



201203020131

Skagit County Auditor

3/2/2012 Page

1 of

2 4:03PM

Recorded at the Request of
and after Recording Return to:

Fidelity National Title Group
Attn: Sanya Arbogast
6840 Carothers Parkway, Suite 200
Franklin TN 37067

POOR ORIGINAL

TERMINATION OF LEASE AGREEMENT

Grantor: WILLIAM D. SAHNOW AND MELANIE F. SAHNOW, husband and wife

Grantee: RAP INVESTMENTS, INC.

Legal Description (abbreviated):

Lots 7- 12, Blk. 6, 1st to Anac.
Lots 8 -10, Blk. 6, Stewart's 1st

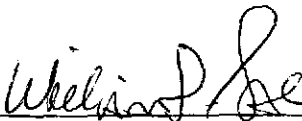

Tax Parcel Nos.: 3788-006-012-0005, 3788-006-009-000, 3833-006-008-0006, 3833-006-010-0002
Prior Instrument Recording: 200411290164

This Agreement, entered into on January 31, 2012, is between William D. Sahnaw and Melanie F. Sahnaw ("Sahnaw") and RAP Investments, Inc., a Washington corporation ("RAP").

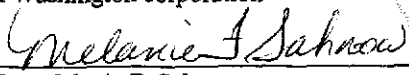
In consideration of the mutual promises in this Agreement, the lease between the parties dated November 23, 2004, and covering the property at 2219 Commercial Avenue, Anacortes, Washington, is terminated, satisfied and released, and RAP releases and relinquishes to Sahnaw the lease and quitclaims to Sahnaw all right, title, interest or demand possessed or claimed by RAP to the property covered by the lease. Sahnaw further agrees that Sahnaw is selling the leased property to O'Reilly Automotive Stores, Inc. in conjunction with the termination of the Lease and does release RAP from further duties and obligations under the terms of the lease.

It is understood and agreed that as of January 31, 2012, the lease dated November 23, 2004, is terminated for all purposes. Each of the parties to this Agreement, their respective successors, agents, employees, and representatives, are released from all liability, past, present or future, of whatever kind or character, existing in connection with the execution of the lease dated November 23, 2004, or any of its provisions, or by reason of the breach or alleged breach of any of the provisions of the lease.

Sahnaw and RAP fully understand and agree that this Agreement fully settles and discharges all claims and damages whatsoever, known or unknown, and whether specifically mentioned or not, without being considered as an admission of liability on the part of any of the parties to this Agreement.



By: William D. Sahnaw

By: Melanie F. Sahnaw

RAP Investments, Inc.
a Washington corporation


By: Melanie F. Sahnaw
Its: President

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

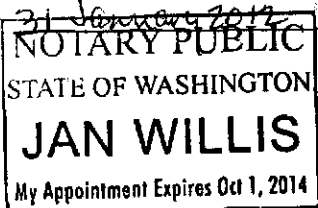
MAR 02 2012

Amount Paid \$
Skagit Co. Treasurer
By  Deputy

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that William D. Sahnou and Melanie F. Sahnou are the persons who appeared before me, and they acknowledged that they signed this instrument, on oath stated that they were authorized to execute the instrument and acknowledged it to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED: 31 January 2012

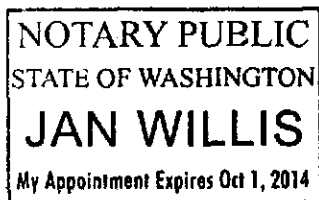


Jan Willis
(Signature of Notary Public)
Jan Willis
(Printed Name of Notary Public)
My Appointment expires 10-1-14

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Melanie F. Sahnou is the person who appeared before me, and she acknowledged that she signed this instrument, on oath stated that she was authorized to execute the instrument and acknowledged it as the President of RAP Investments, Inc. a Washington corporation, to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

DATED: 31 January 2012



Jan Willis
(Signature of Notary Public)
Jan Willis
(Printed Name of Notary Public)
My Appointment expires 10-1-14



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