

AFTER RECORDING RETURN TO:

Department of Enterprise Services
Real Estate Services
Post Office Box 41468
Olympia, WA 98504-1468

Lease No. 16-0115
(Stevenson) CFS/cns
July 19, 2018
Page 1 of 4

**ASSIGNMENT AND ASSUMPTION OF LEASE, CONSENT OF LESSOR, RELEASE OF CURRENT
LESSEE, AND SUBSTITUTION OF NEW LESSEE**

This Agreement is entered among Vine Street Investors, LLC, a Washington limited liability company, whose address is Post Office Box 430, Arlington, Washington 98223-0430, for its heirs, executors, administrators, successors, and assigns, as Lessor under Lease No. SRL 16-0115, and the State of Washington, Department of Social and Health Services ("Current Lessee") under said Lease, and the State of Washington, Department of Children Youth, and Families ("Substitute Lessee").

This Agreement involves the Lease of the following Property:

Tax Parcel Number: 02-07-01-1-1-4000-00

Common Street Address: 266 Second Avenue, Stevenson, Washington.

Approximately 6,332 square feet of office space, being the entire building located on Parcels No. 02-07-01-1-1-4190-99 and No. 02-07-01-1-1-4000-00 commonly known as 266 Second Avenue, in the City of Stevenson, Washington; together with exclusive use of thirty (30) designated parking stalls, twenty-four (24) of which are covered, including parking designated for persons with disabilities per code, all situate on property legally described as: Lots 22, 23, and 24, Block 7, "Town of Stevenson," situated in the Northeast quarter of Section 1, Skamania County, Washington.

For value and consideration as set forth below, the PARTIES hereto agree as follows:

1. The Current Lessee does hereby assign unto Substitute Lessee all of its right, title and interest in and to Lease 16-0115, and all amendments thereto.
2. The Substitute Lessee, as Assignee and substitute Lessee, hereby accepts the above assignment and assumes and agrees to make all the payments according to the herein described Lease, and to perform all of the covenants, conditions and obligations of the Lease and any amendments thereto, and attorn directly to the Lessor.
3. Vine Street Investors, LLC, as Lessor consents to above assignment and assumption, and further agrees to the substitution of the Substitute Lessee for the Current Lessee as Lessee under the Lease and the release of the Current Lessee from any and all obligations and/or liability under the Lease that arise after the effective date.
4. This Agreement and all of the promises, covenants, and commitments herein shall be effective as of July 1, 2018.

CFS
JAM
KJC

Lease No. SRL 16-0115
(Stevenson) CFS/cns
July 19, 2018
Page 2 of 4

IN WITNESS WHEREOF, the parties subscribe their names.

LESSOR:

Vine Street Investors, LLC

By: [Signature]

Printed Name: J. Brent McKinley

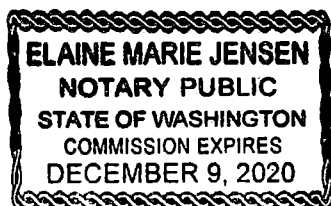
Title: Manager

Date: 10/5/18

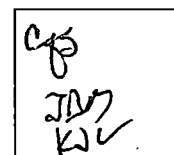
STATE OF Washington)
) ss.
County of Snohomish)

On this 5th day of October, 2018 before me personally appeared J. Brent McKinley and said person(s) acknowledged that he signed this instrument, and on oath stated that he was authorized to execute the instrument and acknowledged it as the Manager of Vine Street Investors LLC to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.



Elaine Marie Jensen
Notary Public in and for the State of Washington,
Residing at Marysville
My commission expires 12/9/20



Lease No. SRL 16-0115
(Stevenson) CFS/cns
July 19, 2018
Page 3 of 4

CURRENT LESSEE AND ASSIGNOR

STATE OF WASHINGTON

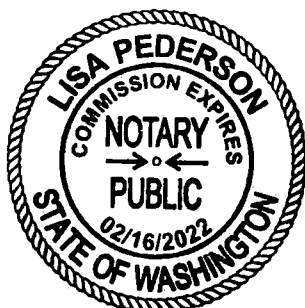
Department of Social and Health Services

By: Kelly J. Lerner
Printed Name: Kelly Lerner
Title: Chief DSHS leased facilities
Date: Oct. 23, 2018

STATE OF Washington)
County of Spokane) ss.

On this 23 day of October 2018 before me personally Kelly and said person(s) acknowledged that Kelly signed this instrument, and on oath stated that Kelly was authorized to execute the instrument and acknowledged it as the _____ of _____ to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.



Lisa Pederson
Notary Public in and for the State of Washington,
Residing at Spokane
My commission expires 02/16/2022

CFS
JRM
KLV

Lease No. SRL 16-0115
 (Stevenson) CFS/cns
 July 19, 2018
 Page 4 of 4

SUBSTITUE LESSEE AND ASSIGNEE

STATE OF WASHINGTON

Department of Childrens, Youth, and Families

Acting through the Department of Enterprise
 Services

CFS

Seth Wallace, Assistant Director
 Real Estate Services

Date:

11/20/18

APPROVED AS TO FORM:

Date:

Brian Toller

By:

11/14/18

Assistant Attorney General

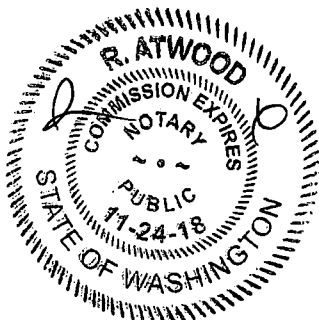
STATE OF WASHINGTON)

) ss.

County of Thurston)

I, the undersigned, a Notary Public, do hereby certify that on this 20th day of November, 2018, personally appeared before me SETH WALLACE, Assistant Director, Real Estate Services, Department of Enterprise Services, State of Washington, to me known to be the individual described in and who executed the within instrument, and acknowledged that he signed and sealed the same as the free and voluntary act and deed of the Department, for the purposes and uses therein mentioned, and on oath stated that he was duly authorized to execute said document.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.



R. Atwood

Notary Public in and for the State of Washington,
 Residing at Thurston County
 My commission expires 11/24/18

CFS 1212
JBM