

A G R E E M E N T

THIS AGREEMENT is made and entered into on a date set opposite the signature of each party hereto. It is made by and between Richard F. Bogatay, Robert J. Bogatay, and Richard L. Garbutt, as Lessors, and hereinafter referred to as "Lessors", and J. Anthony Giacomini, as Lessee, and hereinafter referred to as "Lessee".

In consideration of the initial promises and covenants contained herein, the parties agree as follows:

1. RECITALS: The parties declare that the following is true: Lessors are the owners of certain real property located in Klamath Falls, Oregon. A certain portion of said property was leased by the predecessors in interest of lessee, to lessor, by means of a written lease recorded September 20, 1974, in Volume M74, page 12459, records of Klamath County, Oregon. Thereafter, said lease has been modified, extended, and assigned. Lessor and Lessee have agreed to terminate the lease, and release each other from further liability regarding the lease. Said lease, including all modifications, extensions, and assignments, is hereinafter referred to as "the lease".

2. TERMINATION: The lease is hereby terminated, effective May 1, 1990.

3. RELEASE: Lessee hereby releases Lessor and its agents, employees, and predecessors in interest from any claim, action, cause of action or demand arising as a result of the lease.

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Lessor hereby releases Lessee and its agents, employees, and predecessors in interest from any claim, action, cause of action or demand arising as a result of the lease.

4. FUTURE DOCUMENTS: Both parties to this agreement agree to execute any documents in the future which are reasonably necessary to carry out the terms of this agreement.

5. WARRANTY: Lessor warrants that it has acquired and now holds the entire Lessor's interest in the lease. Lessee warrants that it has acquired and now holds the entire Lessee's interest in the lease.

DATED: 5/15/90

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DATED: 5/15/90

[Signature]
RICHARD F. BOGATAY, Lessor

[Signature]
ROBERT J. BOGATAY, Lessor

[Signature]
RICHARD L. GARBUTT, Lessor

[Signature]
J. ANTHONY GIACOMINI, Lessee

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared before me on the 15 day of May, 1990, the above named Richard F. Bogatay and acknowledged the foregoing instrument to be his voluntary act and deed.

[Signature]
Notary Public for Oregon
My commission expires: 10-6-93

