



200401120225

Skagit County Auditor

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RETURN TO:

SHELTER BAY COMPANY

P.O. Box 33368

Seattle, WA 98133

Tax # 5100-003-420-0000

LAND TITLE OF SKAGIT COUNTY

109970-PE

# SHELTER BAY ASSIGNMENT OF SUBLEASE

KNOW ALL MEN BY THESE PRESENT THAT:

**SAERA MAE EADS, as her separate property**

Lessee(s) of a certain sublease dated the 8<sup>th</sup> day of November, 1970  
Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 2<sup>nd</sup>  
day of April, 1974 in accordance with Short Form Sublease No. 420 (Master Lease No. 5020 ,  
Contract No. 14-20-0500-2949 ) in records of Skagit County, Auditor's Filing No. 798629  
Volume 145 Pages 333-334 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

**SAERA MAE EADS, as her separate property**

Assignor(s), whose address is: 334 Snohomish Drive, LaConner, WA 98257

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said  
**PAUL A. RADDATZ and MELISSA L. RADDATZ, husband and wife**

Assignee(s), whose address is: 130 S. Malone St. Hanford, CA 93230

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 the 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 \$183.00 is due and payable on  
the 1<sup>st</sup> day of July 2004

PRIOR ASSIGNMENT of Sublease from:

Leslie and Margaret Baunsgard to Saera Eads under Auditor's File No. 9408100058

THE REAL ESTATE described in said lease is as follows:

Lot No. 420, Survey of Shelter Bay Division No. 3 as recorded March 17, 1970 in official records of Skagit  
County, Washington under Auditor's Filing No. 737014

IN WITNESS WHEREOF the parties have hereto signed this instrument this 6<sup>th</sup> Day of  
January, 2004

Assignor(s)

*Saera Mae Eads*  
SAERA MAE EADS

SKAGIT COUNTY WASHINGTON

Real Estate Excise Tax

PAID

# 132

JAN 12 2004

Amount Paid \$ 1740.04  
By: *[Signature]*  
Skagit County Treasurer Deputy

Assignee(s)

*Paul A. Raddatz*  
PAUL A. RADDATZ

*Melissa L. Raddatz*  
MELISSA L. RADDATZ

STATE OF Washington)

) SS.

COUNTY OF Skagit)

On this 9th day of January, 2004

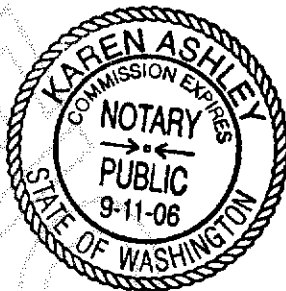
Public in and for the State of Washington, before me, the undersigned, a Notary

**SAERA MAE EADS**

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 the certificate above written.

**Karen Ashley**



*Karen Ashley*

Notary public in and for the State of Washington

Residing at Sedro-Woolley

My Commission Expires 9/11/06

STATE OF California)

) SS.

COUNTY OF **KINGS**

On this 7th day of January, 2004,

California

before me, the undersigned, a Notary Public in and for the State of  
duly commissioned and sworn, personally appeared

**PAUL A. RADDATZ AND MELISSA L RADDATZ**

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 this certificate above written.



*Margie Fogal*

Notary Public in and for the State of California

Residing at Hanford

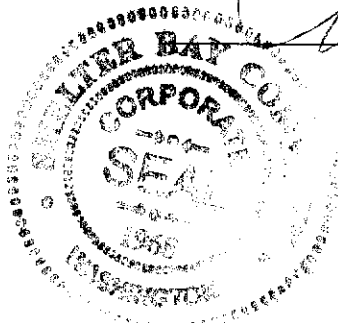
My Commission Expires: June 14, 2007

### 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 member ship in Shelter Bay Community, Inc. to the Assignee(s) subject to the approval of the Board of Trustees of Shelter Bay Community, Inc.

**SHELTER BAY COMPANY**

Date: 1/9/04



*Allan F. Osberg*  
Allan F. Osberg, President

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Skagit County Auditor

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