



200402170235

Skagit County Auditor

2/17/2004 Page

1 of

2 3:54PM

RETURN TO:

SHELTER BAY COMPANY
P.O. Box 33368
Seattle, WA 98133

LAND TITLE OF SKAGIT COUNTY

**SHELTER BAY
ASSIGNMENT OF SUBLEASE**

#110846-SE

Parcel #: L 84373

KNOW ALL MEN BY THESE PRESENT THAT:

STEVE J. SWIGERT and SUSAN W. SWIGERT, Husband and Wife, d/b/a Viewpoint Builders

Lessee(s) of a certain sublease dated the 20th day of June, 1972
Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 11th
day of February, 1976 in accordance with Short Form Sublease No. 376 (Master Lease No. 5020 ,
Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 830058
Volume 208 Pages 570-571 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

STEVE J. SWIGERT and SUSAN W. SWIGERT, Husband and Wife, d/b/a Viewpoint Builders

Assignor(s), whose address is: 14725 Channel Drive, LaConner, WA 98257

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said
STEVE E. HOEFT and LYNN T. HOEFT, husband and wife

Assignee(s), whose address is: P.O. Box 72, LaConner, WA 98257

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 \$304.00 is due and payable on
the 1st day of July 2004

PRIOR ASSIGNMENT of Sublease from:

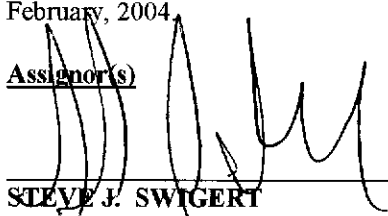
Darlene Evans to Steve and Susan Swigert, under Auditor's File No. 200105230013

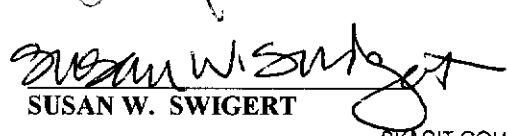
THE REAL ESTATE described in said lease is as follows:

Lot No. 376, Survey of Shelter Bay Division No. 2 as recorded June 27, 1969 in official records of Skagit
County, Washington under Auditor's File No. 728258

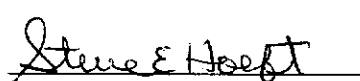
IN WITNESS WHEREOF the parties have hereto signed this instrument this 13th Day of
February, 2004

Assignor(s)


STEVE J. SWIGERT


SUSAN W. SWIGERT

Assignee(s)


STEVE E. HOEFT


LYNN T. HOEFT

SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

#688
FEB 17 2004

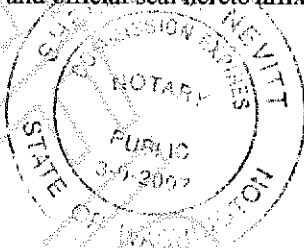
Amount Paid \$
Skagit County Treasurer
By:  Deputy

STATE OF WASHINGTON)
) SS.
COUNTY OF SKAGIT)

On this 13 day of February, 2004, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared **STEVE J. SWIGERT and SUSAN W. SWIGERT**

To me known to be the individual 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.



Shelley D. Switt
Notary public in and for the State of Washington

Residing at *Mt. Vernon*
My Commission Expires *3-9-07*

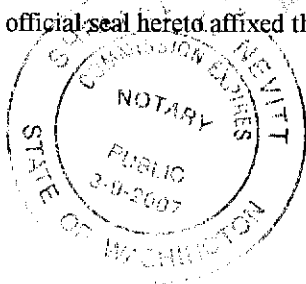
STATE OF WASHINGTON)
) SS.
COUNTY OF SKAGIT)

On this 12 day of February, 2004, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

STEVE E. HOEFT and LYNN T. HOEFT

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.



Shelley D. Switt
Notary Public in and for the State of Washington

Residing at *Mt. Vernon*
My Commission Expires: *3-9-07*

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

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Date: February, 2004



Allan F. Osberg
Allan F. Osberg, President



200402170235
Skagit County Auditor