



201907150078

07/15/2019 10:23 AM Pages: 1 of 3 Fees: \$103.50  
Skagit County Auditor

AFTER RECORDING RETURN TO:

Department of Enterprise Services  
Real Estate Services  
P. O. Box 41468  
Olympia, Washington 98504-1468

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

JUL 15 2019

Amount Paid \$  
Skagit Co. Treasurer  
By *[Signature]* Deputy

Sublease No. SSL 16-0116A  
(Mount Vernon) AAJ/cns  
Page 1 of 3  
Date: May 23, 2019

SUBLEASE AMENDMENT NO. 1

THIS Sublease Amendment No. 1 modifies that certain Sublease Number SSL 16-01163A dated July 10, 2018, recorded under Skagit County and is entered into among the State of Washington, Department of Social and Health Services, for its successors and assigns, hereinafter called the Sublessor, and the State of Washington, Department of Children, Youth, and Families, acting through the Department of Enterprise Services, hereinafter called the Sublessee.

*20181230049*

Tax Parcel Number: 340417-3-001-0208

Common Street Address: 900 E. College Way, Mount Vernon, Washington

Legal Description:

Tract "A" of Short Plat MV-8-77, approved April 28, 1977, recorded April 28, 1977, recorded April 28, 1977 under Auditor's File No. 855522 in Volume 2 of Short Plats, page 53, being a portion of the Southwest ¼ of Section 17, Township 34 North, Range 4 East, W.M., EXCEPTING therefrom:

All that portion of the above described Parcel A lying Northeasterly of a line beginning at a point opposite Highway Engineer's Station (hereinafter referred to as HES) 30+70.54 on the SR 538 survey line of SR 538, Jct. SR5 to LaVenture Road, and 40 feet Southerly therefrom; thence along the arc of a curve to the right having a radius of 35 feet to a point opposite HES 31+05.53 on said survey line and 74.65 feet Southerly therefrom; thence Southerly to a point opposite HES 31+06.28 on said survey line and 150 feet Southerly therefrom; thence Easterly parallel with said survey line 100 feet to a point and the end of this line description, Mount Vernon, Skagit County, Washington.

July 1, 2018 to June 30, 2019:

Approximately 20,542 square feet of office space in the two (2) story building, located at 900 E. College Way, Mount Vernon, Washington, together with use of one hundred ninety (190) on-site code parking spaces.

July 1, 2019 to February 28, 2023:

Approximately 21,801 square feet of office space in the two (2) story building, located at 900 E. College Way, Mount Vernon, Washington, together with use of one hundred ninety (190) on-site code parking spaces.

Sublease No. SSL 16-0116A

May 28, 2019

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**TERMS OF AMENDMENT:**

By Agreement of the above parties, this Sublease Amendment does the following:

- 1) Revises the SUBLEASED PREMISES to read as referenced hereinabove to increase square footage.
- 2) Deletes paragraph 5. RENTAL RATE of the original Sublease dated July 10, 2018 and replaces with the following:

**RENTAL RATE**

5. The Sublessee shall pay the Sublessor for the premises rent at the following rate:

July 1, 2018 to June 30, 2019:

Thirty-four Thousand Two Hundred Thirty-six Dollars and Sixty-seven Cents      \$34,236.67 per month

July 1, 2019 to ~~November 30, 2020~~ - February 28, 2023

Thirty-six Thousand Three Hundred Thirty-five Dollars and No Cents      \$36,335.00 per month

Payment shall be made directly to Sublessor at the end of each month upon submission of properly executed vouchers.

- 3) All other terms, conditions, covenants, and amendments to this Lease, unless altered, modified, overridden, or changed herein, remain in full force and effect.
- 4) The effective date of this Amendment is July 1, 2019.

IN WITNESS WHEREOF, the parties subscribe their names.

STATE OF WASHINGTON  
Department of Social and Health Services

By: Kelly J. Lerner

Printed Name: Kelly Lerner

Title: Chief DHS Counsel Facilities

Date: May 30, 2019

STATE OF WASHINGTON  
Department of Children, Youth, and Families

Acting through the Department  
of Enterprise Services

Seth Wallace, Assistant Director  
Real Estate Services

Date: 6/19/19

RECOMMENDED FOR APPROVAL:

Andrew Jenkins  
Andrew Jenkins, Leasing Manager  
Real Estate Services

Date: 6/4/2019

APPROVED AS TO FORM:

By: Ben Stollen  
Assistant Attorney General

Date: 6/14/19



UNCONFIRMED AMENDMENT

Sublease No. SSL 16-0116A

May 28, 2019

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STATE OF Washington )  
County of Spokane ) ss.

On this 30<sup>th</sup> day of May, 2019 before me personally appeared Kelly Leener and said person(s) acknowledged that She signed this instrument, and on oath stated that She was authorized to execute the instrument and acknowledged it as the Chief OSHS Leased Facilities of DSHS to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.

[Signature]

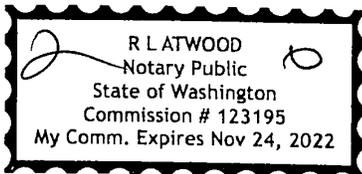
Notary Public in and for the State of Washington,  
Residing at Spokane WA  
My commission expires 02/16/2022



STATE OF WASHINGTON )  
County of Thurston ) ss.

I, the undersigned, a Notary Public, do hereby certify that on this 19<sup>th</sup> day of June, 2019, personally appeared before me SETH WALLACE, Assistant Director, Real Estate Services, Department of Enterprise Services, State of Washington, to me known to be the individual described in and who executed the within instrument, and acknowledged that he signed and sealed the same as the free and voluntary act and deed of the Department, for the purposes and uses therein mentioned, and on oath stated that he was duly authorized to execute said document.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.



[Signature]

Notary Public in and for the State of Washington,  
Residing at Thurston County  
My commission expires 11/24/22