

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



201912100108

12/10/2019 03:30 PM Pages: 1 of 2 Fees: \$104.50
Skagit County Auditor

Land Title and Escrow

01-175048-0

**SHELTER BAY
ASSIGNMENT OF SUBLEASE**

KNOW ALL MEN BY THESE PRESENTS THAT:
FRANK RADTKE and LORI RADTKE, Husband and Wife

Lessee(s) of a certain sublease dated the 8th day of October, 1974
Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 21st
day of March, 1977 in accordance with Short Form Sublease No. 553 (Master Lease No. 5020, Contract No.
14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 852988, Volume 258, Pages 99-100,
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
FRANK RADTKE and LORI RADTKE, Husband and Wife

Assignor(s), whose address is: 21415 Swan Road, Mount Vernon, WA 98273

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said
BYRON L. LIPPINCOTT and TYE K. SMITH-LIPPINCOTT, A Married Couple

Assignee(s), whose address is: 553 Klamath 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 \$390.00 is
due and payable on the 1st day of June, 2020.**

PRIOR ASSIGNMENT of Sublease from: Fannie Mae, A/K/A Federal National Mortgage Association to
Frank Radtke and Lori Radtke under Auditor's File No. 201502270108.

THE REAL ESTATE described in said lease is as follows:

Lot #553, "SURVEY OF SHELTER BAY DIVISION NO. 3, Tribal and Allotted Lands
of Swinomish Indian Reservation", as recorded in Volume 43 of Official Records, pages
839 to 842, inclusive, under Auditor's File No. 737014, and amendment thereto recorded
in Volume 66 of Official Records, page 462, under Auditor's File No. 753731, records of
Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

P129699

S3302020479

Geo ID: 5100-003-553-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 8 day of
December, 2019.

Assignor(s):

Assignee(s):

Frank Radtke, by Lori Radtke
FRANK RADTKE, by Lori Radtke POA
Attorney in fact

Byron L. Lippincott
BYRON L. LIPPINCOTT

Lori Radtke
LORI RADTKE

Tye K. Smith-Lippincott
TYE K. SMITH-LIPPINCOTT

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2019-5339
DEC 10 2019

Amount Paid \$3,780.38
Skagit Co. Treasurer
By man Deputy

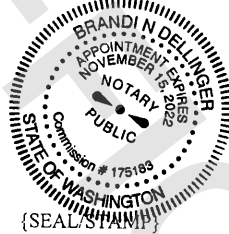
STATE OF WA)
COUNTY OF SKagit) SS.

On this 10 day of December, 2019 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

LORI RADTKE

I CERTIFY that I know or have satisfactory evidence **LORI RADTKE** 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 has Power of Attorney for Frank Radtke, 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.



{SEAL/STAMP}

[Signature]
Notary Public in and for the
State of WA
Residing at: Sequoia Valley
My Commission Expires: 11/18/2022

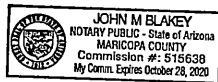
STATE OF ARIZONA)
COUNTY OF Maricopa) SS.

On this 9th day of DECEMBER, 2019 before me, the undersigned, a Notary Public in and for the State of ARIZONA, duly commissioned and sworn, personally appeared

BYRON L. LIPPINCOTT and TYE K. SMITH-LIPPINCOTT

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.



{SEAL/STAMP}

[Signature]
Notary Public in and for the
State of: ARIZONA
Residing at: ARIZONA IN PHOENIX
My Commission Expires: 10/28/20

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: 12/10/2019



SHELTER BAY COMPANY

[Signature]
David Franklin, Manager