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08/31/2020 04:03 PM Pages: 1 of 8 Fees: \$110.50  
Skagit County Auditor

After Recording, please return to:

Land Title & Escrow of Skagit & Island County  
111 E George Hopper Rd.  
Burlington, WA 98233

Land Title & Escrow 02-179090-0E Recording Cover Page

<b>Document Title(s) (for transactions contained therein):</b> 1. Shelter Bay Condominium Assignment of Sublease 2. 3. 4.	
<b>Reference Number(s) of Documents assigned or released:</b> (on page ____ of documents(s)) AF No. 200408270112 Business Lease 5020, Contract No. 14-20-0500-2949	
<b>Grantor(s)</b> 1. Estate of Diane Rowe 2. 3. 4.	
<b>Additional Names on page</b>	<b>of document.</b>
<b>Grantee(s)</b> 1. Jacqueline J. Brown 2. Kellie J. Passaretti 3. 4.	
<b>Additional Names on page</b>	<b>of document.</b>
<b>Legal Description (abbreviated i.e. lot, block, plat or section, township, range)</b>  Condo Unit R-107, Shelter Bay Condos Lot One.	
<b>Additional legal is on page</b>	<b>of document.</b>
<b>Assessor's Property Tax Parcel/Account Number</b>  5100-003-107-0000, P129663, S3302020168	
<b>The Auditor/Recorder will rely on information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.</b>	

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

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

AUG 31 2020

Amount Paid \$ 2438.00  
By *[Signature]*  
Skagit Co. Treasurer Deputy

SHELTER BAY CONDOMINIUM CONSENT OF LESSOR  
TO ASSIGNMENT, RELEASE OF ASSIGNOR AND  
ACCEPTANCE OF ASSIGNEE

Consent to Assignment of  
Condominium Sublease No. R-107

P129663 S3302020168 Geo ID: 5100-003-107-0000

Lessor: Shelter Bay Company

Lessee: Fidalgo, Inc.

Consent by: Shelter Bay Company

Swinomish Indian Reservation  
Business Lease No. 5020  
Contract No. 14-20-0500-2949

Consent to: **STEPHEN R. ROWE, Administrator for The Estate of Diana Rowe**

The undersigned, SHELTER BAY COMPANY, a Washington Corporation, Lessor named in the sublease referred to in the Assignment, hereby consents to the same without, however, waiving the restrictions of said sublease with respect to future assignments thereunder, and hereby releases the Assignor(s):

**STEPHEN R. ROWE, Administrator for The Estate of Diana Rowe** as Lessee, or Owner(s) of the leasehold estate of the Assignor(s) and of the Lessee in Condominium Sublease No. R-107, from any and all further obligations thereunder and hereby accepts the Assignee(s) as Lessee under the sublease, to all intents and purposes as though said Assignee(s) is (are) the original Lessee thereunder.

Dated this 31 day of August 2020.



SHELTER BAY COMPANY, a Washington Corporation

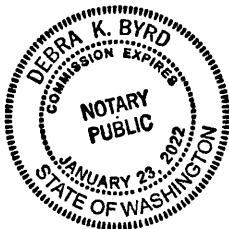
by: *[Signature]*  
David Franklin, Manager

STATE OF WASHINGTON )

County of Skagit )ss.

On the 31<sup>st</sup> Day of August, 2020, before me, a Notary public for the said State, personally appeared David Franklin, Authorized Manager of the corporation that executed the foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated the he was authorized to execute said instrument and that the seal affixed is the corporate seal of said corporation.

IN WITNESS WHEREOF, I have set my hand and affixed my seal the day and year first herein written.



*[Signature]*  
NOTARY PUBLIC in and for the State of Washington,  
Residing at: La Conner WA  
Commission expires: 01-23-2022

## Exhibit "B" to Condominium Sublease

SHELTER BAY CONDOMINIUM ASSIGNMENT OF LEASEHOLD ESTATE  
AND ACCEPTANCE AND AGREEMENT

Assignment of Condominium  
Sublease No. **R-107**  
Lessor: Shelter Bay Company  
Lessee: Fidalgo, Inc.

