

Return Address  
Northwest Business Development Assoc.  
9019 E. Appleway Blvd., Suite 200  
Spokane Valley, WA 99212



201202020080  
Skagit County Auditor

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LAND TITLE OF SKAGIT COUNTY

141183-3

MEMORANDUM OF LEASE

Reference #: \_\_\_\_\_ Additional on page \_\_\_\_\_  
Grantor: LEADERSHIP INC., a Washington corporation  
Additional on page \_\_\_\_\_  
Grantee: SNELSON COMPANIES, INC., a Washington corporation  
Additional on page \_\_\_\_\_

Abbreviated Legal Description:

Lot 21, Sunset Industrial Park

For a full legal description please see Exhibit "C"  
attached hereto and made a part herein by reference.

Parcel Number: P105306, 8003-000-021-0000

THIS INDENTURE made and entered into this 25<sup>th</sup> day of  
January, 2012, by and between LEADERSHIP INC., a Washington  
corporation, hereinafter called the lessor (whether one or  
more) and SNELSON COMPANIES, INC., a Washington corporation,  
hereinafter "Corporation"

WITNESSETH

That for the term and upon the terms and conditions set  
forth in the Lease Agreement dated July 1, 2010, and which  
commenced July 1, 2010, from the lessor to Corporation the  
lessor has leased, demised and let, and does hereby lease,  
demise and let unto Corporation the following described real  
property, situated in the County of Skagit, State of  
Washington, more particularly described as follows;

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

FEB 02 2012

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

FOR A COMPLETE LEGAL DESCRIPTION SEE LEGAL DESCRIPTION DESCRIBED ABOVE.

The lease shall be for a term of 24 months commencing July 1, 2010, and terminating June 30, 2012.

In witness thereof, the parties hereto have caused their respective names to be hereto subscribed as of the day and the year first above written.

LEADERSHIP INC.,  
a Washington corporation

Denise L. Skelton <sup>MSJ</sup>  
DENISE L. SKELTON, ~~President~~ Vice President → Treasurer

Karen L. Westra <sup>KLW</sup>  
KAREN L. WESTRA, ~~Vice President~~ President → Secretary

SNELSON COMPANIES, INC.,  
a Washington corporation

Bradley W. Sitton / PRESIDENT  
Name/Title: Bradley W. Sitton



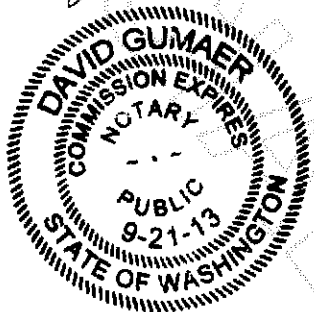
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STATE OF WASHINGTON )  
 ) ss.  
County of Skagit )

I certify that I know or have satisfactory evidence that DENISE L. SKELTON and KAREN L. WESTRA signed this instrument, on oath stated that they were authorized to execute the instrument and acknowledged it as ~~Vice~~<sup>Vice</sup> President and ~~Vice~~<sup>Vice</sup> President, respectively, of LEADERSHIP INC., to be the free and voluntary act of such corporation, for the uses and purposes mentioned in the instrument.

DATED: January 25, 2012

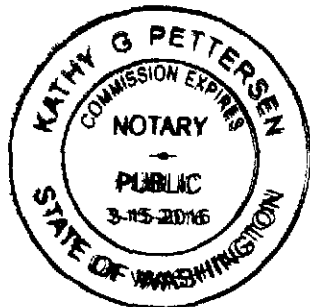


David Gumaer  
Notary Public in and for the  
State of Washington, residing  
at Spokane.  
My appointment expires  
9-21-13.

STATE OF WASHINGTON )  
 ) ss.  
County of Skagit )

I certify that I know or have satisfactory evidence that Bradley W Sitton signed this instrument, on oath stated that he/she was authorized to execute the instrument and acknowledged it as President of SNELSON COMPANIES, INC., to be the free and voluntary act of such corporation, for the uses and purposes mentioned in the instrument.

DATED: January 31, 2012



Kathy G Pettersen  
Notary Public in and for the  
State of Washington, residing  
at Burlington.  
My appointment expires  
March 15, 2016

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Exhibit C

PARCEL "A":

Lot 21, Binding Site Plan No. SW-01-93, (Sunset Industrial Park) recorded in Volume 11 of Short Plats, pages 83 and 84, under Auditor's File No. 9406100051, records of Skagit County, Washington; being a portion of the Southwest  $\frac{1}{4}$  of the Southeast  $\frac{1}{4}$  of Section 23, Township 35 North, Range 4 East, W.M. and Lots 14 and 15, "SEDRO ACREAGE," as per plat recorded in Volume 3 of Plats, page 35, records of Skagit County, Washington.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

PARCEL "B":

An easement for roof overhand onto Lot 20 of said Binding Site Plan as reserved of record by deed recorded under Skagit County Auditor's File No. 200710250054.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.

PARCEL "C":

An easement for ingress, egress and parking over and across adjoining Lot 20 as established by instrument recorded under Skagit County Auditor's File No. 200710250058.

Situate in the City of Sedro-Woolley, County of Skagit, State of Washington.



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Skagit County Auditor