



SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

Skagit County Auditor

\$76.00

20174388

9/15/2017 Page

1 of

3 3:58PM

SEP 15 2017

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

Amount Paid \$ 3013.20
Skagit Co. Treasurer
By *BT* Deputy

Land Title and Escrow

SHELTER BAY

02-163193
DE

ASSIGNMENT OF SUBLEASE

KNOW ALL MEN BY THESE PRESENTS THAT:

ESTATE OF FLOYD E. HUBBARD and ESTATE OF RUTH E. HUBBARD, through Shirley Joiner, Personal Representative of the Estate of Floyd E. Hubbard and Thomas R. Whyte, Successor Trustee of Ruth E. Hubbard Estate

Lessee(s) of a certain sublease dated the 25th day of August, 1973

Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 24th day of February, 1978 in accordance with Short Form Sublease No. 256 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 874344, Volume 306, Pages 328-329, 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

ESTATE OF FLOYD E. HUBBARD and ESTATE OF RUTH E. HUBBARD, through Shirley Joiner, Personal Representative of the Estate of Floyd E. Hubbard and Thomas R. Whyte, Successor Trustee of Ruth E. Hubbard Estate

Assignor(s), whose address is: 32411 223rd Ave. SE, Black Diamond, WA 98010

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said BONNIE M. BAKER, an unmarried individual

Assignee(s), whose address is: 5277 45th Ave. SW, Seattle, WA 98136

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 \$547.00 is due and payable on the 1st day of June, 2018.

PRIOR ASSIGNMENT of Sublease from:

Louis J. Buren and Phyllis C. Buren to Floyd E. Hubbard and Ruth E. Hubbard recorded under Auditor's File No. 874346.

THE REAL ESTATE described in said lease is as follows:

Lot #256, "REVISED MAP OF SURVEY OF SHELTER BAY DIV. 2 Tribal and Allotted Lands of Swinomish Indian Reservations," as recorded March 17, 1970, in Volume 43 of official Records, Pages 833 through 838, under Auditor's File No. 737013 records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

P129105

S3402350069

Geo ID: 5100-002-256-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 14 day of

Sept, 2017.

Assignor(s):

Assignee(s):

Shirley K. Joiner
SHIRLEY JOINER, Personal Representative
of the Estate of Floyd E. Hubbard

Baker
BONNIE M. BAKER

Thomas R. Whyte
THOMAS R. WHYTE, Successor Trustee
of the Estate of Ruth E. Hubbard

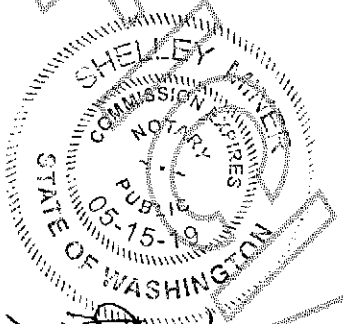
STATE OF WA)
COUNTY OF Skagit) SS.

On this 11 day of Sept, 2017 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

SHIRLEY JOINER

I CERTIFY that I know or have satisfactory evidence **Shirley Joiner** is the person who appeared before me, and said person acknowledged that she signed this instrument, on oath stated she is authorized to execute the instrument and is the **Personal Representative of the Estate of Floyd E. Hubbard**, 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.



Shelley Joiner
Notary Public in and for the State of WA
Residing at 11111
My Commission Expires 5/15/19

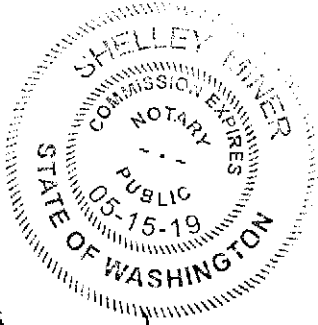
STATE OF WA)
COUNTY OF Skagit) SS.

On this 11 day of Sept, 2017 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

THOMAS R. WHYTE

I CERTIFY that I know or have satisfactory evidence **Thomas R. Whyte** is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated he is authorized to execute the instrument and is the **Successor Trustee of the Estate of Ruth E. Hubbard**, 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 this certificate above written.



Shelley Joiner
Notary Public in and for the State of WA
Residing at 11111
My Commission Expires 5/15/19

STATE OF WA)
COUNTY OF Skagit) SS.

On this 15th day of September, 2017 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

BONNIE M. BAKER 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 this certificate above written.

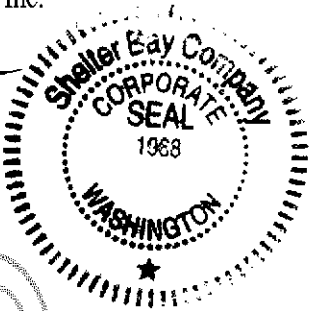


Helen L. Pearson
Notary Public in and for the State of WA
Residing at Starwood
My Commission Expires 6-20-2020

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: 9/15/2017



SHELTER BAY COMPANY


David Franklin, Manager

UNOFFICIAL DOCUMENT