

This lease, made and executed between Donald A. Brown, of North Bonneville, Washington, of the first part, and Mr. Chas. S. White, of North Bonneville, Washington, of the second part.

WITNESSETH: That in consideration of the rents and other covenants hereinafter expressed, the first party demises and leases and does hereby demise and lease to the second party the following described parcel of ground.

A plot of ground beginning at a point on the west line of city center Street, where the established road known as Park Avenue meets the said Street, thence following the north line of Park Avenue westward approximately eighty (80') feet, thence northward approximately eighty (80') feet, thence eastward approximately eighty (80') feet, thence following the west line of said center Street southward approximately eighty (80') feet to the point of beginning. Situated in the Brown tract, a part of the old Chenoweth donation land claim, beginning at a point in the north line of State Road number Eight (W8) three hundred and twenty (320') feet west of section line between sections numbered twenty-one (21) and numbered twenty-two (22), township two (2), North Range seven (7), East W. M. in Skemaia County, Washington.

With the privilege thereto, for and during the term of twenty (20) years from the 10th day of January 1974 to the 10th day of January 1994.

On the 10th day of January 1974, and then on the 10th day of every following month the second party shall pay or cause to be paid to Donald A. Brown the monthly rental of seven (\$7) dollars during the term of this lease.

It is understood that the use of said ground by the second party is for the sole purpose of residence and/or living quarters and he agrees to keep the tract free from debris and also to comply with sanitary laws and requirements demanded by the commonwealth.

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The first party shall pay all taxes assessed against the ground value. The second party shall provide and pay water taxes or assessments, and he shall pay the taxes assessed on the value of his improvements, the improvements may be moved off the ground at the expiration of this lease providing lessee has faithfully fulfilled the covenants herein contained. Ten additional days of grace are allowed in which to make said rental payments to the first party.

This lease may be sub-rented or transferred at any time upon proper notification to the first party on the same lease conditions.

All the foregoing stipulations herein contained shall be mutually binding on administrators, heirs, and assigns of the parties hereto.

Signed Donald C. B...
first party.

Signed Charles S. White
second party.

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I, L. C. Fournier, a Notary Public, do hereby certify that on this 18 day of April 1974, personally appeared before me, Donald A. Brown, of North Bonneville, Washington, and Mr. Chas. S. White, of North Bonneville, Washington; to me known to be the individuals described in and who executed the within instrument, and acknowledged that they and each of them were authorized to and did sign and seal the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

Given under my hand and official seal this 18 day of April 1974.



L. C. Fournier
Notary Public for the State of
Washington, residing at Stevenson,
Idaho.