



201310210265

Skagit County Auditor

\$75.00

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After Recording Return to:

FURLONG & BUTLER
ATTORNEYS825 Cleveland Avenue
Mount Vernon, WA 98273**MEMORANDUM OF LEASE**
Founders Building

The information contained in this boxed section is for recording purposes only pursuant to RCW 65.04, and is not to be relied upon for any other purpose, and shall not affect the intent of or any warranty contained in the document itself.

Document Title: Memorandum of Lease**Landlord:** Skagit Valley Real Estate Partnership, LLP, a Washington limited liability partnership**Tenant:** Skagit County Public Hospital District No. 1, a Washington municipal corporation**Reference Number(s) of Documents Assigned or Released:** NA**Abbreviated Legal Description:** Ptn SW Qtr SE Qtr Sec 20, Twp 34 N, R4E, W.M.**Complete or Additional Legal Description on Appendix A of Document.****Assessor's Tax Parcel Id Number(s) :** P26778/340420-0-086-0009

This Memorandum of Lease is made this 10th day of October 2013 between Skagit Valley Real Estate Partnership, LLP, a Washington limited liability partnership, hereinafter referred to as "Landlord," and SKAGIT COUNTY PUBLIC HOSPITAL DISTRICT NO. 1, a Washington municipal corporation, hereinafter referred to as "Tenant."

1. **Term.** Pursuant to a Lease dated February 15, 2007, but effective as of January 1, 2007, and amendments thereto (the "Lease"), and the subject of a memorandum of Lease dated March 26, 2007 and recorded under Skagit County Auditor's file number 200703290077, Landlord has leased to Tenant the real property located in Skagit County, described in Appendix A hereto, for a period of seventeen (17) years beginning January 01, 2007 and terminating on December 31, 2023 at 11:59 p.m. ("Term"), unless sooner terminated pursuant to any provision of the Lease.

2. **Legal Description/Premises.** See, attached Appendix "A."

3. **Purpose.** The Premises are to be used for the administration and delivery of healthcare services, and to conduct such other activities as are incidental and reasonably related thereto.

4. **Purpose of Memorandum of Lease.** This Memorandum of Lease has been prepared for the purpose of recordation and notice, and it in no way modifies the provisions of the Lease referenced herein.

Tenant:

**Skagit County Public Hospital District No. 1,
a Washington public hospital district**

By


Gregg A. Davidson, FACHE,
CEO/Superintendent

STATE OF WASHINGTON)

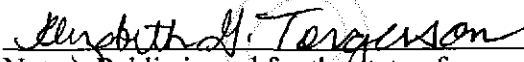
) ss.

COUNTY OF SKAGIT)

On this 10th day of October, 2013 before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared Gregg A. Davidson to me known to be the CEO/Superintendent of Skagit County Public Hospital District No. 1, the municipal corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said municipal corporation, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument on behalf of said municipal corporation.

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

ELIZABETH G. TORGERSON
Notary Public
State of Washington
My Commission Expires
Sept. 10, 2015


Notary Public in and for the state of
Washington, residing at Solo-Woolley
My commission expires: 9-10-2015

MEMORANDUM OF LEASE

**SKAGIT VALLEY REAL ESTATE PARTNERSHIP, LLP, LANDLORD
SKAGIT VALLEY HOSPITAL DISTRICT NO. 1, TENANT**

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Landlord:

Skagit Valley Real Estate Partnership, L.L.P.

By

John S. Halsey
John S. Halsey, Managing Partner

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

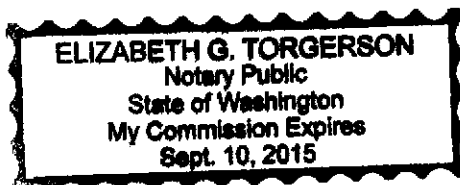
OCT 21 2013

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

Amount Paid \$
Skagit Co. Treasurer
By Deputy

On this 10th day of October, 2013 before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared John S. Halsey to me known to be the Managing Partner of Skagit Valley Real Estate Partnership, L.L.P., the limited liability partnership that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said limited liability partnership, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute the said instrument on behalf of said limited liability partnership.

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



Elizabeth H. Torgerson
Notary Public in and for the state of
Washington, residing at Sedro-Woolley
My commission expires: 9-10-2013

MEMORANDUM OF LEASE

SKAGIT VALLEY REAL ESTATE PARTNERSHIP, LLP, LANDLORD
SKAGIT VALLEY HOSPITAL DISTRICT NO. 1, TENANT

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APPENDIX A

LEGAL DESCRIPTION OF PROPERTY

The land is located in the County of Skagit, State of Washington, and is described as follows:

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That portion of the Southwest Quarter of the Southeast Quarter of Section 20, Township 34 North, Range 4 East, WM, described as follows:

Beginning at a point 30.83 feet South of the Northwest corner of said Southwest Quarter of the Southeast Quarter; Thence North $89^{\circ} 48' 35''$ East, parallel to the North line of said Southwest Quarter of the Southeast Quarter 203.81 feet, more or less, to the northerly extension of the East line (East face of building) of the existing medical building as the same exists on January 1, 2007; Thence South $0^{\circ} 22' 16''$ East, along the line of the East face of the existing building and the same projected a distance of 134.45 feet, more or less, to the Southeast corner of said building; Thence South $89^{\circ} 37' 44''$ West, along the Southerly face of the existing building, a distance of 22.83 feet; Thence South $0^{\circ} 13' 17''$ East 125.39 feet more or less, to the Northerly margin of Broadway Street; Thence South $89^{\circ} 46' 43''$ West, along said margin, 177.30 feet to the West line of said Southwest Quarter of the Southeast Quarter of Section 20; Thence North $1^{\circ} 06' 35''$ West, along said line, 260.05 feet to the point of Beginning.

The basis of bearing for the above legal description is North $1^{\circ} 06' 35''$ West between the found South Quarter corner and the found and accepted 1/16th corner on Kincaid Street.

Situate in the City of Mount Vernon, County of Skagit, State of Washington

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SKAGIT VALLEY REAL ESTATE PARTNERSHIP, LLP, LANDLORD
SKAGIT VALLEY HOSPITAL DISTRICT NO. 1, TENANT

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