



201704050030

Skagit County Auditor

\$75.00

4/5/2017 Page

1 of

3 11:40AM

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

Land Title and Escrow

SHELTER BAY

01-161555 DE ASSIGNMENT OF SUBLEASE

KNOW ALL MEN BY THESE PRESENTS THAT:

JAMES C. RICE and CHERYL N. RICE, Trustees of the CJR Revocable Trust U/T/A dated January 3, 2017

Lessee(s) of a certain sublease dated the 15th day of May, 1975

Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 4th day of November, 1976 in accordance with Short Form Sublease No. 128 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 845443, Volume 241, Pages 190-191, 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 **JAMES C. RICE and CHERYL N. RICE, Trustees of the CJR Revocable Trust U/T/A dated January 3, 2017**

Assignor(s), whose address is: P.O. Box 1400, Ketchum, ID 83340

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **CHARLES INGALLS and PHYLLIS INGALLS, husband and wife**

Assignee(s), whose address is: 903 Paiute 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 \$858.00 is due and payable on the 1st day of June, 2017.**

PRIOR ASSIGNMENT of Sublease from:

James C. Rice and Cheryl N. Rice, husband and wife to James C. Rice and Cheryl N. Rice, Trustees of the CJR Revocable Trust U/T/A dated January 3, 2017 recorded under Auditor's File No. 201703060163.

THE REAL ESTATE described in said lease is as follows:

Lot 128, "REVISED MAP OF SURVEY OF SHELTER BAY DIV 2, Tribal and Allotted Lands of Swinomish Indian Reservation," as recorded in Volume 43 of Official Records, Page 833, Records of Skagit County, Washington, together with the following described parcel:

Beginning at the most Northerly corner of Lot 128; thence North 60°57'48" West to an intersection with the line of mean high tide; thence in a Southerly direction along said line of mean high tide to an intersection with the Southerly line of Lot 128 projected Westerly; thence South 71°46'14" to the Southwest corner of Lot 128; thence North 9°00'00" West along the Westerly line of Lot 128 to the point of beginning.

Situate in the County of Skagit, State of Washington.

P128997

S3302010019

Geo ID: 5100-002-128-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 29th day of March, 2017.

Assignor(s):

James C. Rice, Trustee
JAMES C. RICE, Trustee

Cheryl N. Rice, Trustee
CHERYL N. RICE, Trustee

Assignee(s):

(SIGNED IN COUNTERPART)
CHARLES INGALLS

(SIGNED IN COUNTERPART)
PHYLLIS INGALLS

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX
20171361
APR 05 2017

Amount Paid \$ 94.⁰⁰
Skagit Co. Treasurer
By *man* 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 PRESENTS THAT:

JAMES C. RICE and CHERYL N. RICE, Trustees of the CJR Revocable Trust U/T/A dated January 3, 2017

Lessee(s) of a certain sublease dated the 15th day of May, 1975

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Assignor(s), whose address is: P.O. Box 14001, Ketchum, ID 83340

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **CHARLES INGALLS and PHYLLIS INGALLS, husband and wife**

Assignee(s), whose address is: 903 Painte 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 Community, in the amount of \$858.00 is due and payable on the 1st day of June, 2017.**

PRIOR ASSIGNMENT of Sublease from:

James C. Rice and Cheryl N. Rice, husband and wife to James C. Rice and Cheryl N. Rice, Trustees of the CJR Revocable Trust U/T/A dated January 3, 2017 recorded under Auditor's File No. 201703060163.

THE REAL ESTATE described in said lease is as follows:

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Situate in the County of Skagit, State of Washington.

P128997

S3302010019

Geo ID: 5100-002-128-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 29th day of March, 2017.

Assignor(s):

(SIGNED IN COUNTERPART)

JAMES C. RICE, Trustee

(SIGNED IN COUNTERPART)

CHERYL N. RICE, Trustee

Assignee(s):


CHARLES INGALLS


PHYLLIS INGALLS

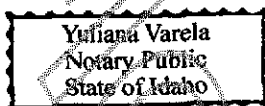
STATE OF Idaho)
COUNTY OF Blaine) SS.

On this 30th day of March, 2017 before me, the undersigned, a Notary Public in and for the State of Idaho, duly commissioned and sworn, personally appeared

JAMES C. RICE and CHERYL N. RICE

I CERTIFY that I know or have satisfactory evidence **James C. Rice and Cheryl N. Rice** are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated they are authorized to execute the instrument and are the Trustees of the **CJR Revocable Trust, U/T/A dated January 3, 2017**, to be the free and voluntary act of such party for the uses and purposes mentioned in this document.

WITNESS my hand and official seal hereto affixed the day and year in the certificate above written.



Yuliana Varela
Notary Public in and for the State of Idaho

Residing at Hailey, Idaho
My Commission Expires 02/27/18

STATE OF Washington)
COUNTY OF Skagit) SS.

On this 31st day of March, 2017 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

CHUCK INGALLS and PHYLLIS INGALLS 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.



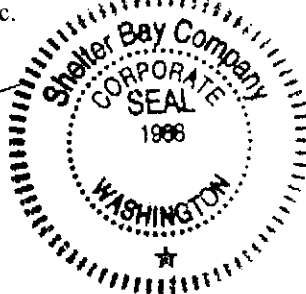
Karen Ashley
Notary Public in and for the State of Washington
Residing at Sedro Woolley

My Commission Expires: 9/11/2018

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: 04/04/2017



SHELTER BAY COMPANY

David Franklin, Manager