



200602150096

Skagit County Auditor

2/15/2006 Page

1 of

4 11:35AM

RETURN TO:

City of Sedro-Woolley
Attn: J. Lazaron
720 Murdock Street
Sedro-Woolley, WA 98284

DOCUMENT TITLE(S) (or transactions contained herein):

**AGREEMENT OF USE & SANITARY SEWER AGREEMENT FOR A DEPENDENT
RELATIVE COTTAGE LOCATED AT 530 COOK ROAD, SEDRO-WOOLLEY WA.**

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED:

GRANTOR(S) (Last name, first name and initials):

1. Oudmen, Harold and Kathren, husband and wife.

GRANTEE(S) (Last name, first name and initials):

1. City of Sedro-Woolley, a Washington Municipal Corporation

LEGAL DESCRIPTION (Abbreviated: i.e., lot, block, plat or quarter, quarter, section, township and range).

TAX 7 BEG 20 FT N & 127.5 FT W OF SE COR OF SE1/4 NE1/4 TH N 320FT W 127.5FT S 320FT E
127.5FT TPOB TGW N 155FT OF FDT TH PTN OF SE1/4 NE1/4 SEC 23 DAF BAAP ON N LI OF ST
HWY 20FT N & 254FT 10 INCHES W OF SE COR SD SE1/4 NE1/4 TH N 320FT TH W 127FT 5
INCHES TH S 320FT M/L TO RD TH E 127FT 5 INCHES M/L TO POB EXC W 35FT 10 INCHES
THOF INC M/H 0391105521 HOMET 75 52X14

ASSESSOR'S PARCEL/TAX I.D. NUMBER: 350423-0-012-0004 (P37154)

**AGREEMENT OF USE & SANITARY SEWER AGREEMENT
FOR A DEPENDENT RELATIVE COTTAGE
LOCATED AT 530 COOK ROAD, SEDRO-WOOLLEY WA.**

1. **Parties.** The parties to this agreement are:

- a) Harold and Kathren Oudmen, husband and wife.
- b) The City of Sedro-Woolley, a Washington Municipal Corporation.

2. **Real Property.** This agreement concerns real property owned by Harold and Kathren Oudman, situated in Sedro-Woolley, Skagit County, Washington, legally described as follows.

TAX 7 BEG 20 FT N & 127.5 FT W OF SE COR OF SE1/4 NE1/4 TH N 320FT W 127.5FT S 320FT E 127.5FT TPOB TGW N 155FT OF FDT TH PTN OF SE1/4 NE1/4 SEC 23 DAF BAAP ON N LI OF ST HWY 20FT N & 254FT 10 INCHES W OF SE COR SD SE1/4 NE1/4 TH N 320FT TH W 127FT 5 INCHES TH S 320FT M/L TO RD TH E 127FT 5 INCHES M/L TO POB EXC W 35FT 10 INCHES THOF INC M/H 0391105521 HOMET 75 52X14.

3. **Tax Parcel No.** 350423-0-012-0004 (P37154)

4. **Dependent Relative Cottage.** City of Sedro-Woolley Municipal Code; Section 17.04.030, allows a Dependent Relative Cottage if the following criteria are met.

- a) Is a manufactured home 0391105521 HOMET 75 52X14, located on the same lot as another single-family residence;
- b) Is inhabited only by the relative of the other single-family residence which the relative is only able to safely maintain a separate household due to the support or supervisory care of family members in close proximity;
- c) Is designed for ease of removal, dismantling, or conversion to an accessory use after termination of use as a dependent relative cottage; and
- d) Meets the setback requirements for an accessory building.

5. **Affidavit of Use.** By signing this agreement the Oudman's do hereby swear that the Dependent Relative Cottage will be used for providing health care to a family member. The Oudman's agree to remove the mobile home or manufactured home within 90 days of the termination of the use of the residence as Dependent Relative Cottage, or alternatively, shall subdivide their property and/or take whatever action is required to bring their property into compliance with the zoning and land use codes then in effect.



6. **Sanitary Sewer.** The Oudman's agree to connect to the City's sanitary sewer system when a line is extended to the property and to pay all appropriate connection fees and general facility charges as required by City ordinance at that time.
7. **No Waiver.** This agreement does not waive the rights of the City to enforce any ordinance, law, or regulation applicable to the property described above. This agreement may be specifically enforced.
8. **Binding Agreement.** This agreement shall be binding on the heirs, devisees, assigns and successors in interest to Oudmans, and shall be a covenant running with the land.

CITY OF SEDRO-WOOLLEY

By

Allen Rozema
Planning Director

Date: 2-14-06

Approved as to form:

Christine A. Salseina
City Attorney

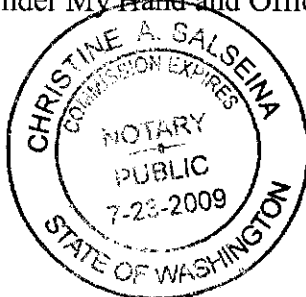
STATE OF WASHINGTON)

) ss.

COUNTY OF SKAGIT)

On this date personally appeared before Allen Rozema, to me known to be the Planning Director of the City of Sedro-Woolley, described in and who executed the foregoing instrument on behalf of said municipal corporation, and acknowledged that they signed the same as the free and voluntary act and deed of said municipal corporation, for the uses and purposes therein mentioned.

GIVEN Under My Hand and Official Seal this 14th day of February 2006.



Christine A. Salseina
Notary Public in and for the State of
Washington, residing at Skagit Co.
My Commission Expires: 7/23/09
Print Name: Christine A. Salseina



PROPERTY OWNER

Harold Oudman Date: 2-14-06
Harold Oudman

Kathren Oudman Date: 2 14 06
Kathren Oudman

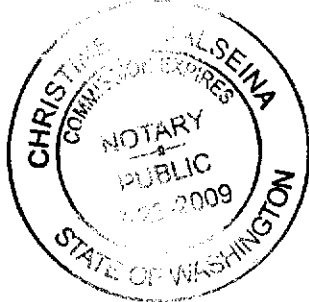
STATE OF WASHINGTON)

) ss.

COUNTY OF SKAGIT)

On this date personally appeared before me Harold Oudman and Kathren Oudman, to me known to be the persons described in and who executed the 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 14th day of February 2006.



Christine A. Salseina
Notary Public in and for the State of
Washington, residing at Skagit Co.
My Commission Expires: 7/23/09
Print Name: Christine A. Salseina

