

3608190037

LEASE--General Form

2643
SKAGIT COUNTY WASH.
Real Estate Excise Tax
PAID

This Indenture, Made this 15th day of October
in the year of our Lord One Thousand, Nine Hundred and Seventy-Seven (1977)

BETWEEN OSBERG CONSTRUCTION COMPANY
hereinafter designated the lessor, and DONALD H. BALLEW and DOROTHY BALLEW
(Husband and Wife) and JOSEPH W. BALLEW and
AUDREY BALLEW (Husband and Wife) hereinafter designated the lessees

Witnesseth, That the said lessor do^{es} by these presents lease and demise unto the said
lessee the following described real estate and premises, situate in the Survey -
of Eagle's Nest, in the County of Skagit
and State of Washington, to-wit:

THAT PORTION of Tract D, Survey of Eagle's Nest as recorded June 21,
1977 in Volume 2 of Short Plats, Pages 74 thru 76, records of Skagit
County, Washington under Auditor's File No. 858833 described as
follows:

BEGINNING at the Northwest corner of said Tract D, which
point is coincident with the Southeast corner of Lot 899
and the Southwest corner of Lot 900 both in Survey of
Shelter Bay, Division No. 5; thence South 89°12'50" East
along the northerly boundary of said Tract D a distance
of 120.00 feet to the True Point of Beginning; thence
continuing South 89°12'50" East a distance of 144.11± feet
to the Balanced G.L.O. Meander Line; thence South 34°13'53"
West along said Meander Line a distance of 78.81± feet;
thence South 88°13'53" West along said Meander Line a dis-
tance of 100.77± feet; thence North 0°47'10" East a distance
of 70.49± feet to the True Point of Beginning.

THE TERM of this lease shall commence upon the execution hereof and
continue until June 30, 2044. No rent shall be payable, the Lessor
having received good and valuable consideration through the Lease
dated October 15, 1977 by and between the Lessee herein and Fidalgo,
Incorporated (a subsidiary of Lessor herein) as Lessor, covering a
leasehold interest in Lot 901, Survey of Shelter Bay Division No. 5
which lies adjacent to real estate herein. Real estate taxes, if
any, shall be borne by Lessee.

IT SHALL be understood and agreed this Lease shall run concurrently
with that described above for Lot 901, Survey of Shelter Bay and
that a default under the latter shall constitute a default under the
Lease herein.

And it is Hereby Agreed, That if any rent shall be due and unpaid, or if default shall be
made in any of the covenants herein contained, then it shall be lawful for the said lessor to
re-enter the said premises and remove all persons therefrom; and the said lessees do hereby
covenant, promise and agree to pay the said rent in the manner hereinbefore specified, and not to
let or underlet the whole or any part of the said premises nor assign this lease, or any interest
therein, without the written consent of the said lessor

And at the expiration of said term the said lessee we will quit and surrender the said premises
in good state and condition as they now are (ordinary wear and damage by the elements or fire
excepted.)

In Witness Whereof, The said parties have hereunto set their hands and seals the day and
year first written.

LESSOR 3608190037

OSBERG CONSTRUCTION COMPANY

Allan F. Osberg, President

LESSEE

Donald H. Ballew

Dorothy Ballew

Joseph W. Ballew

Audrey Ballew

FIRST AMERICAN TITLE CO. / 9318-1

1ST AM

VOL 662 PAGE 496

STATE OF WASHINGTON,

ss. (INDIVIDUAL ACKNOWLEDGMENT)

County of Yakima

I, Linda M. Council, Notary Public in and for the State of Washington,

do hereby certify that on this 4th day of April, 1978, personally

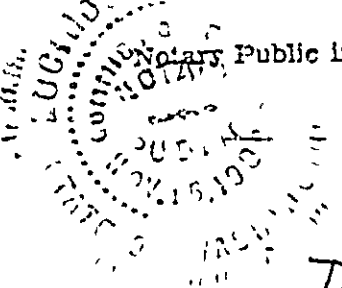
appeared before me DONALD H. BALLEW and DOROTHY BALLEW

to me known to be the individual(s) described in and who executed the within instrument and acknowledged that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes herein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 4th day of

April, 1978

Linda M. Council
Notary Public in and for the State of Washington, residing at 4609 Englewood in said County.



RECORDED
REQUEST OF
FILED
JERRY MCINTURE
AUDITOR
96 APR 19 AM 2:27
DISTRICT OF COLUMBIA
STATE OF WASHINGTON

District of Columbia
STATE OF WASHINGTON,

ss. (INDIVIDUAL ACKNOWLEDGMENT)

County of Washington, D.C.

I, Faith M. Johnson, Notary Public in and for the State of Washington,

do hereby certify that on this 26th day of March, 1978, personally

appeared before me JOSEPH W. BALLEW and AUDREY BALLEW

to me known to be the individual(s) described in and who executed the within instrument and acknowledged that they signed and sealed the same as their free and voluntary act and deed for the uses and purposes herein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 26th day of

March, 1978

Faith M. Johnson
Notary Public in and for the State of Washington, residing at 25 LOUISIANA AVE NW in said County, Washington, D.C.

STATE OF WASHINGTON,

ss. (CORPORATE ACKNOWLEDGMENT)

County of KING SNOHOMISH

On this 11th day of August, 1978

before me personally appeared ALLAN F. OSBERG

to me known to be the President of the corporation that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that he was authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

IN WITNESS WHEREOF I have hereunto set my hand and affixed my official seal the day and year first above written.

Glen A. Kulas
Notary Public in and for the State of Washington, residing at Seattle LYNNWOOD in said County.

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VOL 562 PAGE 107