

LEASE

THIS LEASE made this 31st day of JANUARY, 1967 between
 EDITH A. REYCE, a single woman, hereinafter called the "lessor," and
 GEORGE F. ROBERTY and ROMA MAY ROBERTY, hereinafter called the "lessee,"

Witnesseth: The lessor does hereby lease to the lessee the following described real estate with the appurtenances, situate in the County of King State of Washington:
 Shown on

Lot 2 of MILLER ADDITION, according to the official plat thereof on file and of record in the office of the Auditor of Shown (in County, Washington); EXCEPT the north 8 feet of said Lot 2.

for the term of One Year
 from the 1st day of January, 1967 at the monthly rent
 or sum of Eighty and No/100 (\$80.00) Dollars,
 payable in advance on the 1st day of each and every month during the term of
 this lease.

AND IT IS HEREBY AGREED, That if any rent shall be due and unpaid, or if default shall be made in any of the covenants herein contained, then it shall be lawful for the said lessor to re-enter the said premises and remove all persons therefrom; and the said lessee hereby promises and agrees to pay the said rent in the manner herein specified; and not to lease or sub-lease the whole or any part of the said premises nor assign this lease, or any interest therein, without the written consent of the lessor.

The lessee agrees to pay the cost of all utilities used on the premises, including electricity, water and telephone.

The lessor grants to the lessee the option to purchase the above described real property for the sum of Ten Thousand Five Hundred and No/100 (\$10,500.00) Dollars, said option to be exercised by the giving of a written notice prior to December 1, 1967. If this option be exercised, the lessee shall have the privilege of assuming lessor's mortgage on the above described real property; and in such event taxes, prepaid fire insurance premiums, rent and mortgage interest shall be prorated as of the date on which the transaction is closed. In such event lessee agrees to replace lessor's mortgage reserve account.

And at the expiration of term of this lease, the lessee will quit and surrender the premises in their present condition, ordinary wear and damage by the elements or fire excepted.

IN WITNESS WHEREOF, The parties hereto have signed and sealed this lease the day and year first above written

Edith A. Reyce (SEAL)

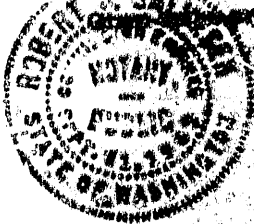
George F. Roberty (SEAL)

Roma May Roberty (SEAL)

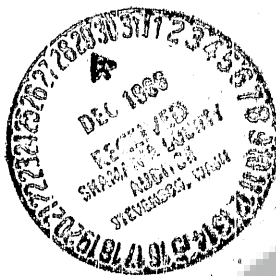
..... (SEAL)

STATE OF WASHINGTON
County of Spokane

I, the undersigned, a notary public in and for the State of Washington, hereby certify that
on this 27th day of January, 1933, personally appeared before me
John A. Brown, A. C. Brown, and George F. Roberts
and Emma May Roberts, known to me to be the persons named in the foregoing instrument, and
to me known to be the persons named in and who executed the foregoing instrument, and
acknowledged that John A. Brown, A. C. Brown, and George F. Roberts freely and voluntarily
set and deed for the uses and purposes therein expressed.



Robert F. Roberts
Notary Public in and for the State of Washington,
residing at Spokane



MAIL TO



RECEIVED

John A. Brown

A. C. Brown

George F. Roberts

Emma May Roberts

John A. Brown

A. C. Brown

George F. Roberts

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