

AFTER RECORDING MAIL TO:
Brian Bollich
MCP Birchview WA OpCo, LLC
12377 Merit Drive, Suite 500
Dallas, Texas 75251

202008170191
08/17/2020 12:16 PM Pages: 1 of 6 Fees: \$108.50
Skagit County Auditor

20-4558

Document Title(s): (or transactions contained herein)

1. Memorandum of Sublease

Reference Number(s) of Documents assigned or released:

N/A

Grantor(s): (Last name first, then first name and initials)

1. MCP Birchview WA OpCo, LLC

GUARDIAN NORTHWEST TITLE CO.



**First American Title
Insurance Company**

(this space for title company use only)

Grantee(s): (Last name first, then first name and initials)

1. HSP Investments I, LLC

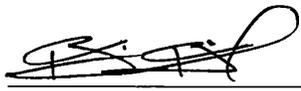
Abbreviated Legal Description as follows: (i.e. lot/block/plat or section/township/range/quarter/quarter)

Lots 1-15 and 17-20 Block 115 SEDRO

Assessor's Property Tax Parcel/Account Number(s):

PARCEL NUMBERS: 4152-115-010-0002
4152-115-015-0007
4152-115-030-0008

**I AM REQUESTING AN EMERGENCY NONSTANDARD RECORDING FOR AN
ADDITIONAL FEE AS PROVIDED IN RCW 36.18.010. I UNDERSTAND THAT
THE RECORDING PROCESSING REQUIREMENTS MAY COVER UP OR
OTHERWISE OBSCURE SOME PART OF THE TEXT OR THE ORIGINAL DOCUMENT.**

 , Vice President of Grantor

Date (as defined in the Sublease). On the termination of the Term of the Sublease, this Memorandum shall concurrently be deemed automatically terminated and released of record without the need for further action or the execution of further documents.

Section 4 **Rent.** The Rent (as defined in the Sublease) to be paid by Subtenant is set forth in the Sublease.

Section 5. **Successors and Assigns.** This Memorandum and the Sublease shall bind and inure to the benefit of the Parties and their respective permitted successors and assigns, subject however, to the provisions of the Sublease regarding assignment.

{Signature Page to Follow}

IN WITNESS WHEREOF, the parties hereby execute this Memorandum on the day and year first written above.

SUBLANDLORD:

MCP Birchview WA OpCo, LLC

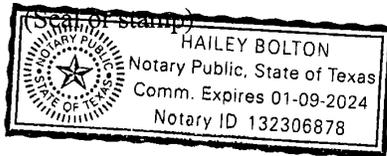
By: [Signature]
Name: Michael Graham
Title: President

State of Texas §
County of Dallas §

I certify that I know or have satisfactory evidence that Michael Graham is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he was authorized to execute the instrument and Michael Graham acknowledged it as the President of MCP Birchview WA OpCo, LLC, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 6/30/2020

[Signature]
Signature
Notary
Title



[Signature Page to Memorandum of Sublease]

EXHIBIT A

LEGAL DESCRIPTION

The Land referred to herein below is situated in the County of Skagit, State of Washington, and is described as follows:

LOTS 1 THROUGH 15 AND 17 THROUGH 30, BLOCK 115, PLAT OF THE TOWN OF SEDRO, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 1 OF PLATS, PAGE 18, RECORDS OF SKAGIT COUNTY, WASHINGTON;

TOGETHER WITH THAT PORTION OF VACATED WOODS AVENUE, GRAVES STREET ALSO KNOWN AS FAIRHAVEN STREET, AND THE ALLEY LOCATED IN SAID BLOCK VACATED UNDER CITY OF SEDRO WOOLLEY ORDINANCE NO. 1253-96, DATED FEBRUARY 12, 1996, WHICH ATTACHED TO SAID PREMISES BY OPERATION OF LAW.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

PROPERTY ADDRESS: 925 Dunlop Avenue, Sedro-Woolley, WA

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