

**AFTER FILING RETURN TO:**

Terrance M. Froese  
Attorney at Law  
1368 Rosario Rd.  
P.O. Box 999  
Anacortes, Washington 98221

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**9708180070**

**LEASE AGREEMENT**

**PARTIES:**

**LESSOR:**

**AARON M. RASMUSSEN,**  
a single man.

Address: 2119 24th.  
Anacortes, WA 98221

**LESSEE:**

**PETER J. RASMUSSEN,**  
a single man.

Address: 2119 24th.  
Anacortes, WA 98221

Tr. No. [Lots 4, 5, 6 Bk 182 Anacortes]  
3772 182 006 0000

**RECITALS:**

- A. This LEASE AGREEMENT (the "agreement") is made between the Lessor and the Lessee above named. Any lease terms herein are part of the agreement.
- B. The subject property consists of that area commonly known as 2119 24th., Anacortes, Skagit County, Washington (hereinafter referred to as "the premises") more fully described on Exhibit "A" attached.
- C. Lessor owns an undivided 50% interest in the premises which Lessor desires to lease to Lessee.
- D. Lessee currently resides upon the premises, and intends to continue to reside thereon.

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E. The agreement shall be construed to permit Lessor to remain in full usage and occupation of the premises so long as he desires.

**IN CONSIDERATION OF THEIR MUTUAL PROMISES, THE PARTIES HERETO DO HEREBY MUTUALLY AGREE AS FOLLOWS:**

**AGREEMENT DATA AND EXHIBITS**

- (a) Leased Property: The premises and all personal property thereon.
- (b) Term: The term of this agreement shall commence April 1, 1997 and continue month to month thereafter; at Lessees discretion.
- (c) Exhibits: The following exhibits are made a part of this agreement:

Exhibit "A" Legal Description of the Premises

**Rent**

Lessee agrees to pay to Lessor monthly rent as follows:

\$150 per month plus all utilities, upkeep, insurance and taxes for the premises. Monthly rental due may be paid monthly, semi-annually or annually.

**Binding on Heirs and Successors**

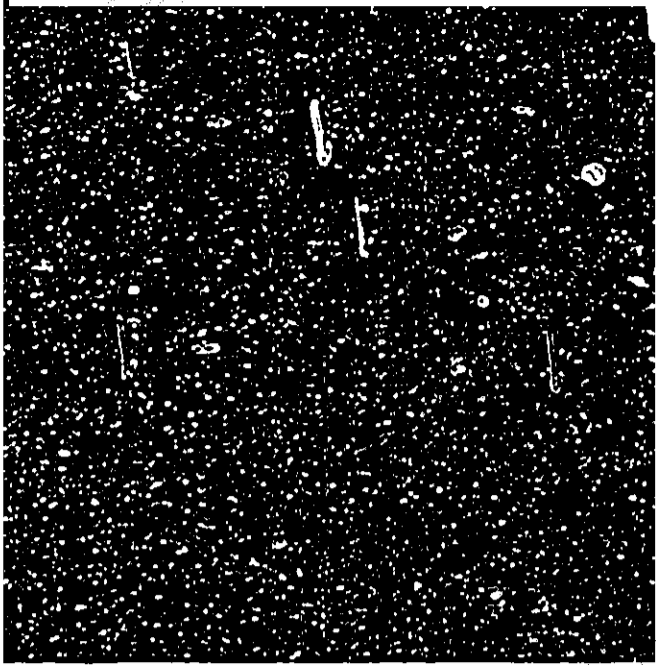
This agreement shall be binding on and shall inure to the benefit of the heirs, executors, administrators, successors, and assigns of Lessor and Lessee.

**Partial Invalidity**

Should any provision of this Agreement be held by a court of competent jurisdiction to be either invalid, void, or unenforceable, the remaining provisions of this agreement shall remain in full force and effect unimpaired by the holding.

**Time of Essence**

Time is expressly declared to be of the essence in this agreement.



**Applicable Law**

This agreement shall be governed by and construed in accordance with the laws of the State of Washington.

**Venue**

Venue for any cause under this agreement is Skagit County, State of Washington.

**Independent Counsel**

Lessor has received independent legal counsel with regard to this agreement, or has had opportunity to receive independent legal counsel, and Lessor agrees that the terms of this agreement shall not be construed against the drafter.

**PARTIES**

LESSOR:

DATE: June 27, 1997.

  
AARON M. RASMUSSEN

LESSEE:

DATE: ~~June~~ <sup>July</sup> 2, 1997.

  
PETER J. RASMUSSEN

STATE OF MONTANA

County of Missoula

On this 27 day of June, 1997, before me personally appeared **AARON M. RASMUSSEN**, to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

Subscribed and sworn to before me this 27 day of June, 1997.

