



201707070086

Skagit County Auditor

\$74.00

7/7/2017 Page

1 of

2 3:41PM

After Recording Please Return To:
SHELTER BAY COMPANY
1000 Shoshone Drive
La Conner, WA 98257

Land Title and Escrow
01-162690
OE

**SHELTER BAY
ASSIGNMENT OF SUBLEASE**

KNOW ALL MEN BY THESE PRESENTS THAT:

JAMES A. DEGROOT and CARMA H. DEGROOT, husband and wife, who acquired title as Tenants in Common

Lessee(s) of a certain sublease dated the 1st day of May, 1977

Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 3rd day of July, 1986 in accordance with Short Form Sublease No. 890 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 8607030066, Volume 655, Pages 409-410, hereinafter known as Assignor, for and in consideration of the sum of ten dollars and other valuable consideration paid for assignment of said sublease, receipt of which is hereby acknowledged by

JAMES A. DEGROOT and CARMA H. DEGROOT, husband and wife, who acquired title as Tenants in Common

Assignor(s), whose address is: 16953 View Lane, La Conner, WA 98257

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **LAURA WALL, an unmarried person**

Assignee(s), whose address is: 13616 SE 7th Street, Bellevue, WA 98005

The within indenture of Sublease, and all right, title and interest now owned or hereafter acquired, of said Assignor(s), in said Sublease including any buildings and appurtenances thereto, and also all estate, right, title, term of years yet to come, claim and demand whatsoever of, in to or out of the same, to have and to hold the said estate and right, title and interest of the Lessee(s) as a member of Shelter Bay Community, Inc., a Non-profit Washington corporation in accordance with and subject to the Articles of Incorporation and By-Laws and rules and regulations of Shelter Bay Community Inc. As a part of the consideration the Assignee(s) assumes and agrees to pay the annual lease payments provided for in said sublease and the maintenance fees and assessments, if any, of Shelter Bay Community, Inc. from time to time as they become due. **The next annual sublease payment payable to Shelter Bay Company, in the amount of \$1,171.00 is due and payable on the 1st day of June, 2018.**

PRIOR ASSIGNMENT of Sublease from:

Gregory L. Finch and Vanessa D. Finch to Degroot Construction, Inc. recorded under Auditor's File No. 200705040147. Quit Claim Deed from Degroot Construction, Inc. to James A. Degroot and Carma H. Degroot, as Tenants in Common recorded under Auditor's File No. 201006230001

THE REAL ESTATE described in said lease is as follows:

Lot #890, AMENDED SURVEY OF SHELTER BAY DIV. 5, Tribal and Allotted Lands of Swinomish Indian Reservation, according to the plat thereof recorded on June 2, 1976, in Volume 1 of Surveys, pages 184 through 186, under Auditor's File No. 836134, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

P129536

S3302020467

Geo ID: 5100-005-890-0000

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

20173091
JUL 07 2017

IN WITNESS WHEREOF the parties have hereto signed this instrument this 5th day of July, 2017.

Assignor(s):

James A. Degroot
JAMES A. DEGROOT

Carma H. Degroot
CARMA H. DEGROOT

Assignee(s):

Laura Wall
LAURA WALL

Amount Paid \$3369.20
Skagit Co. Treasurer
By *HB* Deputy

STATE OF Washington)

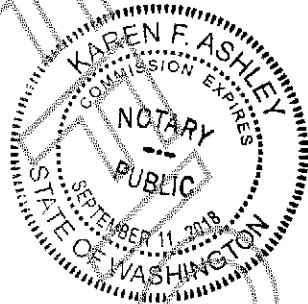
) SS.

COUNTY OF Skagit)

On this 6th day of July , 2017 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

JAMES A. DEGROOT and CARMA H. DEGROOT to me known to be the individuals described in and who executed the foregoing instrument and acknowledged to me that they signed and sealed the said instrument as their free and voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal hereto affixed the day and year in the certificate above written.



Karen Ashley
Notary Public in and for the State of Washington

Residing at: Sedro-Woolley
My Commission Expires: 9/11/2018

STATE OF Washington)

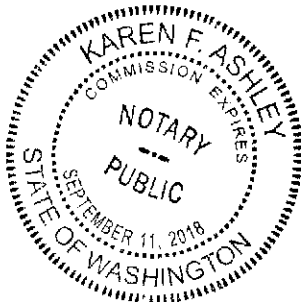
) SS.

COUNTY OF Skagit)

On this 6th day of July , 2017 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

LAURA WALL to me known to be the individual described in and who executed the foregoing instrument and acknowledged to me that she signed and sealed the said instrument as her free and voluntary act and deed for the uses and purposes therein mentioned.

WITNESS my hand and official seal hereto affixed the day and year in this certificate above written.



Karen Ashley
Notary Public in and for the State of Washington

Residing at: Sedro-Woolley

My Commission Expires: 9/11/2018

CONSENT OF LESSOR

SHELTER BAY COMPANY, Seller in the above described Sublease, does hereby consent to the above assignment of the aforesaid Sublease, subject to payments being made from time to time by the Assignee(s) hereof in accordance with said sublease to cover purchase of sublease, annual lease payments and maintenance fees and assessments for Shelter Bay Community, Inc. as they become due. This consent does not relieve the Assignor(s) from the obligation to make said payments in the event the Assignee(s) does not make said payment, and by this consent Shelter Bay Company does hereby consent to the assignment of membership in Shelter Bay Community, Inc. to the Assignee(s) subject to the approval of the Board of Trustees of Shelter Bay Community, Inc.

Date: 7/07/2017



SHELTER BAY COMPANY

David Franklin, Manager