

Lessor:

Port of Skamania County
P.O. Box 413
Stevenson, WA 98648

Lessee:

Philip A.B. and Judith A.
Woodfall, d/b/a Solder-Craft
P.O. Box 170
No. Bonneville, WA 98639

SECTION TWENTY-TWO
Assignment, Mortgage, or Sublease

Neither Lessee nor their successors or assigns shall assign, mortgage, pledge, or encumber this lease or sublet the demised premises in whole or in part, or permit the premises to be used or occupied by others, nor shall this lease be assigned or transferred by operation of law, without the prior consent in writing of Lessor in each instance. Lessee may assign to Lessee's corporation provided that Lessee provides personal guarantees for performance of all terms and conditions of this lease.

SECTION TWENTY-THREE
Total Agreement; Applicable to Successors

This lease contains the entire agreement between the parties and cannot be changed or terminated except by a written instrument subsequently executed by the parties hereto. This lease and the terms and conditions hereof apply to and are binding on the heirs, legal representatives, successors, and assigns of both parties.

SECTION TWENTY-FOUR
Applicable Law

This agreement shall be governed by and construed in accordance with the laws of the State of Washington.

SECTION TWENTY-FIVE
Time of the Essence

Time is of the essence in all provisions of this lease.

IN WITNESS WHEREOF, the parties have executed this lease at Stevenson, Washington, the day and year first above written.

LESSOR:

PORT OF SKAMANIA COUNTY, BY:

Robert H. Tichenor
ROBERT H. TICHENOR, President

Laurance E. Armour
LAURANCE E. ARMOUR, Secretary

Albert E. McKee
ALBERT E. MCKEE, Commissioner

LESSEE:

SOLDER-CRAFT, BY:

Philip A.B. Woodfall
PHILIP A.B. WOODFALL

Judith A. Woodfall
JUDITH A. WOODFALL

STATE OF WASHINGTON)
) ss.
County of Skamania)

On this day personally appeared before me ROBERT H. TICHENOR, LAURANCE E. ARMOUR and ALBERT E. MCKEE, the President, Secretary and Commissioner, respectively, of the Port of Skamania County, to