

6/16/93

CT

Introduced by: AUDREY GRUGER

Proposed No.: 93-511

MOTION NO. 9086

A MOTION authorizing the sale of a parcel of fee property along the N.E. 195th St. extension road project.

WHEREAS, the following described property was acquired by King County roads division as a result of a condemnation settlement in conjunction with the N.E. 195th Street extension road project, and

WHEREAS, the property is not needed for the completion of the project, and

WHEREAS, the subject property is deemed surplus to the county's current and foreseeable needs, and

WHEREAS, the subject property has an appraised fair market value of \$365,000.00, and

WHEREAS, the current sluggish market for a property of this value requires aggressive marketing techniques if the appraised value is to be realized from the sale, and

WHEREAS, payment of a real estate commission to the real estate broker representing the successful purchaser would increase the county's chances of selling the property for fair market value;

NOW, THEREFORE BE IT MOVED by the Council of King County:

The executive is authorized to:

A. Offer the subject property for sale at sealed bid, or

B. In the event no acceptable bids are received,

negotiate a direct sale with a qualified purchaser.

C. Pay a real estate commission in an amount equal to industry standards to the real estate broker representing the successful purchaser.

1 D. Execute the necessary documents to convey the follow-  
2 ing described property to a qualified purchaser:

3 Lot 5, Block 3, Hendrickson's Replat of McCloy's  
4 Garden Tracts, according to the Plat thereof recorded  
5 in Volume 22 of Plats, page 29 in King County,  
6 Washington. EXCEPT portions thereof conveyed to King  
7 County for road by instrument recorded under  
8 Recording No. 2605347.

9 TOGETHER WITH an easement for ingress, egress and  
10 utilities over, under, across, through and upon a 30  
11 foot strip of land, the centerline of which is  
12 described as follows:

13 Beginning at the S.W. corner of Lot 6, Block 3,  
14 Hendrickson's Replat of McCloy's Garden Tracts,  
15 according to the Plat thereof, recorded in Volume 22  
16 of Plats, page 29, in King County, Washington; thence  
17 S.59-22-57 E., along the Northerly margin of  
18 Woodinville-Duvall Road 75.75 feet to the True Point  
19 of Beginning of this centerline description; thence  
20 N.4-58-35 W. 86.07 feet to the beginning of a tangent  
21 curve to the right, having a radius of 64.14 feet;  
22 thence Northeasterly along said curve, an arc  
23 distance of 90.93 feet through a central angle of  
24 81-13-51 to a point of tangency; thence N.76-15-16 E.  
25 181.51 feet; thence S.72-25-56 E. 142.00 feet; thence  
26 S.60-22-41 E. 60.68 feet to a point on the West line  
27 of Parcel B, of Short Plat No. 6750098 as recorded  
28 under Recording No. 7509220498, said point being  
29 98.92 feet South of the N.W. corner of said Parcel B,  
30 and the end of this centerline description.

31 Being in Section 2, Township 26 North, Range 5 East,  
32 W.M., in King County, Washington.

33 PASSED this 19<sup>th</sup> day of July, 1993.

34 KING COUNTY COUNCIL  
35 KING COUNTY, WASHINGTON

36  
37

*Cynthia Sullivan*  
VICE CHAIR

38 ATTEST:

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*Gerald A. Peterson*  
Clerk of the Council

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Attachments:  
None