



200801310128
Skagit County Auditor

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After Recording Return To:
Port of Skagit County
Attn: Patsy Botsford Martin
P.O. Box 348
Burlington, Washington 98233

CHICAGO TITLE CO.

1044256

TERMINATION OF LEASE AGREEMENT

Reference Number(s) of Documents assigned or released: on face page
Abbreviated Legal Description: Lots 73 and 74, Skagit Regional Binding Site Plan (full legal attached to Exhibit A hereto)
Assessor's Parcel/Tax I.D. Number: 8012-000-073-0200/P120178; 8012-000-919-0000/P116171; 8012-000-074-0100/P120179; 8012-000-914-0100/P109267

I. RECITALS

WHEREAS, TKL, L.L.C., a Washington limited liability company, as "Assignor," on October 6, 2003, under Skagit County Auditor's File Nos. 200310070261 and 200310070262, assigned to Concorde Group Aviation, LLC ("Concorde"), Assignor's interest and position in and to the Lease Agreement dated the 26th day of August 1992, by and between the Port of Skagit County, a Washington municipal corporation ("Port"), as "Lessor," and Paul Jones D/B/A Jones, Jones & Jones, Inc., a Washington corporation ("initial Tenant"); said lease amended by Amendment to Lease Agreement dated the 19th day of January 1999 between Lessor and Initial Tenant; and as assigned by Assignment of Lease dated the 18th day of May 1999 from Initial Tenant to Assignor; and

WHEREAS, Concorde and the Port wish to terminate the Lease Agreement;

NOW, THEREFORE, IT IS AGREED AS FOLLOWS:

II. AGREEMENT

In consideration of the mutuality of benefits to be delivered herefrom, Concorde Group Aviation, Inc., and the Port of Skagit County agree that the certain Lease Agreement dated the 26th day of August 1992,*and amendments thereto, assigned to Concorde Group Aviation, Inc., on October 6, 2003, by Assignments of Lease recorded under Skagit County Auditor's File Nos. 200310070261 and 200310070262 wherein the Lessor is the Port of Skagit County and the Lessee is Concorde Group Aviation, Inc., is hereby terminated as of 11:59 p.m., the 31
*recorded under Auditor's File Nos. 9905170311 and 9905170130.

day of January 2008, except as to any obligations, known or unknown accrued through January 31, 2008.

LESSOR:
PORT OF SKAGIT COUNTY

By: Jerry Kaufman
Jerry Kaufman
Its: President, Board of Commissioners
Date: 1-31-08

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

JAN 31 2008

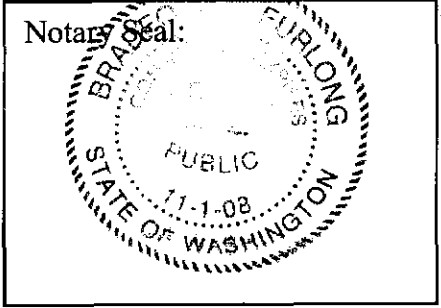
Amount Paid \$ 0
Skagit Co. Treasurer
By mem Deputy

By: Glenn B. Allen Jr
Glenn B. Allen, Jr.
Its: Vice President, Board of Commissioners
Date: 1/31/08

STATE OF WASHINGTON)
) SS
COUNTY OF SKAGIT)

On this 31st day of January 2008, before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared Jerry Kaufman and Glenn B. Allen, Jr., to me known to be the President and Vice President of the Board of Commissioners for the Port of Skagit County, and who executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of the Port of Skagit County, for the uses and purposes therein mentioned and on oath stated that he is authorized to execute the said instrument on behalf of the Port of Skagit County.

Witness my hand and official seal hereto affixed the day and year first written.



Bradford E. Furlong
Notary Public in and for the State of Washington
residing at Mt. Vernon
My commission expires: 11-1-08
Printed Name: Bradford E. Furlong

TERMINATION OF LEASE AGREEMENT
Lessor: Port of Skagit County
Lessee: Concorde Group Aviation, Inc.

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LESSEE:

CONCORDE GROUP AVIATION, INC.

By: *G. Villarreal*
Gilbert Villarreal

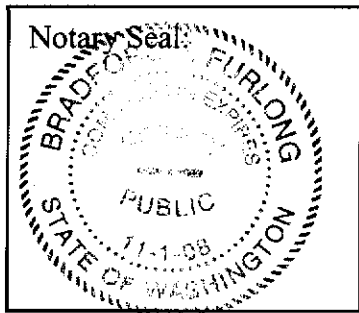
Its: President

Date: 1-31-08

STATE OF WASHINGTON)
) SS
COUNTY OF SKAGIT)

On this 31st day of January, 2008, before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared Gilbert Villarreal, to me known to be the President of Concorde Group Aviation, Inc., and who executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of Concorde Group Aviation, Inc., for the uses and purposes therein mentioned and on oath stated that he is authorized to execute the said instrument on behalf of Concorde Group Aviation, Inc.

Witness my hand and official seal hereto affixed the day and year first written.



