

122799

## MEMORANDUM OF LEASE

BOOK 151 PAGE 156

ANN JERMANN, as Lessor, and A&amp;J STORES, INC., as Lessee, hereby record this

document with the intent to notify the general public that on the 13th day of July, 1995, ANN JERMANN leased the following-described premises to A&J STORES, INC., for a period of 20 years with two five-year options to renew. All parties dealing with said properties are hereby notified of the existence of said Lessee's interest in said property, to-wit:

All that portion of the following-described property now under roof and used as the business known as ANN'S FOOD FAIR, a grocery store, consisting of 11,650 square feet, together with the parking and sidewalk facilities adjacent thereto, in common with the other shopping center tenants on a prorata basis based on the ratio of square footage under roof leased by Lessee relative to the total square footage that exists under roof:

A tract of land in Section 1, Township 2 North, Range 7 East of the Willamette Meridian, more particularly described as follows:

Beginning at the Southeast corner of Lot 8 of the TOWN OF STEVENSON, according to the official plat thereof on file and of record in the office of the Skamania County Auditor; thence South 55 degrees, 30 minutes West along the southerly line of Lot 8 and the northerly right-of-way line of Second Avenue 118.00 feet to the true point of beginning of described tract; thence North 34 degrees, 30 minutes West 46.00 feet; thence North 55 degrees, 30 minutes East 38.00 feet; thence North 34 degrees, 30 minutes West 17.00 feet; thence South 55 degrees, 30 minutes West 4.00 feet; thence North 34 degrees, 30 minutes West 22.50 feet; thence South 55 degrees, 30 minutes West 4.50 feet; thence North 34 degrees, 30 minutes West 34.20 feet; thence South 55 degrees, 30 minutes West 11.50 feet; thence North 34 degrees, 30 minutes West 104.50 feet; thence South 55 degrees, 30 minutes West 80.85 feet; thence North 89 degrees, 15 minutes West 43.81 feet; thence South 72 degrees, 22 minutes, 48 seconds West 64.25 feet to the West line of the Shepard D.L.C.; thence South 0 degrees, 32 minutes, 45 seconds East along the West line of said D.L.C. 323.57 feet to the northerly right-of-way line of Second Avenue; thence North 55 degrees, 30 minutes East along said right-of-way line 340.27 feet to the true point of beginning.

EXCEPT that portion thereof conveyed to Riverview Savings Association, a

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SKAMANIA CO. WASH  
BY SKAMANIA CO. TITLE

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GARY M. OLSON  
AUDITOR

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BOOK 151 PAGE 157

Washington corporation, by instrument dated December 29, 1978, and recorded December 28, 1978, under Auditor's File No. 87852, in Book 75 of Deeds, at Page 902, records of Skamania County, Washington.

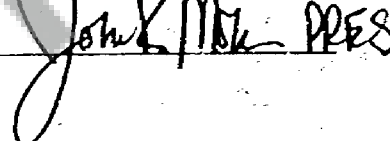
ALSO EXCEPT that portion described in contract recorded October 24, 1980, in Book 78, Page 889, Skamania County Deed Records.

SUBJECT TO easements, including the terms and provisions thereof in favor of Riverview Savings Association, recorded May 18, 1979, in Book 76, Page 566, Auditor's File No. 88583, Skamania County Deed Records.

Dated at Stevenson, Washington, this 14th day of July, 1995.

  
ANN JERMANN, Lessor

A&J STORE, INC.

By  PRES  
A&J STORES INC.

State of Washington )

SS

County of Skamania )

I certify that I know or have satisfactory evidence that the parties who affixed their signatures hereto and appeared before me acknowledged that they signed this instrument of their own free and voluntary act for the uses and purposes mentioned in the instrument.

Dated this 14th day of July, 1995.



 DEBI J. BARNUM

Notary Public for Washington  
residing at CAMAS

Commission expires: MAY 6, 1998

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