

Return Address:

Lynn O. Hurst
Montgomery Purdue Blankinship & Austin,
PLLC
5500 Columbia Center
701 Fifth Avenue
Seattle, WA 98104-7096



200609270119
Skagit County Auditor

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MEMORANDUM OF OPTION TO PURCHASE REAL PROPERTY

Reference Number(s) of related document(s): N/A.

Grantor: J & J Skagit L.L.C.

Grantee: Skagit County Public Hospital District #304 (d/b/a United General Hospital)

Legal Description (abbreviated):

PTN NE, SEC 27, T35N, R4EWM
Full legal(s) on Exhibit A.

Assessor's Tax Parcel ID Number: 350427-1-002-0102; 350427-1-003-0100;
350427-1-020-0008

MEMORANDUM OF OPTION TO PURCHASE REAL PROPERTY

1. **PURPOSE OF MEMORANDUM OF OPTION.** This Memorandum of Option to Purchase is recorded in order to give actual and constructive notice to all other persons of the grant of an option ("Option") to purchase, on certain terms and conditions, Grantor's leasehold interest in certain real property ("hereafter "Option") located in the County of Skagit, State of Washington, between the grantor and grantee identified below and of the rights and interests of such grantor and grantee.

2. **PARTIES.**

2.1 **GRANTEE.** The grantee under the Option is SKAGIT COUNTY PUBLIC HOSPITAL DISTRICT #304 (d/b/a United General Hospital), a Washington municipal corporation, whose present address is:

Chief Executive Officer Skagit County Public Hospital District #304
United General Hospital
2000 Hospital Drive
Sedro-Woolley, Washington 98282-4327
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

SEP 27 2006

MEMORANDUM OF OPTION OF REAL PROPERTY
MONTGOMERY PURDUE BLANKINSHIP & AUSTIN PLLC

Amount Paid \$
By Skagit Co. Treasurer Deputy

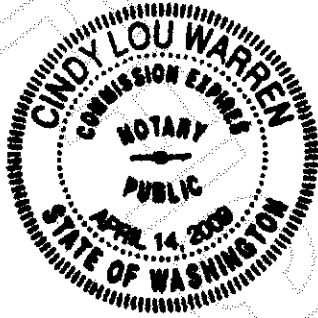
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Chicago Title Company has placed
this document for recording as a
customer courtesy and accepts no
liability for its accuracy or validity

ACCOMMODATION RECORDING

CEO of PUBLIC HOSPITAL DISTRICT NO. 304, SKAGIT COUNTY, WASHINGTON, to be the free and voluntary act and deed of said municipal corporation, for the uses and purposes mentioned in the instrument.

WITNESS my hand and official seal hereto affixed this 1st day of June, 2006.

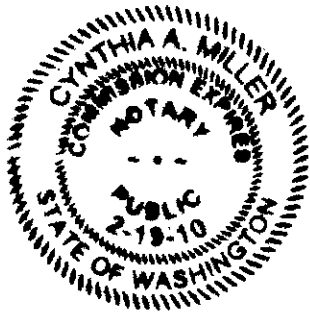


Cindy Lou Warren
(Signature of Notary)
Cindy Lou Warren
(Print or stamp name of Notary)
NOTARY PUBLIC in and for the State
of Washington, Residing at Sedro-Woolley
My Appointment Expires: April 14, 2009

STATE OF WASHINGTON)
) ss.
COUNTY OF King)

I certify that I know or have satisfactory evidence that John Walker 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 acknowledged it as the managing member of J & J SKAGIT LLC, to be the free and voluntary act and deed of said limited liability company, for the uses and purposes mentioned in the instrument.

WITNESS my hand and official seal hereto affixed this 5th day of June, 2006.



Cynthia A. Miller
(Signature of Notary)
Cynthia A. Miller
(Print or stamp name of Notary)
NOTARY PUBLIC in and for the State
of Washington, Residing at Seattle
My Appointment Expires: 02/19/2010

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Exhibit A

Building Parcel

Building Legal Description

That portion of the west half of the southeast quarter of the northeast quarter of Section 27, Township 35 North, Range 4 East, W.M., described as follows:

Commencing at the southeast corner of Parcel F as shown on survey for United General Hospital Dist. #304, recorded under Auditor's File Number 200504290057; thence S 61°42'33" along the south line of Parcel F and Parcel B of said survey, a distance of 347.16 feet to the most southerly corner of Parcel B; thence N. 56° 49'37" W along the south line of said Parcel B, a distance of 41.43 feet; thence N 00°00'00" E, a distance of 323.41 feet to the point of beginning of this description; thence N 90°00'00" E, a distance of 343.05 feet to the east line of said Parcel F; thence N 00°50'50" E along the east line of said Parcel F, a distance of 153.80 feet to the northeast corner of said Parcel F; thence S 88°21'23" E along the south line of Parcel G of said survey, a distance of 96.70 feet to the southeast corner of said Parcel G; thence N 00°50'50" E along the east line of said Parcel G, a distance of 50.00 feet to the south line of the north 50 feet of said Parcel G; thence N 88°21'23" W along the south line of said north 50 feet, a distance of 442.91 feet; thence S 00°00'00" W, a distance of 213.71 feet to the point of beginning of this description. Situate in the City of Sedro Woolley, Skagit County, Washington. Containing 1.76 acres.

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Exhibit B

**Parking Easement Parcel
Legal Description**

That portion of the west half of the southeast quarter of the northeast quarter of Section 27, Township 35 North, Range 4 East, W.M., described as follows:

Beginning at the southeast corner of the east line of Parcel F as shown on survey for United General Hospital Dist. #304, recorded under Auditor's File Number 200504290057; thence S 61°42'33" W along the south line of Parcel F and Parcel B of said survey, a distance of 347.16 feet to the most southerly corner of Parcel B; thence N 56°49'37" W along the south line of Parcel B, a distance of 41.43 feet; thence N 00°00'00" E, a distance of 323.41 feet; thence N 90°00'00" E, a distance of 343.05 feet to the east line of said Parcel F, thence S 00°50'50" W along the east line of said Parcel F, a distance of 181.47 feet to the point of beginning of this description.

Situate in the City of Sedro-Woolley, Skagit County, Washington.

Containing 2.12 acres.

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