

AFTER RECORDING MAIL TO:

Name Horizon Bank
Address PO Box 580
City/State Bellingham, WA 98227



200812310063
Skagit County Auditor

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Document Title(s): (or transactions contained therein)

1. Termination of Commercial Lease
2. Agreement
- 3.
- 4.



Reference Number(s) of Documents assigned or released:

200809240115

☐ Additional numbers on page _____ of document

GUARDIAN NORTHWEST TITLE CO.

Grantor(s): (Last name first, then first name and initials)

1. Horizon Financial Corp.
- 2.
- 3.
- 4.

ACCOMMODATION RECORDING ONLY

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5. ☐ Additional names on page _____ of document

Grantee(s): (Last name first, then first name and initials)

1. Horizon Bank
- 2.
- 3.
- 4.

5. ☐ Additional names on page _____ of document

Abbreviated Legal Description as follows: (i.e. lot/block/plat or section/township/range/quarter/quarter)

☐ Complete legal description is on page _____ of document

Assessor's Property Tax Parcel / Account Number(s):

NOTE: The auditor/recorder will rely on the information on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

After recording return to:

Horizon Bank
P. O. Box 580
Bellingham, WA 98227
ATTN: Marla Rodgers

Abbreviated Legal Description: Fractional lots 16 and 17, Block 41, "City of Anacortes," According to the recorded plat thereof in the office of the Auditor of Skagit County, Washington, in volume 2 of Plats, page 4.

(See Exhibit A on page 4 for full legal)

Assessor's Parcel Number: P-55116

TERMINATION OF COMMERCIAL LEASE AGREEMENT

THIS TERMINATION OF COMMERCIAL LEASE AGREEMENT is made this 23rd day of December, 2008, by and between HORIZON FINANCIAL CORP., a Washington corporation, and HORIZON BANK, a Washington corporation.

RECITALS.

WHEREAS, the parties have heretofore executed a Commercial Lease Agreement recorded with the Skagit County Auditor on September 24, 2008, under Auditor's File No. 200809240115; and

WHEREAS, the parties are contemporaneously with the execution of this Termination executing a new Quit Claim Deed transferring ownership of the leased premises back to HORIZON BANK, a Washington corporation; and

WHEREAS, it is the mutual desire of the parties to terminate the above-referred to Commercial Lease Agreement.

THEREFORE, the parties mutually agree as follows:

The Commercial Lease Agreement above-described and identified is hereby



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terminated and of no further force and effect.

IN WITNESS WHEREOF, the parties have executed this Termination Agreement on the day and year first written above.

HORIZON BANK:

By Richard P. Jacobson
Its: CEO

By [Signature]
Its: CFO

HORIZON FINANCIAL CORP.

By [Signature]
Its: CFO

By Richard P. Jacobson
Its: CEO

STATE OF WASHINGTON)

ss.

COUNTY OF WHATCOM)

On this 23rd day of December, 2008, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Richard P. Jacobson and Greg Spear to me known to be the CEO and CFO respectively, of HORIZON FINANCIAL CORP., the corporation that executed the foregoing instrument, and they acknowledged the 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 they are authorized to execute the said instrument.



WITNESS my hand and official seal hereto affixed the date above written.



Barbara Brown

NOTARY PUBLIC in and for the State of
Washington, residing at Bellingham.

STATE OF WASHINGTON)

ss.

COUNTY OF WHATCOM)

On this 23rd day of December, 2008, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Richard P. Jacobson and Greg Spear to me known to be the CEO and Cfo respectively, of HORIZON BANK, the corporation that executed the foregoing instrument, and they acknowledged the 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 they are authorized to execute the said instrument.

WITNESS my hand and official seal hereto affixed the date above written.



Barbara Brown

NOTARY PUBLIC in and for the State of
Washington, residing at Bellingham.



EXHIBIT A

Parcel A:

"Fractional Lots 16 and 17, Block 41, "City of Anacortes," according to the recorded plat thereof in the office of the Auditor of Skagit County, Washington, in Volume 2 of Plats, page 4.

TAX PARCEL NUMBER: P-55116

The South half of Tract 11, "Plate No. 10, Tide and Shore lands of Section 19, Township 35 North, Range 2 East of the W.M., Anacortes Harbor," according to the official map thereof in the office of the State Land Commissioner at Olympia, Washington."

TAX PARCEL NUMBER: P-32955

Parcel B:

"A parcel of land situate in the County of Skagit, State of Washington, described as follows:

Lot 2, Fred Meyer Retail Store Binding Site Plan approved December 29, 1993, and recorded January 10, 1994, under Auditor's File No. 9401100038 in Volume 11 of Short Plats, pages 41-48 inclusive. Being a portion of the southwest 1/4 of the northwest 1/4 of Section 5, T 34 N, R 4 E, W.M."

TAX PARCEL NUMBER: P-104515

Parcel C:

"That portion of the Northeast 1/4 of the Southeast 1/4 of Section 18, Township 34 North, Range 4 East of W.M., described as follows:

Beginning at the Northeast corner of said subdivision; thence South 0 degrees, 40' 30" West along the East line of said subdivision, a distance of 560.00 feet; thence South 88 degrees, 43' 58" West, a distance of 30.02 feet to the true point of beginning of this description; thence South 0 degrees, 40' 30" West, a distance of 110.06 feet; thence South 88 degrees, 43' 58" West, a distance of 224.07 feet; thence North 0 degrees, 40' 30" East, a distance of 110.06 feet; thence North 88 degrees, 43' 58" East, a distance of 224.07 feet to the true point of beginning of this description. Also known as Tract "A," of Short Plat No. MV-9-75 approved July 21, 1975. Situate in the County of Skagit, State of Washington. SUBJECT TO Easements, restrictions and reservations of record."

TAX PARCEL NUMBER: P-26291



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