*Janet Stragelmeyer*  
(print name)

NOTARY PUBLIC in and for the  
State of Montana, residing at Missoula

My Commission expires: NOTARY PUBLIC for the State of Montana  
residing at Missoula, Montana  
My Commission Expires September 7, 2000

STATE OF WASHINGTON

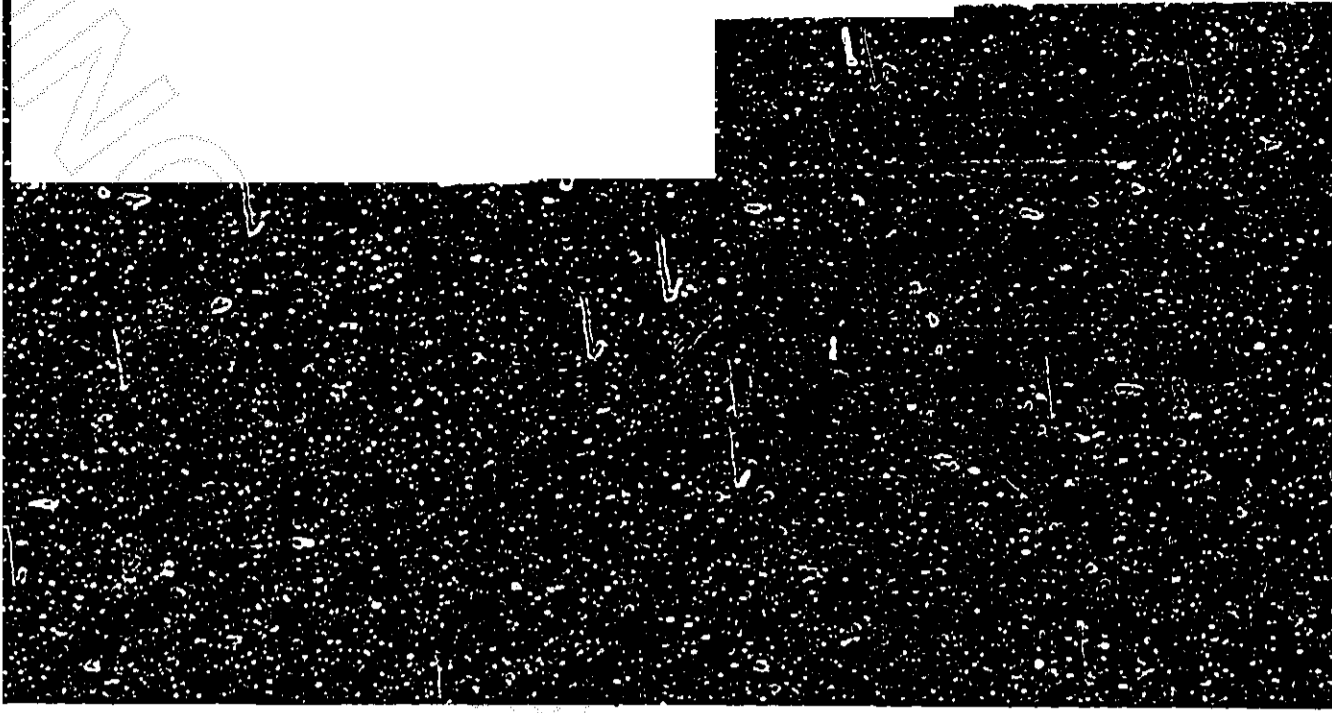
County of Skagit

On this day personally appeared before me **PETER J. RASMUSSEN**, to me known to be the principal described in and who executed the foregoing instrument, and acknowledged to me that said principal signed and sealed the same as said principal's free and voluntary act and deed, for the uses and purposes therein mentioned.

SUBSCRIBED AND SWORN to before me this 2 day of July,  
1997.

*Terrance M. Froese*  
Terrance M. Froese

Notary Public in and for the State of  
Washington, residing at Anacortes.  
My Commission expires: 7-19-97



**EXHIBIT A**

Assessor Parcel/Tax No. 3772-182-006-0000

**Lots 4, 5, & 6, Block 182, "Map of the City of Anacortes, Skagit County, Washington" as per plat recorded in Volume 2 of Plats page 4, records of Skagit County,**

**Subject to: All easements, covenants, restrictions and reservations of record, if any.**

SKAGIT COUNTY WASHINGTON  
Real Estate Excise Tax  
PAID

**AUG 18 1997**

Amount Paid \$  
By: Skagit County Treasurer Deputy

*Ka*