



202501090050

01/09/2025 03:04 PM Pages: 1 of 10 Fees: \$312.50  
Skagit County Auditor

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2024 0287  
APR 17 2024

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

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

213709-LT

**SHELTER BAY  
ASSIGNMENT OF SUBLEASE**

KNOW ALL MEN BY THESE PRESENTS THAT:

**CYNTHIA MARIE SELL**, a single person; **ALICIA DEAN SELL**, a single person; **ROBERT DEAN SELL**, a married person; **ANGELA LEONA VAUGHN**, a single person; as heirs to the Estate of **Robert D. Sell and Wanda Sell**

Lessee(s) of a certain sublease dated the 18<sup>th</sup> day of July, 1969,  
Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 24<sup>th</sup> day of July, 1969, in accordance with Short Form Sublease No. 234 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 729137, Volume 34, Pages 98-99, 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 **CYNTHIA MARIE SELL**, a single person; **ALICIA DEAN SELL**, a single person; **ROBERT DEAN SELL**, a married person; **ANGELA LEONA VAUGHN**, a single person; as heirs to the Estate of **Robert D. Sell and Wanda Sell**

Assignor(s), whose address is: Cynthia Sell: 9756 Rainier Avenue South, Seattle, WA 98118  
Alicia Sell: 11453 Bayview Edison Road #12B, Mt. Vernon, WA 98273  
Robert Sell: 336 View Ridge Drive, Everett WA 98203  
Angela Vaughn: 22 Marigold Drive, Unit 27, Bellingham, WA 98229

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **CYNTHIA MARIE SELL**, Successor Trustee of the **Wanda Mae Sell Living Trust**, dated March 16, 2024

Assignee(s), whose address is: 9756 Rainier Avenue South, Seattle, WA 98118

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 \$783.00 is due and payable on the 1<sup>st</sup> day of June, 2025.

PRIOR ASSIGNMENT of Sublease from: Lauren C. Loucks and Catherine J. Loucks to Robert D. Sell and Wanda Sell, under Auditor's File No. 9401050088. Robert D. Sell, deceased April 17, 2011, according to State of Washington Department of Health, Certificate of Death, No. 333-11. Wanda Mae Sell, Alicia Dean Sell, Cynthia Marie Sell, Robert Dean Sell, and Angela Leona Vaughn named Heirs at Law per Lack of Probate Affidavit under Auditor's File No. 202404170053. Wanda Mae Sell to Wanda Mae Sell Living Trust, dated March 16, 2024, per Quit Claim Deed, under Auditor's File No. 202404170054. Wanda Mae Sell, deceased June 20, 2024, according to State of Washington Department of Health, Certificate of Death, No. 2024-030112.

THE REAL ESTATE described in said lease is as follows:

Lot #234, "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.

Situated in the County of Skagit, State of Washington.

P129088

S3302020002

Geo ID: 5100-002-234-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 7<sup>th</sup> day of January, 2025.

Assignor(s):

  
CYNTHIA MARIE SELL

(SIGNED IN COUNTERPART)

ALICIA DEAN SELL

(SIGNED IN COUNTERPART)

ROBERT DEAN SELL

(SIGNED IN COUNTERPART)

ANGELA LEONA VAUGHN

Assignee(s):

Wanda Mae Sell Living Trust  
dated March 16, 2024

  
CYNTHIA MARIE SELL, Successor Trustee

**Assignor(s):**

(SIGNED IN COUNTERPART)

\_\_\_\_\_  
CYNTHIA MARIE SELL

  
ALICIA DEAN SELL

(SIGNED IN COUNTERPART)

\_\_\_\_\_  
ROBERT DEAN SELL

(SIGNED IN COUNTERPART)

\_\_\_\_\_  
ANGELA LEONA VAUGHN

**Assignee(s):**

Wanda Mae Sell Living Trust  
dated March 16, 2024

(SIGNED IN COUNTERPART)

\_\_\_\_\_  
CYNTHIA MARIE SELL, Successor Trustee

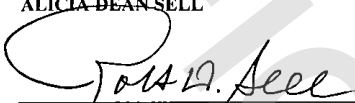
Assignor(s):

(SIGNED IN COUNTERPART)

CYNTHIA MARIE SELL

(SIGNED IN COUNTERPART)

ALICIA DEAN SELL

  
ROBERT DEAN SELL

(SIGNED IN COUNTERPART)

ANGELA LEONA VAUGHN

Assignee(s):

Wanda Mae Sell Living Trust  
dated March 16, 2024

(SIGNED IN COUNTERPART)

CYNTHIA MARIE SELL, Successor Trustee

Assignor(s):

(SIGNED IN JOINT TENANCY)  
CYNTHIA MARIE SELL

(SIGNED IN JOINT TENANCY)  
ALICIA DEAN SELL

(SIGNED IN JOINT TENANCY)  
ROBERT DEAN SELL

  
ANGELA LEONA VAUGHN

Assignee(s):

Wanda Mae Sell Living Trust  
dated March 16, 2024

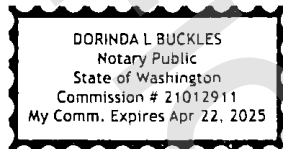
(SIGNED IN JOINT TENANCY)  
CYNTHIA MARIE SELL, Successor Trustee

STATE OF Washington )  
 ) SS.  
COUNTY OF King )

On this 7 day of January, 2025 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared  
**CYNTHIA MARIE SELL**

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.



