



201007120092

Skagit County Auditor

Exhibit "C"

7/12/2010 Page 1 of 3 1:03PM

AFTER RECORDING MAIL TO:

Platt Electric Supply, Inc.
10605 SW Allen Blvd.
Beaverton, OR 97005

MEMORANDUM OF LEASE

By instrument dated MAY 16, 2010, John J. Piazza and Dorothy Ann Piazza, dba Piazza Investments ("Landlord") and Platt Electric Supply, Inc., an Oregon corporation ("Tenant") made and entered into a lease (the "Lease") for certain land and improvements ("Premises"), commonly known as 2301 Market Street, Suite 105, Mount Vernon, WA 98273, as more particularly described on attached Exhibit A attached hereto and made a part hereof.

Landlord has leased the Premises to Tenant for a current lease term of Five (5) years, commencing on October 1, 2009 and expiring on September 30, 2014, together with One (1) option of Five (5) years thereafter.

DATED this 15th day of June, 2010

TRS. 1 + 3 Mount Vernon BSP No. MV-1-91
P26220

mem lease
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JUL 12 2010

Amount Paid \$ ☒
Skagit Co. Treasurer
By *man* Deputy

LANDLORD:

JOHN J. PIAZZA
AND DOROTHY ANN PIAZZA

dba Piazza Investments

By: *Kathy Blair*Its: President

TENANT:

PLATT ELECTRIC SUPPLY, INC.
an Oregon corporation

By: *[Signature]*Its: CEO

[Notary Page Follows]

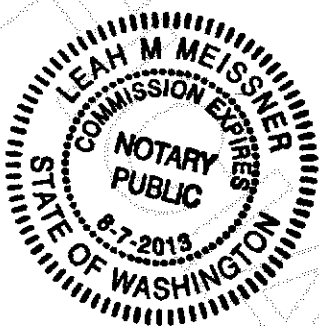
LANDLORD:

STATE OF Washington

) ss.

County of Skagit

The foregoing instrument was acknowledged before me this 15th day of June, 2010, by Kathy J. Piazza the President on behalf of the of Piazza Investments.



Leah M. Meissner

Notary Public for: Washington

Commission Expires: 8-7-2013

TENANT:

STATE OF OREGON

)

) ss.

County of WASHINGTON

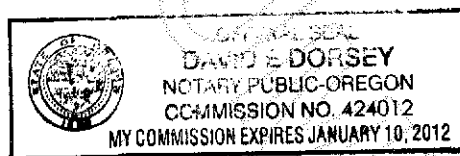
)

The foregoing instrument was acknowledged before me this 17 day of May, 2010, by Jay L. Platt the CEO of Platt Electric Supply, Inc., a(n) Oregon corporation, on behalf of the corporation.

David E. Dorsey

Notary Public for: Oregon

Commission Expires: 01-10-2012



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Exhibit A

LEGAL DESCRIPTION

Tract 1 and 3, MOUNT VERNON BINDIND SITE PLAN NO. MV-1-91, approved April 18, 1991, and recorded April 19, 1991 in Volume 9 of Short Plats, Page 350, under Auditor's File No. 9104190001, records of Skagit County, Washington; being a portion of the Northeast quarter of the Northeast quarter of Section 18, Township 34 North, Range 4 East, W.M.

Situated in Skagit County, Washington

Assessor's Parcel Numbers: 8007-000-001-0000 P26220 & 8007-000-003-0002 P99037



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1:03PM