Swinomish Indian Reservation  
Business Lease No. 5020  
Contract No. 14-20-0500-2949

Assignor: **STEPHEN R. ROWE, Administrator for The Estate of Diana Rowe**  
Address: 4431 E. DeOra Way, Long Beach, CA 90815

Assignee: **JACQUELINE J. BROWN, Married as Her Separate Property, and KELLI J. PASSARETTI An Unmarried Person, As Joint Tenants with Rights of Survivorship**

Lessees by signing the acceptance below, evidence their intention to acquire said premises as joint tenants with the rights of survivorship and not as community property or as tenants in common.

Accepted and Approved:

For valuable consideration, receipt of which is hereby acknowledged, the undersigned Assignor(s) hereby conveys, transfers, and assigns to the Assignee(s):  
**JACQUELINE J. BROWN, Married as Her Separate Property, and KELLI J. PASSARETTI An Unmarried Person, As Joint Tenants with Rights of Survivorship**

Lessees by signing the acceptance below, evidence their intention to acquire said premises as joint tenants with the rights of survivorship and not as community property or as tenants in common.

Accepted and Approved:

Address: 578 Klamath Drive, La Conner WA 98257

All right, title and interest now owned or hereinafter acquired in the leasehold estate of the undersigned and of the Lessee in Condominium Sublease No. **R-107**, dated the 25<sup>th</sup> day of May, 1973, wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor and FIDALGO, INC., a Washington corporation appears as Lessee, and for the purposes of recording recorded by an instrument entitled "Shelter Bay Memorandum of Condominium Sublease" in Official Records of Skagit County, Washington under File No. 785690 on the 29<sup>th</sup> day of May, 1973, covering the following described real property situated in the Swinomish Indian Reservation, Skagit County, Washington:

That property described in Exhibit "A" of Condominium Sublease No. **R-107** above stated, attached by reference, and incorporated here. (Legal description as set out in the Condominium Sublease)

Subject to: 1. Property taxes, if any,  
2. Business Lease No. 5020 (Master Lease)

Declaration of Protective Covenants of Shelter Bay; Declaration of Condominium Covenants of Shelter Bay and Supplemental Declarations, recorded in the office of the Auditor of Skagit County, Washington.

The undersigned:

**JACQUELINE J. BROWN, Married as Her Separate Property, and KELLI J. PASSARETTI An Unmarried Person, As Joint Tenants with Rights of Survivorship**

Lessees by signing the acceptance below, evidence their intention to acquire said premises as joint tenants with the rights of survivorship and not as community property or as tenants in common.

Accepted and Approved:

Assignee(s) named in the foregoing Assignment, hereby accepts said Assignment and hereby individually or jointly and severally, agree to keep, perform and be bound by all of the terms, covenants and conditions contained in said Lease on the part of the Lessee therein to be kept and performed to all intents and purposes as though the undersigned Assignee(s) were the original Lessee thereunder.

All notices intended for the Lessee under said lease shall be mailed to the undersigned at the following address: 578 Klamath Drive, La Conner WA 98257

Dated this 26, day of August, 2020.

Assignor (s)  
The Estate of Diana Rowe

Assignee (s)

Stephen R. Rowe P.R.  
STEPHEN R. ROWE,  
Administrator

see attached  
JACQUELINE J. BROWN

see attached  
KELLI J. PASSARETTI

Assignee(s) named in the foregoing Assignment, hereby accepts said Assignment and hereby individually or jointly and severally, agree to keep, perform and be bound by all of the terms, covenants and conditions contained in said Lease on the part of the Lessee therein to be kept and performed to all intents and purposes as though the undersigned Assignee(s) were the original Lessee thereunder.

All notices intended for the Lessee under said lease shall be mailed to the undersigned at the following address: 578 Klamath Drive, La Conner WA 98257

Dated this 21, day of August, 2020.

