

RECORDING REQUESTED BY:



201408190034

Skagit County Auditor \$78.00
8/19/2014 Page 1 of 7 12:45PM

WHEN RECORDED MAIL TO:

Sprint Property Services
Mailstop KSOPHT0101-Z2650
6391 Sprint Parkway
Overland Park, Kansas 66251-2650

[space above this line for Recorder's use]

Nextel Site ID: WA0051

MEMORANDUM OF SITE AGREEMENT TERMINATION & RELEASE

This Memorandum of Site Agreement Termination and Release ("Termination Memorandum"), by and between San Juan Communications, Inc., a Washington corporation ("Owner") and Nextel West Corp., a Delaware corporation ("Tenant"), evidences that the lease made and entered into by written Communications Site Lease, between Owner (or Owners predecessors in interest) and Tenant (or Tenants predecessors in interest), dated November 07, 1996, as amended by that certain First Amendment to Communications Site Lease dated September 07, 2011, (collectively, the "Lease"), memorialized by a Memorandum of Agreement ("Memorandum") recorded on November 12, 1996 as document number 9611120127 in Book 1602 page(s) 0469-0473 and recorded on December 18, 2011 as document number 201112010094 in Book _____ page(s) _____ in the records of Skagit County, Washington, has been terminated by written notice from Tenant to Owner.

The Lease, Memorandum, and Termination Memorandum relate to certain real estate located at 3109 T Avenue, situated in the City of Anacortes, County of Skagit, State of Washington (the "Site"), which is further described on **Exhibit A** attached hereto. Pursuant to the termination notice and effective October 31, 2016, Tenant hereby releases its leasehold interest in the Site.

*****SIGNATURES ON FOLLOWING PAGE*****

The parties have executed this Termination Memorandum as of the day and year written below.

“OWNER”

“NEXTEL”

San Juan Communications, Inc.,
a Washington corporation

Nextel West Corp.,
a Delaware corporation

By: _____

By: Joann Ng

Name: _____

Name: Joann Ng

Title: _____

Title: Real Estate Manager

Date: _____

Date: 8/18/2014

Attach Exhibit A - Site Description
Attach Notary Acknowledgment for recording purposes



201408190034

OWNER NOTARY BLOCK:

STATE OF _____)
) ss
COUNTY OF _____)

The foregoing instrument was (choose one) attested or acknowledged before me this _____ day of _____, 20____, by (choose one) _____ as an individual, _____, as _____ of _____, a _____ corporation, on behalf of the corporation, or _____, partner or agent on behalf of _____, a _____ partnership.

(AFFIX NOTARIAL SEAL)

(OFFICIAL NOTARY SIGNATURE)
NOTARY PUBLIC STATE OF _____

My commission expires:

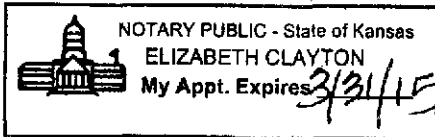
(PRINTED, TYPED OR STAMPED NAME OF NOTARY)
COMMISSION NUMBER:

TENANT NOTARY BLOCK:

STATE OF KANSAS)
) ss
COUNTY OF JOHNSON)

The foregoing instrument was acknowledged before me this 18 day of August, 2014, by Joann Ng as Real Estate Manager of National Site Development for Nextel West Corp., a Delaware corporation, who executed the foregoing instrument on behalf of the corporation.

(AFFIX NOTARIAL SEAL)



E Clayton
(OFFICIAL NOTARY SIGNATURE)
NOTARY PUBLIC STATE OF _____

Elizabeth Clayton
(PRINTED, TYPED OR STAMPED NAME OF NOTARY)

My commission expires:

3/31/15



201408190034

The parties have executed this Termination Memorandum as of the day and year written below.

"OWNER"

"NEXTEL"

San Juan Communications, Inc.,
a Washington corporation

Nextel West Corp.,
a Delaware corporation

By: Robert Lueda
Name: ROBERT LUEDA
Title: PRESIDENT
Date: AUGUST 18, 2014

By: Joann Ng
Name: Joann Ng
Title: Real Estate Manager
Date: 8/18/2014

SEE ATTACHED DOCUMENT

Attach Exhibit A - Site Description
Attach Notary Acknowledgment for recording purposes



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ACKNOWLEDGMENT

State of California }
County of Los Angeles } SS.

On August 18, 2014 before me, Angela Dawn Kissell, Notary Public,
(Name and title of the officer)

personally appeared Robert Uteda.

Name(s) of Signer(s)

Who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the forgoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Angela Dawn Kissell
Signature of Notary Public

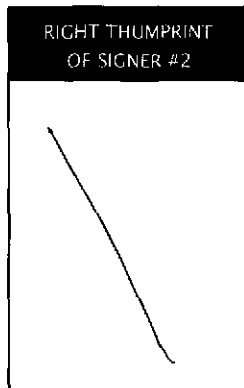
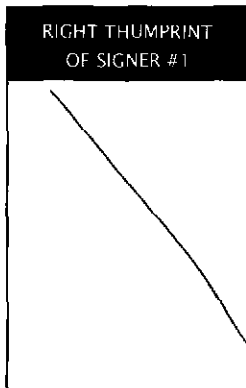
Place Notary Seal Above

OPTIONAL INFORMATION

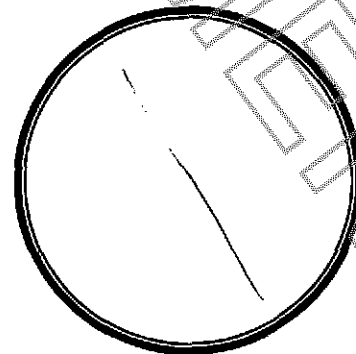
Description of Attached Document: Memorandum of Site Agreement Termination & Release

