



201305160130

Skagit County Auditor

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After Recording Return to:
FURLONG & BUTLER
825 Cleveland Avenue
Mount Vernon, WA 98273

MEMORANDUM OF LEASE

The information contained in this boxed section is for recording purposes only pursuant to RCW 65.04, and is not to be relied upon for any other purpose, and shall not affect the intent of or any warranty contained in the document itself.

Document Title: Memorandum of Lease
Grantor/Lessor: Skagit Valley Real Estate Partnership, LLP
Grantee/ Lessee: Skagit County Public Hospital District No. 1
Reference Number(s) of Documents Assigned or Released: N/A
Abbreviated Legal Description: Block 6, Lots 7 and 8, Milletts Addition to Mount Vernon
Complete or Additional Legal Description on Exhibit A of Document.
Assessor's Parcel Number(s) : XrefID 3741-006-010-0003, P53550

This Memorandum of Lease is related to that certain Lease Agreement ("Lease") dated the 29th day of March, 2013, by and between Skagit Valley Real Estate Partnership, LLP, a limited liability partnership, 4419 Kiowa Drive, Mount Vernon, Skagit County, Washington, as "Lessor;" and Skagit County Public Hospital District No. 1, a Washington public hospital district, 1415 East Kincaid, Mount Vernon, Skagit County, Washington as "Lessee."

1. Premises Leased. The Lessor has leased to Lessee and Lessee hereby leases from the Lessor, a building and real estate located in Skagit County, Washington, the legal description of which property is described as follows: (See attached Exhibit "A" for legal description and as depicted on Exhibit "B" attached hereto.)

2. Term of Lease. The term of this Lease is for twelve (12) years commencing no later than July 19, 2013 unless otherwise terminated.

3. Extension of Term. The Lease allows Lessee the right to extend this Lease for up to two (2) consecutive additional five (5) year terms.

4. This Memorandum of Lease is subject to the terms, conditions and restrictions contained in that certain unrecorded Lease Agreement between Lessor and Lessee dated March 29, 2013.

Lessor:

Date: 4/16/2013

By John S. Halsey
John S. Halsey, Managing Partner

Lessee:

Date: 4.10.2013

By Bob Waul

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that John S. Halsey is the person who appeared before me; that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged as the Managing Partner of Skagit Valley Real Estate, L.L.P., to be the free and voluntary act of him for the uses and purposes contained in the instrument.

GIVEN under my hand and official seal this 16th day of April 2013.

Notary Seal:

ELIZABETH G. TORGERSON
Notary Public
State of Washington
My Commission Expires
Sept. 10, 2015

Elizabeth G. Torgerson
Notary Public in and for the state of
Washington, residing at Secho-Woolley

Printed Name: 9-10-2015

MEMORANDUM OF LEASE

SKAGIT VALLEY REAL ESTATE PARTNERSHIP, LLP, LESSOR
SKAGIT VALLEY HOSPITAL DISTRICT NO. 1, LESSEE

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STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that Gregg Davidson is the person who appeared before me; that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged as the Chief Executive Officer for Skagit County Public Hospital District No. 1, to be the free and voluntary act of him for the uses and purposes contained in the instrument.

GIVEN under my hand and official seal this 10th day of April 2013.

Notary Seal:

ELIZABETH G. TORGERSON
Notary Public
State of Washington
My Commission Expires
Sept. 10, 2015

Elizabeth H. Torgerson
Notary Public in and for the state of
Washington, residing at Sedro-Woolley
Printed Name: 9-10-2015

MEMORANDUM OF LEASE

SKAGIT VALLEY REAL ESTATE PARTNERSHIP, LLP, LESSOR
SKAGIT VALLEY HOSPITAL DISTRICT NO. 1, LESSEE

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EXHIBIT A TO LEASE BETWEEN SKAGIT VALLEY REAL ESTATE PARTNERSHIP, LLP
And
PUBLIC HOSPITAL DISTRICT No. 1

Legal Descriptions of Property

MILLETTS TO MT VERNON LOTS 7 TO 10 BLOCK 6, EXCEPT THE ROAD RIGHT OF WAY CONVEYED TO THE CITY OF MOUNT VERNON ON WARRANTY DEED RECORDED UNDER AF#200806040034 AKA THAT PORTION OF LOT 7, BLOCK 6 OF THE PLAT OF "MILLETTS ADDITION TO MOUNT VERNON" AS RECORDED IN VOLUME 2 OF PLATS AT PAGE 63, BEING A PORTION OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 34 NORTH, RANGE 4 EAST, WM DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 7; THENCE SOUTH 89 DEGREES 15' 06" WEST, ALONG THE SOUTH LINE THEREOF, 10.47 FEET; THENCE NORTH 44 DEGREES 58' 28" EAST 14.63 FEET TO A POINT ON THE EAST LINE OF SAID LOT 7 THAT IS 10.21 FEET NORTHERLY OF THE SOUTHEAST CORNER OF SAID LOT 7; THENCE SOUTH 0 DEGREES 43' 50" EAST 10.21 FEET TO THE POINT OF BEGINNING.



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EXHIBIT B TO LEASE BETWEEN SKAGIT VALLEY REAL ESTATE PARTNERSHIP, LLP
And
PUBLIC HOSPITAL DISTRICT No. 1

Attached Floor Plan



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