



200508240084
Skagit County Auditor

8/24/2005 Page

1 of

2 12:00PM

AFTER RECORDING RETURN TO:
SHELTER BAY COMPANY
1000 SHOSHONE DRIVE
LA CONNER, WA 98257

SHELTER BAY ASSIGNMENT OF SUBLEASE

FIRST AMERICAN TITLE CO.

B 84076-1

KNOW ALL MEN BY THESE PRESENT THAT:

R.E. HOFFMANN and BETTY L. HOFFMANN, husband and wife

Lessee(s) of a certain sublease dated the 6th day of September, 1975, wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 20th day of September, 1978 in accordance with Short Form Sublease No. 375 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 887865, Volume 333 Pages 415-416 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

R.E. HOFFMANN and BETTY L. HOFFMANN, husband and wife

Assignor(s), whose address is: 13123 Marihugh Road, Mount Vernon, WA 98273

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **JAMES M. STEMHAGEN and BECKY S. STEMHAGEN, husband and wife**

Assignee(s), whose address is: 375 Clallam Place, La Conner, 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 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 \$304.00 is due and payable on the 1st day of July 2006.

PRIOR ASSIGNMENT of Sublease from:

R.E. Hoffmann to R.E. Hoffmann and Betty L. Hoffmann, husband and wife, under Auditor's Filing No. 9506200032

THE REAL ESTATE described in said lease is as follows:

Lot No. 375, Survey of Shelter Bay Division No. 2 as recorded June 27, 1969 in official records of Skagit County, Washington under Auditor's Filing No. 728258.

4581
SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

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

AUGUST, 2005.

Assignor(s)


R.E. HOFFMANN


BETTY L. HOFFMANN

Assignee(s)


JAMES N. STEMHAGEN


BECKY S. STEMHAGEN

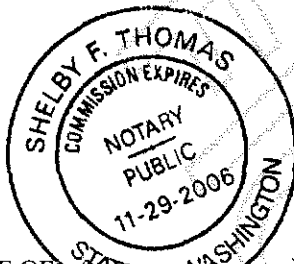
Amount Paid \$
5674.30
Skagit Co. Treasurer
By  Deputy

STATE OF Washington)
COUNTY OF Skagit) SS.

On this 18th day of August, 2005 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared
R. E. Hoffmann and Betty L. Hoffmann

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.



[Signature]
Notary Public in and for the State of
Washington

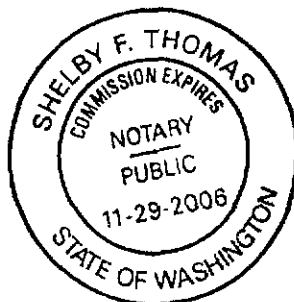
Residing at Skagit County, WA
My Commission Expires 11/29/2006

STATE OF Washington)
COUNTY OF Skagit) SS.

On this 18th day of August, 2005 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared
James M. Stenhagen and Becky S. Stenhagen

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.



[Signature]
Notary Public in and for the State of
Washington
Residing at Skagit County, WA
My Commission Expires: 11/29/2006

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.

Date: 8/19/05



SHELTER BAY COMPANY

[Signature]
Judy L. Grosvenor, Manager



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