Number of Pages 5 and 1 attached

Document Date n/a



Embossed Seal



**EXHIBIT A
TO MEMORANDUM OF SITE AGREEMENT TERMINATION & RELEASE**

Site Description

Site located at 3109 T Avenue, situated in the City of Anacortes, County of Skagit, State of Washington commonly described as follows:

Legal Description

Commonly known as KLKI Communications Tower

Assessors Parcel No. 4198-000-053-0000

That portion of Lot 18, Section 30, Township 35 North, Range 2 East of W.M., described as follows:

Beginning at the intersection of the center line of "U" Avenue produced North from Beale's Maple Grove Addition to the City of Anacortes, with the center line of the alley between 31st and 32nd Streets produced Easterly; thence West along said produced center line of alley 130 feet; thence South 168 feet, more or less, to a point 60 feet South of the North line of 12nd Street produced Easterly; thence East 170 feet, more or less, to the East line of "U" Avenue produced North; thence North along said produced East line of said Avenue 88 feet; thence East to the meander line of Fidalgo Bay; thence Northerly along the said meander line to a point where the center line of the alley between 31st and 32nd Streets would, if projected, intersect the said meander line; thence West along the center line of said alley to the place of beginning. EXCEPT the right of way granted to the Seattle & Northern Railway (now Great Northern Railway).

Situated in the County of Skagit, State of Washington,

and now described as:

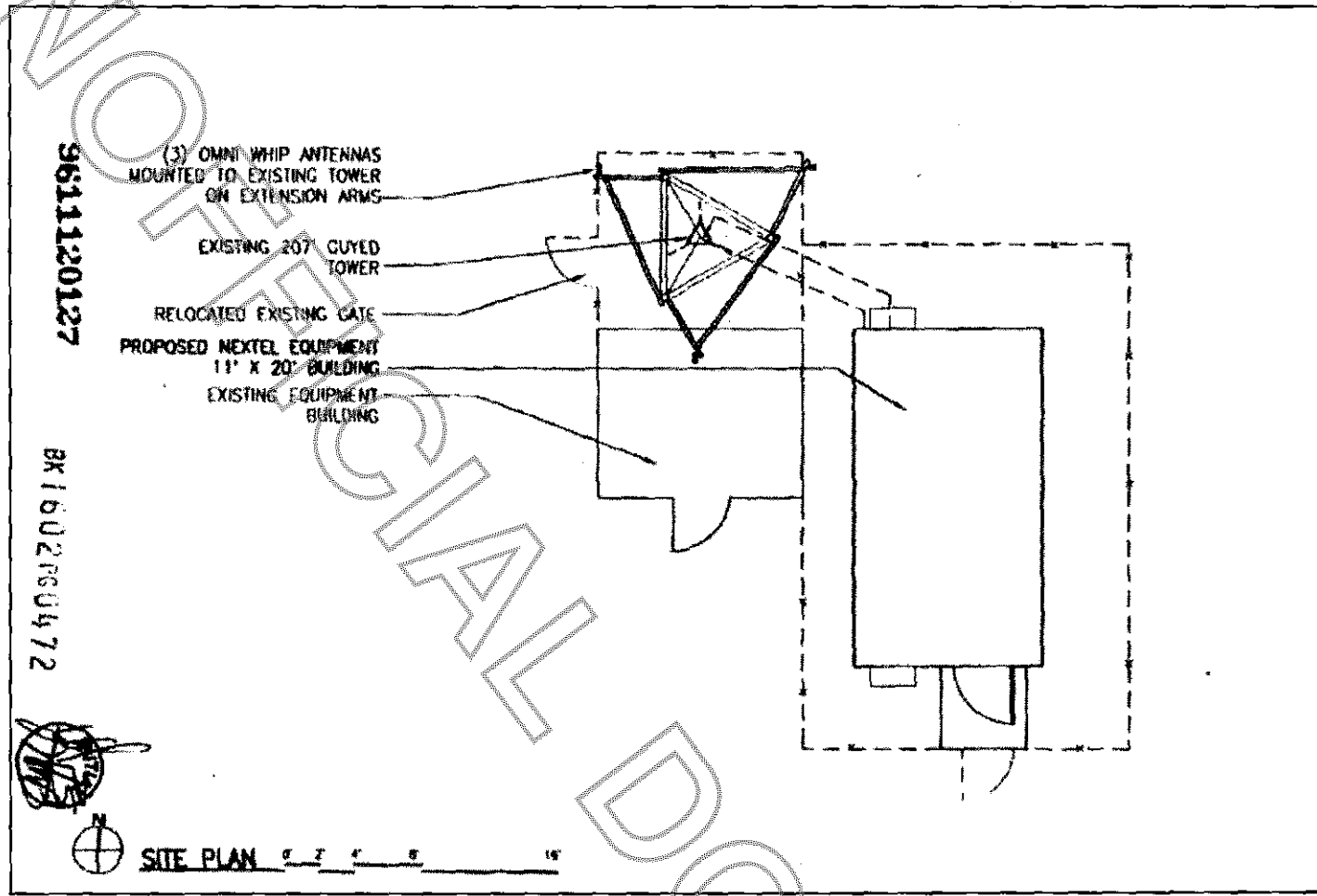
Lot 53, ANACORTES INDUSTRIAL PARK ADDITION, according to the plat thereof recorded in Volume 10 of Plats, pages 19 through 21, records of Skagit County, Washington.

Situate in Skagit County, Washington.

(continued on following page)



Site Plan:



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