



202409040063

09/04/2024 02:51 PM Pages: 1 of 4 Fees: \$306.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2024 2039
SEP 04 2024

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

Amount Paid \$ 0
Skagit Co. Treasurer
By Bm Deputy

**SHELTER BAY
ASSIGNMENT OF SUBLEASE**

KNOW ALL MEN BY THESE PRESENTS THAT:

REGINA G. OLSON, both individually and as Personal Representative for the Estate of Wayne E. Olson, and **SEAN P. GERVAIS**, a single person

Lessee(s) of a certain sublease dated the 19th day of April, 1971

Wherein **SHELTER BAY COMPANY**, a Washington corporation, appears as Lessor, recorded on the 5th day of May, 1971 in accordance with Short Form Sublease No. 641 (Master Lease No. 5086, Contract No. 14-20-0510-303) in records of Skagit County, Auditor's Filing No. 752203, Volume 64, Pages 211-212, 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

REGINA G. OLSON, both individually and as Personal Representative for the Estate of Wayne E. Olson, and **SEAN P. GERVAIS**, a single person

Assignor(s), whose address is: Regina G. Olson: 12301 Maple Crest Drive, Burlington, WA 98233
Sean P. Gervais: 641 Hoonah Place, La Conner, WA 98257

ASSIGNOR assigned and set over, and by these presents does grant, assign, and set over unto the said **REGINA G. OLSON**, Trustee of The Wayne E. Olson and Regina G. Olson Family Trust, dated July 27, 2015 and **SEAN P. GERVAIS**, a single person

Assignee(s), whose address is: Regina G. Olson: 12301 Maple Crest Drive, Burlington, WA 98233
Sean P. Gervais: 641 Hoonah 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 \$559.00 is due and payable on the 1st day of June 2025.

PRIOR ASSIGNMENT of Sublease from: Guardianship Services of Seattle, Personal Representative for the Estate of Roy Eric Nordine, Jr., to Wayne E. Olson, Regina G. Olson and Sean P. Gervais, recorded under Skagit County Auditor's File No. 201612160014. Wayne E. Olson, deceased, October 24, 2019, according to State of Washington, Department of Health, Certificate of Death No. 2019-047034; to Regina G. Olson, Trustee of The Wayne E. Olson and Regina G. Olson Family Trust, dated July 27, 2015, as rightful heir to the real property described below, according to AFFIDAVIT - LACK OF PROBATE, recorded under Skagit County Auditor's File No. 202012180070.

THE REAL ESTATE described in said lease is as follows:

Lot #641, "SURVEY OF SHELTER BAY DIV. 4, Tribal and Allotted Lands of Swinomish Indian Reservation," according to the Survey recorded July 8, 1970, in Volume 48 of Official Records, pages 627 through 631, under Auditor's File No. 740962, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

P84638

S3302020364

Geo ID: 5100-004-641-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 3rd day of September, 2024.

Assignor(s):

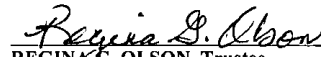
The Estate of Wayne E. Olson


REGINA G. OLSON, P.R.


REGINA G. OLSON


SEAN P. GERVAIS

Assignee(s):The Wayne E. Olson and Regina G. Olson
Family Trust, dated July 27, 2015


REGINA G. OLSON, Trustee


SEAN P. GERVAIS

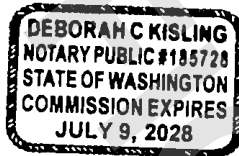
STATE OF Washington)
) SS.
COUNTY OF Whatcom)

On this 3rd day of September, 2024 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

REGINA G. OLSON

I CERTIFY that I know or have satisfactory evidence **Regina G. Olson** is the person who appeared before me, and said person acknowledged that they signed this instrument, on oath stated they are authorized to execute the instrument and is the **Personal Representative of the Estate of Wayne E. Olson**, 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.



Deborah C. Kislung
Notary Public in and for the State of Washington
Residing at Bellingham, WA
My Commission Expires 07-09-28

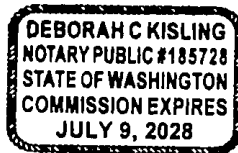
STATE OF Washington)
) SS.
COUNTY OF Whatcom)

On this 3rd day of September, 2024 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

REGINA G. OLSON

I CERTIFY that I know or have satisfactory evidence that **Regina G. Olson** is the person who appeared before me, and said person acknowledged she signed this instrument, on oath stated they are authorized to execute the instrument, and is **Trustee of The Wayne E. Olson and Regina G. Olson Family Trust, dated July 27, 2015**, to be the free and voluntary act of such party for the uses and purposes mentioned in this instrument.

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



Deborah C. Kislung
Notary Public in and for the State of Washington
Residing at: Bellingham, WA
My Commission Expires: 07-09-24

STATE OF Washington)
) SS.
COUNTY OF Whatcom)

On this 3rd day of September, 2024 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

SEAN P. GERVAIS

to me known to be the individual(s) 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.



Deborah C. Kislung
Notary Public in and for the State of Washington
Residing at: Bellingham, WA
My Commission Expires: 07-09-24

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: 9/3/24**SHELTER BAY COMPANY**William R. Palmer, Manager