Bradford E. Furlong
Notary Public in and for the State of Washington
residing at *mt Vernon*
My commission expires: 11-01-08

Printed Name: Bradford E. Furlong

TERMINATION OF LEASE AGREEMENT

Lessor: Port of Skagit County
Lessee: Concorde Group Aviation, Inc.



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EXHIBIT 'A'

PARCEL A:

That portion of the Northwest Quarter of Section 3, Township 34 North, Range 3 East of the Willamette Meridian and being in a portion of the SKAGIT REGIONAL AIRPORT BINDING SITE PLAN PHASE I, as approved August 22, 1985 and recorded August 25, 1986, in Volume 7 of Short Plats, pages 111 through 120, under Auditor's File No. 8608250002, records of Skagit County, Washington; being a portion of Sections 33 and 34, Township 35 North, Range 3 East of the Willamette Meridian and Section 3, Township 34 North, Range 3 East of the Willamette Meridian, described as follows:

Commencing at the North Quarter corner of said Section 3 as shown on said Binding Site Plan; Thence North $88^{\circ}44'25''$ West, along the North line of said Section 3, a distance of 704.01 feet to the intersection with the building restriction line, as shown on said Binding Site Plan; Thence South $52^{\circ}21'58''$ East, along said building restriction line a distance of 274.34 feet to the true point of beginning;

Thence continuing South $52^{\circ}21'58''$ East, along said building restriction line a distance of 275.00 feet;

Thence at a right angle to said building restriction line North $37^{\circ}38'02''$ East, a distance of 190.00 feet;

Thence North $48^{\circ}39'30''$ West, a distance of 255.50 feet to the intersection with the Southerly margin of a 60 foot wide right of way as shown on said Binding Site Plan, and the beginning of a nontangent curve, concave to the North, having a radius of 180.00 feet, whose radius point bears North $28^{\circ}26'18''$ West;

Thence Westerly along said Southerly margin and the arc of said curve, through a central angle of $12^{\circ}43'57''$ an arc distance of 40.00 feet to a point which bears North $37^{\circ}36'00''$ East from the true point of beginning;

Thence South $37^{\circ}36'00''$ West, a distance of 172.06 feet to the true point of beginning; (also known as a portion of Bayview Business and Industrial Park, and shown as Lease Parcel B after adjustment by that Survey filed in Volume 21 of Surveys, page 63, recorded under Auditor's File No. 9811120006, records of Skagit County, Washington and also now shown of record as Lot 73, Amended Skagit Regional Airport Binding Site Plan Phase 1, recorded March 4, 2003, under Skagit County Auditor's File No. 200303040030, records of Skagit County, Washington.

Situated in Skagit County, Washington

continued.....



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EXHIBIT 'A' continued:

PARCEL B:

That portion of the Northwest Quarter of Section 3, Township 34 North, Range 3 East of the Willamette Meridian and the Southwest Quarter of Section 34, Township 35 North, Range 3 East of the Willamette Meridian, being in a portion of the Skagit Regional Airport Binding Site Plan, Phase 1, as recorded in Volume 7 of Short Plats, pages 111 through 120, records of Skagit County, Washington, described as follows:

Commencing at the North Quarter corner of said Section 3 as shown on said Binding Site Plan;
Thence North $88^{\circ}44'25''$ West, along the North line of said Section 3, a distance of 704.01 feet to the intersection with the building restriction line, as shown on said Binding Site Plan;
Thence South $52^{\circ}21'58''$ East, along said building restriction line, 274.34 feet to the true point of beginning;

Thence North $52^{\circ}21'58''$ West, along said building restriction line, 281.29 feet;

Thence at a right angle to said building restriction line North $37^{\circ}38'02''$ East, 72.45 feet to the intersection with the Southerly margin of a 60 foot wide right of way, as shown on said Binding Site Plan;

Thence South $55^{\circ}00'00''$ East, along said Southerly margin 53.38 feet to the beginning of a curve to the left, having a radius of 399.55 feet;

Thence Easterly along said Southerly margin and the arc of said curve to the left through a central angle of $25^{\circ}00'00''$, an arc distance of 174.34 feet to the beginning of a curve to the left having a radius of 180.00 feet;

Thence Easterly along said Southerly margin and the arc of said curve to the left, through a central angle of $25^{\circ}42'21''$ an arc distance of 80.76 feet to a point which lies North $37^{\circ}36'00''$ East from the true point of beginning;

Thence South $37^{\circ}36'00''$ West, 172.06 feet to the true point of beginning.

(Also known as a portion of Bayview Business and Industrial Park and shown as Lease Parcel A after adjustment by that Survey filed in Volume 21 of Surveys, page 63, recorded under Auditor's File No. 9811120006, records of Skagit County, Washington and also now shown of record as Lot 74, Amended Skagit Regional Airport Binding Site Plan, Phase 1, recorded March 4, 2003, under Auditor's File No. 200303040030, records of Skagit County, Washington).

Situated in Skagit County, Washington

- END OF EXHIBIT "A" -



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