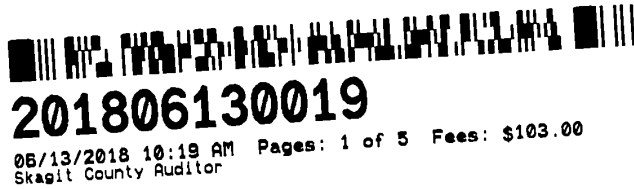


After Recording Mail To:
Norm Nelson, Inc.
P. O. Box 444
Burlington, WA 98233



MEMORANDUM OF LEASE

THIS IS A MEMORANDUM of that certain Lease dated the 7th day of May, 2018, by and between CLAUDIA M. DECATO and ANNE E. KNOTT, each a married woman as her separate estate, DBA C & A HOFFMAN FARM, LLC, hereinafter called "Lessor," and NORM NELSON, INC., a Washington corporation, hereinafter called "Lessee" for the following described real property situated in Skagit County, Washington, to wit:

Tax Parcel No. P34448, P34458, P33882, P33883, and P33891

Legal Description: See "Attachment A Legal Description" all situated in Township 35 North Range 3 East, W. M., in Skagit County, Washington

Said Lease is for a period of three (3) years ending March 31, 2021 and includes a First Right of Refusal to purchase any interest in the subject real property offered for sale except by gift, inheritance, or purchase among present owners of an undivided interest. Said Lease also includes a right to renew this Lease further described in the AGRICULTURAL LEASE between Landlord and Tenant.

LESSOR
CLAUDIA M. DECATO
ANNE E. KNOTT
DBA
C & A HOFFMAN FARM, LLC

Claudia M. Decato
CLAUDIA M. DECATO

LESSEE
NORM NELSON, INC.

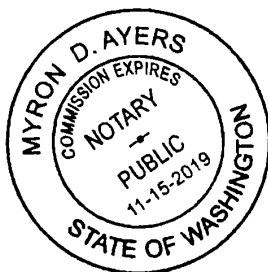
BY: Gerald E. Nelson
 BY: GERALD E. NELSON, PRESIDENT


Anne E. Knott
ANNE E. KNOTT

STATE OF WASHINGTON)
)ss.
COUNTY OF SKAGIT)

On this 7TH day of May, 2018, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Gerald E. Nelson, to me known to be the President of NORM NELSON, INC., the Washington corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute the said instrument and that the seal affixed, if any, is the corporate seal of said corporation.

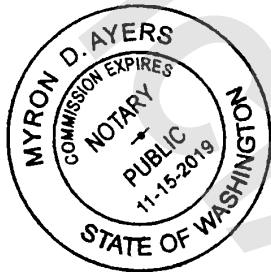
GIVEN UNDER MY HAND AND OFFICIAL SEAL this 7TH day of May, 2018.




NOTARY PUBLIC in and for the
State of Washington
Residing at MOUNTAIN VIEW
My commission expires: 11/15/19

I hereby certify that I know, or have satisfactory evidence, that CLAUDIA M. DECATO is the person who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

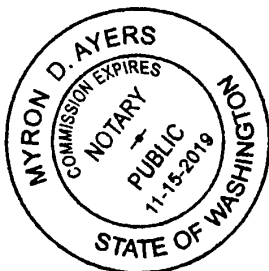
GIVEN UNDER MY HAND AND OFFICIAL SEAL this 22ND day of May, 2018.



NOTARY PUBLIC in and for the
State of Washington
Residing at MOUNT VERNON
My commission expires: 12/15/19

I hereby certify that I know, or have satisfactory evidence, that ANNE E. KNOTT is the person who executed the within and foregoing instrument, and acknowledged that she signed the same as her free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this 11TH day of ~~May~~^{JUNE}, 2018.



NOTARY PUBLIC in and for the
State of Washington
Residing at MOUNT VERNON
My commission expires: 11/15/19

Attachment A – Legal Description (page-1 of 2)

- THAT PORTION OF NW1/4 OF NE1/4 LYING NORTHERLY OF THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 18 (SOUTHEAST SECTION CORNER); THENCE NORTH 0 DEGREES 06'06" EAST, 1332.26 FEET, ALONG THE EAST LINE OF SAID SUBDIVISION TO THE NORTHEAST CORNER THEREOF, ALSO BEING THE CENTERLINE OF D'ARCY ROAD; THENCE SOUTH 88 DEGREES 56'24" WEST ALONG SAID CENTERLINE OF D'ARCY ROAD, 1332.44 FEET, MORE OR LESS, TO AN IRON PIPE AT THE INTERSECTION OF THE CENTERLINE OF D'ARCY ROAD WITH THE CENTERLINE OF THE BAYVIEW-EDISON ROAD; THENCE NORTH 0 DEGREES 24'48" EAST ALONG SAID CENTERLINE OF THE BAYVIEW-EDISON ROAD (PER ROAD ALIGNMENT FOUND ON THAT CERTAIN SKAGIT COUNTY SUBDIVISION MAP FOR SECTION 18, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M., BY FRANK GILKEY, DATED JUNE 1959, AVAILABLE AT SKAGIT COUNTY PUBLIC WORKS), 2692.50 FEET TO AN ANGLE POINT IN THE CENTERLINE; THENCE NORTH 0 DEGREES 59'48" EAST, 321.56 FEET ALONG SAID CENTERLINE TO AN INTERSECTION WITH THE EASTERLY EXTENSION OF A GRAVEL DRIVEWAY; THENCE NORTH 89 DEGREES 38'28" WEST, 20.00 FEET ALONG SAID CENTERLINE OF THE GRAVEL DRIVEWAY TO THE WESTERLY RIGHT-OF-WAY MARGIN OF SAID BAYVIEW-EDISON ROAD AND BEING THE TRUE POINT OF BEGINNING OF SAID LINE DESCRIPTION; THENCE CONTINUE NORTH 89 DEGREES 38'28" WEST ALONG THE CENTERLINE OF SAID GRAVEL DRIVE, OR CENTERLINE EXTENDED, 400.00 FEET; THENCE NORTH 0 DEGREES 59'48" EAST, 260.00 FEET; THENCE NORTH 89 DEGREES 38'28" WEST, 888.42 FEET TO THE WEST LINE OF NW1/4 NE1/4 AND TERMINUS OF THE LINE DESCRIPTION. LESS ROAD & DITCH SURVEY AF#201012010059