Dorinda L. Buckles  
Notary Public in and for the State of WA

Residing at King Co  
My Commission Expires 4.22.25

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025 before me, the undersigned, a Notary Public in and for the State of \_\_\_\_\_, duly commissioned and sworn, personally appeared  
**ALICIA DEAN SELL**

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.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_

Residing at \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025 before me, the undersigned, a Notary Public in and for the State of \_\_\_\_\_, duly commissioned and sworn, personally appeared  
**ROBERT DEAN SELL**

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.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_

Residing at \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025 before me, the undersigned, a Notary Public in and  
for the State of \_\_\_\_\_, duly commissioned and sworn, personally appeared  
**CYNTHIA MARIE SELL**

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.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_

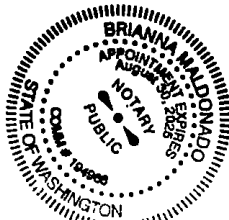
Residing at \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

STATE OF WA )  
 ) SS.  
COUNTY OF Skagit )

On this 7 day of January, 2025 before me, the undersigned, a Notary Public in and  
for the State of WA, duly commissioned and sworn, personally appeared  
**ALICIA DEAN SELL**

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.



Brianna Maldonado  
Notary Public in and for the State of WA

Residing at Anacortes WA  
My Commission Expires 08/30/2025

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025 before me, the undersigned, a Notary Public in and  
for the State of \_\_\_\_\_, duly commissioned and sworn, personally appeared  
**ROBERT DEAN SELL**

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.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_

Residing at \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025 before me, the undersigned, a Notary Public in and for the State of \_\_\_\_\_, duly commissioned and sworn, personally appeared  
**CYNTHIA MARIE SELL**

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.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_

Residing at \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025 before me, the undersigned, a Notary Public in and for the State of \_\_\_\_\_, duly commissioned and sworn, personally appeared  
**ALICIA DEAN SELL**

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.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_

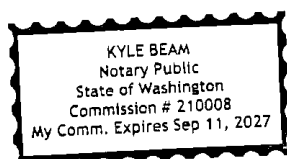
Residing at \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

STATE OF WA )  
 ) SS.  
COUNTY OF Snohomish )

On this 7 day of January, 2025 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared  
**ROBERT DEAN SELL**

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.



K. Beam  
Notary Public in and for the State of WA  
Residing at 5 Kasit  
My Commission Expires 9-11-27

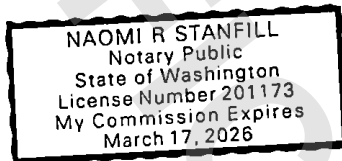


STATE OF Washington )  
 ) SS.  
COUNTY OF Skagit )

On this 1 day of January, 2025 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared  
**ANGELA LEONA VAUGHN**

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.



Naomi R. Stanfill  
Notary Public in and for the State of WA  
Residing at Sedro Woolley, WA  
My Commission Expires 03-17-26

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025 before me, the undersigned, a Notary Public in and for the State of \_\_\_\_\_, duly commissioned and sworn, personally appeared  
**CYNTHIA MARIE SELL**

I CERTIFY that I know or have satisfactory evidence that **Cynthia Marie Sell** is the person(s) who appeared before me, and said person(s) acknowledged they signed this instrument, on oath stated they are authorized to execute the instrument, and is a **Successor Trustee of the Wanda Mae Sell Living Trust, dated March 16, 2024**, 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 this certificate above written.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_

Residing at \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

### 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: 1/9/25



SHELTER BAY COMPANY

William R. Palmer  
William R. Palmer, Manager

STATE OF \_\_\_\_\_ )  
 ) SS.  
COUNTY OF \_\_\_\_\_ )

On this \_\_\_\_\_ day of \_\_\_\_\_, 2025 before me, the undersigned, a Notary Public in and for the State of \_\_\_\_\_, duly commissioned and sworn, personally appeared

**ANGELA LEONA VAUGHN**

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.

\_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_

Residing at \_\_\_\_\_  
My Commission Expires \_\_\_\_\_

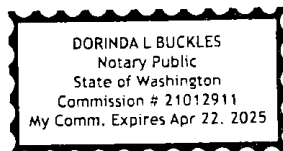
STATE OF Washington )  
 ) SS.  
COUNTY OF King )

On this 7 day of January, 2025 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

**CYNTHIA MARIE SELL**

I CERTIFY that I know or have satisfactory evidence that **Cynthia Marie Sell** is the person(s) who appeared before me, and said person(s) acknowledged they signed this instrument, on oath stated they are authorized to execute the instrument, and is a **Successor Trustee of the Wanda Mae Sell Living Trust, dated March 16, 2024**, 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 this certificate above written.



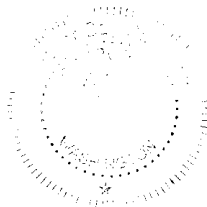
Dorinda L. Buckles  
Notary Public in and for the State of WA

Residing at King Co  
My Commission Expires 4.22.25

### 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: 1/9/25



**SHELTER BAY COMPANY**

William R. Palmer  
William R. Palmer, Manager