

**ADDENDUM NO. 2
TO
OPERATING AGREEMENT
OF
LANCASTER DEVELOPMENT COMPANY LLC**

This Addendum No. 2 (this "Addendum") to the Operating Agreement of Lancaster Development Company LLC, an Oregon limited liability company (the "Company"), dated as of November 1, 1999 (the "Agreement") is entered into by the all of the Company's Members as of December 7, 2016.

The Operating Agreement is hereby amended in the following respects:


1. **Management.** Pursuant to Section 4.3, the Members, owning all of the Ownership Interests, indicated by their signature below, hereby appoint C.E. John Company, Inc., a Washington corporation, as the day-to-day manager ("Manager"). The Manager shall serve until such time as the Members remove such Manager by their affirmative vote or at such time the Manager resigns. The Manager's scope of authority is defined as follows:

The Manager shall have the right to manage the Company's property including establishing annual operating budgets and executing those documents necessary to effectively do so, such as leases, licenses, land use applications, permits, easements, right-of-way dedications, plats, and other development related applications. Beyond the rights set forth within this scope, the Manager shall have no right to amend the Agreement or enter into any loans or obligate the Company beyond what is set forth in Section 4.2 without Member consent.

IN WITNESS WHEREOF, the Manager and all of the Members have executed this Amendment effective as of the date first set forth above.

MANAGER:


**C.E. JOHN COMPANY, INC.,
a Washington corporation**

By 
Jeffrey V. Thompson, President

MEMBERS:


**C.E. JOHN FAMILY LLC, a Washington
limited liability company**

By: C.E. John Company, Inc.

By 

Jeffrey V. Thompson, President

**OSKI PARTNERS, LLC, an Oregon
limited liability company**

By 

Jon B. Hummelt, Manager