

COVER SHEET



199910050048

Kathy Hill, Skagit County Auditor
10/5/1999 Page 1 of 3 11:43:08AM

RETURN TO:

First American Title Company

160 Cascade Place, Suite 104

Burlington, WA 98233

Escrow No. B60443

DOCUMENT TITLE(S) (or transactions contained herein): Memorandum of Lease Agreement

FIRST AMERICAN TITLE CO.

REFERENCE NUMBER(S) OF DOCUMENTS ASSIGNED OR RELEASED: B60443

B60443 E

[| ADDITIONAL REFERENCE NUMBERS ON PAGE ____
OF DOCUMENT.

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

1. FIDALGO, INC.

2.

3.

4.

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax
PAID 31829

OCT 05 1999

Amount Paid \$-0-
Skagit County Treasurer
By: [Signature] Deputy

[| ADDITIONAL NAMES ON PAGE ____ OF DOCUMENT.

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

1. BURNELL, JAMES M.

2. BURNELL, JEAN M.

3.

4.

[| ADDITIONAL NAMES ON PAGE ____ OF DOCUMENT.

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

A Leasehold interest in the following described property:
Lot 880, "AMENDED SURVEY OF SHELTER BAY DIVISION 5, Tribal and Allotted Lands
of Swinomish Indian Reservation", as recorded on June 2, 1976, in Volume 1 of
Surveys, Pages 184 to 186, records of Skagit County, Washington, under Auditor's
File No. 836134.

ASSESSOR'S PARCEL/TAX I.D. NUMBER: 5100-005-880-0000 (L84877)

[| TAX PARCEL NUMBER(S) FOR ADDITIONAL LEGAL(S) ON PAGE ____ OF DOCUMENT.

MEMORANDUM OF LEASE AGREEMENT

Shelter Bay Lease
Swinomish Indian Reservation

Short Form Sublease No. 880
(Master Lease & Supplement &
Amendment of Business Sublease,
Contract No. 14-20-0500-2949)

THIS INDENTURE, made this 27th day of June, 1978, between FIDALGO, INC., a Washington corporation, hereinafter called LESSOR, and JAMES M. BURNELL and JEAN M. BURNELL, husband and wife whose address is: 515 Minor Avenue, Seattle, Wa. 98104 hereinafter called LESSEE:

WITNESSETH:

WHEREAS, Lessor is the owner of the leasehold estate of the real property of which the premises sublet hereunder are a part, under that certain Business Lease No. 5020, Contract No. 14-20-0500-2949, approved by the Department of the Interior, United States Government, Bureau of Indian Affairs, Portland Area Office, Portland, Oregon, filed therewith on August 16th, 1968, 122-264, Branch of Realty, Titles & Records Section, which lease was recorded on the 8th day of April, 1969, in the official records of Skagit County, Washington, under Auditor's File No. 725143, Volume 29, Pages 319 to 399 inclusive, and Supplement and Amendment of Business Lease dated the 11th day of February, 1969, Lease No. 5020, Contract No. 14-20-0500-2949, Swinomish Reservation, approved by the Department of Interior, United States Government, Bureau of Indian Affairs, Portland Area Office, Portland, Oregon, and filed therewith on the 22nd day of April, 1969, 122-267 Branch of Realty, Titles & Records Section, which Supplement and Amendment of Business Lease was recorded on the 16th day of May, 1969, in the official records of Skagit County, Washington, under Auditor's File No. 726476, Volume 31, Pages 1 to 30 inclusive, and

WHEREAS, the Lessor and the Lessee have entered into a certain Sublease known as Shelter Bay Lease, Swinomish Indian Reservation, Sublease No. 880 (Master Lease and Supplement and Amendment of Business Lease, Contract No. 14-20-0500-2949) of even date herewith for real estate more particularly described herein,

NOW THEREFORE, Lessor does hereby lease to Lessee, and Lessee does hereby lease from the Lessor, the premises hereinafter described, in consideration of the rents reserved and payments to be paid and in accordance with the terms, covenants, declarations, conditions, reservations and exceptions as set forth in that certain sublease above stated between the parties hereto and bearing even date herewith:

Lot No. 880 in accordance with Survey of Shelter Bay, Division # 5, located in Skagit County, Washington, as approved by the Department of Interior, Bureau of Indian Affairs, Portland Area Office, Portland, Oregon, on file therewith and recorded on the 2nd day of June, 1978, in Volume 1 of Surveys Pages 184-186, under Auditor's File No. 836134, Skagit County, Washington, by reference incorporated herein as though set forth in full, subject to Business Lease No. 5020 and Supplement and Amendment of Business Lease above stated and Shelter Bay, Division # 5 Declaration of Protective Covenants, dated the 2nd day of March, 1976, on file with the Department of Interior, United States Government, Bureau of Indian Affairs, Portland Area Office, Portland, Oregon, and recorded in the official records of Skagit County, Washington, under Auditor's File No. 836136, Volume 220, Pages 515 to 529 inclusive, on the 2nd day of June, 1976.

IN WITNESS WHEREOF, the parties have signed and sealed this instrument the day and year first above written, and whereby the Lessee does hereby acknowledge a receipt of the following:



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Kathy Hill, Skagit County Auditor

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Shelter Bay Lease
Swinomish Indian Reservation

Short Form Sublease No. ~~880~~
(Master Lease & Supplement &
Amendment of Business Sublease
Contract No. 14-20-0500-2949)

1. A signed copy of that certain sublease known as Sublease No. 880 (Master Lease and Supplement and Amendment of Business Lease, Contract No. 14-20-0500-2949);
2. A copy of the Survey of Shelter Bay Division # 5;
3. A copy of Shelter Bay Division # 5 Declaration of Protective Covenants; and
4. A copy of the Articles of Incorporation and By-Laws of Shelter Bay Community, Inc.

SIGNATURES

LESSOR

LESSEE

FIDALGO, INC.

Husband

By _____
(Authorized Agent)

Wife

CORPORATE
SEAL



STATE OF WASHINGTON)
SKAGIT : ss.
COUNTY OF ~~KING~~)

On this 27th day of June, 19 78, before me,
personally appeared JOHN OSBERG
to me known to be the person authorized by FIDALGO, INC. to execute
the 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 is authorized to execute
said instrument, and that the seal affixed is the corporate seal of said
corporation.

GIVEN under my hand and official seal the day and year last above
written.

[Signature]
NOTARY PUBLIC in and for the State
of Washington, residing at LaConner

