage.



GIVEN under my hand and official seal this 2<sup>nd</sup> day of may, 2017.



  
 NOTARY PUBLIC for Washington.  
 My Commission Expires: 12/03/19

Executed this 12<sup>th</sup> day of June, 2017

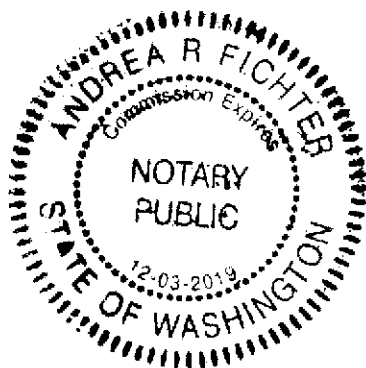
By: Gary M. Garren  
Gary M. Garren  
1459 Snapdragon Ln.  
Forest Grove, OR 97116

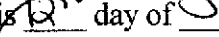
By: Angelina G. Garren  
Angelina G. Garren  
1459 Snapdragon Ln.  
Forest Grove, OR 97116

STATE OF WASHINGTON )  
 ) ss:  
COUNTY OF SKAGIT )

On this day personally appeared before me Garry M. Garren and Angelina G. Garren, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 12<sup>th</sup> day of June, 2017.



al this 12<sup>th</sup> day of June, 2017.  
  
 NOTARY PUBLIC for Washington.  
 My Commission Expires: 12/03/19