



201003310085

Skagit County Auditor

3/31/2010 Page 1 of 4 3:57PM

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

CHICAGO TITLE CO.

020008906

# SHELTER BAY ASSIGNMENT OF SUBLEASE

KNOW ALL MEN BY THESE PRESENT THAT:

MADGE L. HALL, an unmarried woman, as her separate estate

Lessee(s) of a certain sublease dated the 15<sup>th</sup> day of July, 1977

Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 18<sup>th</sup> day of July, 1979 in accordance with Short Form Sublease No. 867 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 860792, Volume 276, Pages 8-9 hereinafter known as Assignor, for and in consideration of the settlement of the probate estate, which is hereby acknowledged by

MADGE L. HALL, an unmarried woman, as her separate estate

Assignor(s), whose address is: 19303 N. New Tradition Rd, #310, Sun City West, AZ 85375

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said JAMES ROBERT HAYS and ANNE ZIESMER-HAYS, husband and wife

Assignee(s), whose address is: 867 Kalispell Drive, 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 \$ 913.00 is due and payable on the 1<sup>st</sup> day of June, 2010.

PRIOR ASSIGNMENT of Sublease from:

Madge L. Hall, Executrix of the Estate of Robert H. Hall under Skagit County Probate Cause No. 08-4-00120-2 and Madge L. Hall, individually, to Madge L. Hall, an unmarried woman, as her separate estate under Auditor's File No. 200912300061.

THE REAL ESTATE described in said lease is as follows:

Lot 867, AMENDED SURVEY OF SHELTER BAY DIV. 5, Tribal and Allotted Lands of Swinomish Indian Reservation, according to the plat thereof, as 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.

Situating in Skagit County, Washington.

P84864

IN WITNESS WHEREOF the parties have hereto signed this instrument this 27<sup>th</sup> Day of March, 2010.

Assignor(s):Assignee(s):

*Charles N. Hall POA*  
 MADGE L. HALL *by Charles N. Hall*  
*her attorney in fact*

(Signed in Counterpart)  
 JAMES ROBERT HAYS

SKAGIT COUNTY WASHINGTON  
 REAL ESTATE EXCISE TAX

837

ANNE ZIESMER-HAYS

MAR 31 2010

Amount Paid \$ 5318.30  
 Skagit Co. Treasurer  
 By *Adam* Deputy

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

## SHELTER BAY ASSIGNMENT OF SUBLEASE

KNOW ALL MEN BY THESE PRESENT THAT:

**MADGE L. HALL, an unmarried woman, as her separate estate**

Lessee(s) of a certain sublease dated the 15<sup>th</sup> day of July, 1977

Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 18<sup>th</sup> day of July, 1979 in accordance with Short Form Sublease No. 867 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 860792, Volume 276, Pages 8-9 hereinafter known as Assignor, for and in consideration of the settlement of the probate estate, which is hereby acknowledged by

**MADGE L. HALL, an unmarried woman, as her separate estate**

Assignor(s), whose address is: 19303 N. New Tradition Rd, #310, Sun City West, AZ 85375

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **JAMES ROBERT HAYS and ANNE ZIESMER-HAYS, husband and wife**

Assignee(s), whose address is: 867 Kalispell Drive, 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 \$ 913.00 is due and payable on the 1<sup>st</sup> day of June, 2010.

PRIOR ASSIGNMENT of Sublease from:

Madge L. Hall, Executrix of the Estate of Robert H. Hall under Skagit County Probate Cause No. 08-4-00120-2 and Madge L. Hall, individually, to Madge L. Hall, an unmarried woman, as her separate estate under Auditor's File No. 200912300061.

THE REAL ESTATE described in said lease is as follows:

Lot 867, AMENDED SURVEY OF SHELTER BAY DIV. 5, Tribal and Allotted Lands of Swinomish Indian Reservation, according to the plat thereof, as 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.

Situated in Skagit County, Washington.

P84864

IN WITNESS WHEREOF the parties have hereto signed this instrument this 25<sup>th</sup> Day of MARCH, 2010.

Assignor(s):

*(signed in counterpart)*

MADGE L. HALL

Assignee(s):

*James Robert Hays*  
JAMES ROBERT HAYS

*Anne Ziesmer Hays*  
ANNE ZIESMER-HAYS



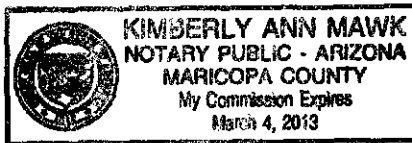
201003310085  
Skagit County Auditor

## ACKNOWLEDGEMENT

ATTACHED TO AND MADE A PART OF: Shelter Bay Assignment of Sublease

STATE OF AT )  
County of maricopa ) SS:

On this 24 day of march, 2010, before me personally appeared  
Charles N Hall, who executed the within instrument as  
Attorney in Fact for Madge L Hall  
and acknowledged to me that he signed and sealed the same as his free and  
voluntary act and deed as attorney in fact for Madge L Hall  
for the uses and purposes therein mentioned, and on oath stated that the Power of Attorney authorizing the  
execution of this instrument has not been revoked and that said Madge L Hall  
is now living, and is not incompetent.  
Given under my hand and official seal the day and year last above written.  
(Seal)



Notary Public in and for the State of AT  
Residing at sun city west  
My appointment expires: 3-4-13



201003310085

Skagit County Auditor

3/31/2010 Page 3 of 4 3:57PM

STATE OF )  
 ) SS.  
COUNTY OF )

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

**MADGE L. HALL**

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.

\_\_\_\_\_  
Notary Public in and for the State of

Residing at  
My Commission Expires

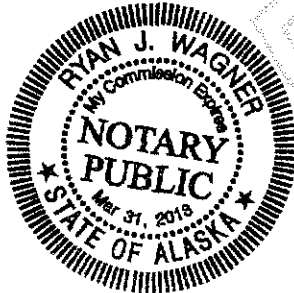
STATE OF ALASKA )  
 ) SS.  
COUNTY OF ANCHORAGE )

On this 25<sup>th</sup> day of MARCH 2010 before me, the undersigned, a Notary Public in and for the State of ALASKA , duly commissioned and sworn, personally appeared

**JAMES ROBERT HAYS and ANNE ZIESMER-HAYS**

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.



\_\_\_\_\_  
Notary Public in and for the State of ALASKA

Residing at ANCHORAGE, AK  
My Commission Expires: MARCH 31, 2013

### 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: 3/30/2010



**SHELTER BAY COMPANY**

\_\_\_\_\_  
Judy L. Grosvenor, Manager

201003310085  
Skagit County Auditor  
3/31/2010 Page 4 of 4 3:57PM