Assignor (s)  
**The Estate of Diana Rowe**

Assignee (s)

\_\_\_\_\_  
**STEPHEN R. ROWE,**  
Administrator

\_\_\_\_\_  
**JACQUELINE J. BROWN**

\_\_\_\_\_  
**KELLI J. PASSARETTI**

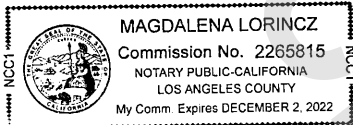
STATE OF CALIFORNIA )  
 ) SS.  
COUNTY OF LOS ANGELES )

On this 26 day of AUGUST, 2020, before me, a Notary Public for said State, personally appeared:

**STEPHEN R. ROWE**

I CERTIFY that I know or have satisfactory evidence **Stephen R. Rowe** 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 **Administrator of The Estate of Diana Rowe**, to be the free and voluntary act of such party for the uses and purposes mentioned in this document.

IN WITNESS WHEREOF, I have set my hand and seal the day and year first herein written.



*[Signature]*  
NOTARY PUBLIC  
In and for the State of: CALIFORNIA  
Residing at: LONG BEACH  
Commission expires: DEC 2, 2022

STATE OF WA )  
 ) SS.  
COUNTY OF SKagit )

On this 31 day of August, 2020, before me, a Notary Public for said State, personally appeared:

**JACQUELINE J. BROWN and KELLI J. PASSARETTI** ~~BA~~

To me known to be the individuals described in and who executed the foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have set my hand and seal the day and year first herein written.



*[Signature]*  
NOTARY PUBLIC  
In and for the State of: WA  
Residing at: Mt Vernon WA 98713  
Commission expires: 08/30/2021

## California All-Purpose Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Orange } s.s.

On August 27, 2020 before me, Mikael A Lindahl, Notary Public,  
Name of Notary Public, Title

personally appeared Kellie J Passaretti  
Name of Signer (1)

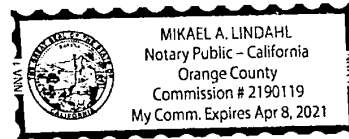
Name of Signer (2)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Mikael A Lindahl  
Signature of Notary Public



Seal

### OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document

### Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of Shelter Bay Condominium Assignment of Leasehold Estate AND Acceptance containing 4 pages, and dated 8/27/2020

The signer(s) capacity or authority is/are as:

- ☒ Individual(s)  
☐ Attorney-in-fact  
☐ Corporate Officer(s) \_\_\_\_\_ Title(s)  
☐ Guardian/Conservator  
☐ Partner - Limited/General  
☐ Trustee(s)  
☐ Other: \_\_\_\_\_

representing: \_\_\_\_\_  
Name(s) of Person(s), Entity(ies) Signer is Representing

### Additional Information

#### Method of Signer Identification

Proved to me on the basis of satisfactory evidence:  
☒ Form(s) of identification ☐ credible witness(es)

Notarial event is detailed in notary journal on:

Page # \_\_\_\_\_ Entry # \_\_\_\_\_

Notary contact: \_\_\_\_\_

#### Other

- ☐ Additional Signer ☐ Signer(s) Thumbprints(s)  
☐ \_\_\_\_\_

## Exhibit "A"

Condominium Unit **R-107** of SURVEY AND SET OF PLANS, SHELTER BAY CONDOMINIUMS LOT ONE, recorded May 15, 1973 as Auditor's File No. 785022, in Volume 117 of official Records, pages 265 and 266, records of Skagit County, being a replat of a portion of Tract "C", SURVEY OF SHELTER BAY DIV. 3, Tribal and Allotted Lands of Swinomish Indian Reservation", as recorded in Volume 43 of Official Records, page 839, records of Skagit County, and as identified by Declaration recorded under Auditor's File No. 785023, records of Skagit County, Washington.

TOGETHER WITH an undivided 12.32% interest in the common and limited common areas within said condominium as set forth in said Declaration recorded under Auditor's File No. 785023, and as shown on said SURVEY AND SET OF PLANS, SHELTER BAY CONDOMINIUM LOT ONE.

TOGETHER WITH a non-exclusive and exclusive use of the common areas and limited common areas as set forth in said Declaration recorded under Auditor's File No. 785023.

AND TOGETHER WITH the right to use that certain additional uncovered parking space under the terms of Articles III and VI of said Declaration recorded under Auditor's File No. 785023, and as delineated on the SURVEY AND SET OF PLANS, SHELTER BAY CONDOMINIUMS LOT ONE, and as the same exists on the ground.

Situate in the County of Skagit, State of Washington.

END OF EXHIBIT "A"