- THAT PORTION OF LOT 1 LYING NORTHERLY OF THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE SOUTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SAID SECTION 18 (SOUTHEAST SECTION CORNER); THENCE NORTH 0 DEGREES 06'06" EAST, 1332.26 FEET, ALONG THE EAST LINE OF SAID SUBDIVISION TO THE NORTHEAST CORNER THEREOF, ALSO BEING THE CENTERLINE OF D'ARCY ROAD; THENCE SOUTH 88 DEGREES 56'24" WEST ALONG SAID CENTERLINE OF D'ARCY ROAD, 1332.44 FEET, MORE OR LESS, TO AN IRON PIPE AT THE INTERSECTION OF THE CENTERLINE OF D'ARCY ROAD WITH THE CENTERLINE OF THE BAYVIEW-EDISON ROAD; THENCE NORTH 0 DEGREES 24'48" EAST ALONG SAID CENTERLINE OF THE BAYVIEW-EDISON ROAD (PER ROAD ALIGNMENT FOUND ON THAT CERTAIN SKAGIT COUNTY SUBDIVISION MAP FOR SECTION 18, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M., BY FRANK GILKEY, DATED JUNE 1959, AVAILABLE AT SKAGIT COUNTY PUBLIC WORKS), 2692.50 FEET TO AN ANGLE POINT IN THE CENTERLINE; THENCE NORTH 0 DEGREES 59'48" EAST, 321.56 FEET ALONG SAID CENTERLINE TO AN INTERSECTION WITH THE EASTERLY EXTENSION OF A GRAVEL DRIVEWAY; THENCE NORTH 89 DEGREES 38'28" WEST, 20.00 FEET ALONG SAID CENTERLINE OF THE GRAVEL DRIVEWAY TO THE WESTERLY RIGHT-OF-WAY MARGIN OF SAID BAYVIEW-EDISON ROAD AND BEING THE TRUE POINT OF BEGINNING OF SAID LINE DESCRIPTION; THENCE CONTINUE NORTH 89 DEGREES 38'28" WEST ALONG THE CENTERLINE OF SAID GRAVEL DRIVE, OR CENTERLINE EXTENDED, 400.00 FEET; THENCE NORTH 0 DEGREES 59'48" EAST, 260.00 FEET; THENCE NORTH 89 DEGREES 38'28" WEST, 888.42 FEET TO THE EAST LINE OF GOVERNMENT LOT 1 AND POINT OF BEGINNING OF THIS LINE DESCRIPTION; THENCE SOUTH 0 DEGREES 14'38" WEST, PARALLEL WITH THE NORTH-SOUTH CENTERLINE OF SAID SECTION 18, 132.00 FEET; THENCE NORTH 89 DEGREES 38'28" WEST, 1756.7 FEET, MORE OR LESS, TO THE CENTERLINE OF THE EXISTING DIKE ALONG THE SHORE OF PADILLA BAY; THENCE CONTINUE NORTH 89 DEGREES 38'28" WEST

Legal Description – continued (page-2 of 2)

TO THE WEST LINE OF SAID GOVERNMENT LOT 1 AND BEING THE TERMINUS OF SAID LINE.
LESS DITCH R/W & DIKE SURVEY AF#20102010059

- LOT 6 E OF O'KEEFES SLO LESS DIKE, SECTION 7, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M.
SURVEY AF#201012010059

- LOT 7 LESS DIKE, SECTION 7, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M. SURVEY
AF#201012010059

- SE1/4 OF SW1/4, SECTION 7, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M. SURVEY
AF#201012010059

ACKNOWLEDGEMENT OF ATTACHMENT

LESSOR

LESSEE

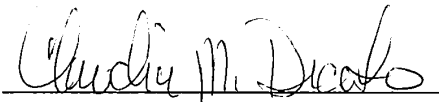
CLAUDIA M. DECATO

NORM NELSON, INC.

ANNE E. KNOTT

DBA

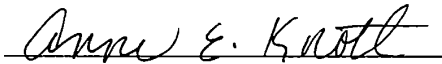
C & A HOFFMAN FARM, LLC



CLAUDIA M. DECATO



BY: GERALD E. NELSON, PRESIDENT



ANNE E. KNOTT