



200502180067

Skagit County Auditor

2/18/2005 Page

1 of

3 11:42AM

AFTER RECORDING PLEASE RETURN TO:

SHELTER BAY COMPANY
1000 SHOSHONE DRIVE
LA CONNER, WA 98257

Tax # 84776

LAND TITLE OF SKAGIT COUNTY

SHELTER BAY ASSIGNMENT OF SUBLEASE

114945-PAE

KNOW ALL MEN BY THESE PRESENT THAT:

LOLA A. DOWNING, as her separate property, as to an undivided 41.15% interest and in **GUY E. DOWNING and JANICE C. STOEL**, each as their separate property, as to an undivided 58.85% interest.

Lessee(s) of a certain sublease dated the 7th day of September 1974,
Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 7th day of December, 1978 in accordance with Short Form Sublease No. 779 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 892696 Volume 343 Page 288 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

LOLA A. DOWNING, as her separate property, as to an undivided 41.15% interest and in **GUY E. DOWNING and JANICE C. STOEL**, each as their separate property, as to an undivided 58.85% interest.

Assignor(s), whose address is: Guy & Lola Downing @ 2301 Diamond Street, San Francisco, CA, 94131
Janice Stoel @ 1920 N. Thornton Rd SP# 472, Casa Grande, AZ 85222

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **JOHN PEDERSEN and SHIRLEY PEDERSEN**, husband and wife

Assignee(s), whose address is: 804 Shoshone Drive, 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 2005

PRIOR ASSIGNMENT of Sublease from:

Garry and Carole Henry, Husband and wife, to Eubert G. and Lola Downing, Husband and wife
Under Auditor's File No. 8507190021

THE REAL ESTATE described in said lease is as follows:

Lot No. 779, SURVEY OF SHELTER BAY DIV. 4, Tribal and Allotted Lands of
Swinomish Indian Reservation, as recorded in Volume 48 of Official records, pages
627 to 631, inclusive, records of Skagit County, Washington.

IN WITNESS WHEREOF the parties have hereto signed this instrument this 18th Day of

Feb, 2005Assignor(s)

Lola A. Downing

Guy E. Downing

Janice C. Stoel

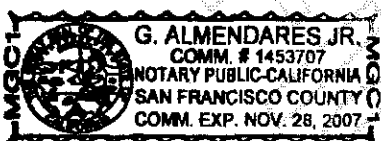
Assignee(s)

John Pedersen

Shirley Pedersen

STATE OF CALIFORNIA)
) SS.
COUNTY OF SAN FRANCISCO

On this 7th day of FEB, 05 before me, the undersigned, a Notary Public in and for the State of CALIFORNIA, duly commissioned and sworn, personally appeared Guy E. Downing as attorney in fact for Lola A. Downing
To me known to be the individual described in and who executed the foregoing instrument and acknowledged to me that he signed and sealed the said instrument as the free and voluntary act and deed for the uses and purposes therein mentioned. for Lola A. Downing and states on oath that Lola A. Downing is not deceased.
WITNESS my hand and official seal hereto affixed the day and year in the certificate above written.



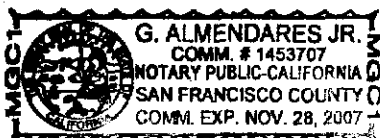
762
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
Residing at SAN FRANCISCO, CA
My Commission Expires 11/28/07
FEB 10 2005

STATE OF CALIFORNIA)
) SS.
COUNTY OF SAN FRANCISCO

Amount Paid \$ 2492.00
Skagit Co. Treasurer
By John Deputy

On this 7th day of FEB, 05 before me, the undersigned, a Notary Public in and for the State of CALIFORNIA, duly commissioned and sworn, personally appeared
GUY E. DOWNING
To me known to be the individuals described in and who executed the foregoing instrument and acknowledged to me that he signed and sealed the said instrument as his 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.



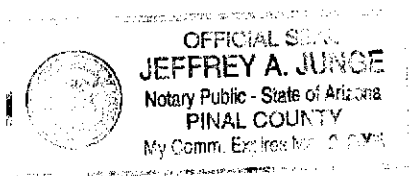
Notary Public in and for the State of CALIFORNIA
Residing at SAN FRANCISCO, CA
My Commission Expires: 11-28-07

STATE OF Arizona)
) SS.
COUNTY OF Pinal)

On this 8th day of February, 2005 before me, the undersigned, a Notary Public in and for the State of Arizona, duly commissioned and sworn, personally appeared
JANICE STOEL

To me known to be the individuals 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.



Notary Public in and for the State of Arizona
Residing at Casa Grande AZ
My Commission Expires: 5/2/06



200502180067
Skagit County Auditor
2/18/2005 Page 2 of 3 11:42AM

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: 2/16/05



Judy L. Grosvenor
Judy L. Grosvenor, Manager



200502180067
Skagit County Auditor

2/18/2005 Page

3 of

3 11:42AM