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02/24/2025 03:32 PM Pages: 1 of 2 Fees: \$304.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2025 0495
FEB 24 2025

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

Amount Paid \$-0-
Skagit Co. Treasurer
By LT Deputy

SHELTER BAY ASSIGNMENT OF SUBLEASE

KNOW ALL MEN BY THESE PRESENTS THAT:

RANDALL KEITH ZACK and JAN KATHLEEN ZACK, a married couple

Lessee(s) of a certain sublease dated the 9th day of August, 1975

Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 19th day of November, 1975 in accordance with Short Form Sublease No. 126 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 826351, Volume 201, Pages 438-439, 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 **RANDALL KEITH ZACK and JAN KATHLEEN ZACK, a married couple**

Assignor(s), whose address is: 126 Lummi Circle, La Conner, WA 98257

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **RANDALL KEITH ZACK and JAN KATHLEEN ZACK, Trustees, or their successors in interest, of the Randall and Jan Zack Living Trust dated December 13, 2024, and any amendments thereto**

Assignee(s), whose address is: 126 Lummi Circle, 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 \$1,453.00 is due and payable on the 1st day of June, 2025.**

PRIOR ASSIGNMENT of Sublease from: Russell R. Roberts, deceased, September 5, 2018, according to State of Washington Department of Health Certificate of Death Number 2018-039056. Margaret L. Roberts authorized to administer the estate of Russell R. Roberts according to Superior Court of the State of Washington for Skagit County, Letters Administration No. 19-4-00037-29. Margaret L. Roberts, deceased, August 02, 2022, according to State of Washington Department of Health Certificate of Death No. 2022-040627. Wendy L. Hennig according to Superior Court of the State of Washington for Skagit County, Letters Administration No. 22-4-00417-29. Estate of Margaret L. Roberts to Randall Keith Zack and Jan Kathleen Zack, under Auditor's File No. 202305180082.

THE REAL ESTATE described in said lease is as follows:

Lot #126, "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.

Together with the following described parcel:

Beginning at the southwest corner of Lot 126; thence South 81°00'00" West to the line of mean high tide; thence northerly and northeasterly along the line of mean high tide to the intersection with a line projected North 57°53'15" West from the northernmost corner of Lot 126; thence South 57°53'15" East to the northernmost corner of Lot 126; thence South 49°00'00" West a distance of 60.00 feet; thence South 90°0'00" East a distance of 60.00 feet to the point of beginning.

Subject to easement of record.

Situated in the County of Skagit, State of Washington.

P128995

S3302010017

Geo ID: 5100-002-126-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 21st day of January, 2025.

Assignor(s):


 RANDALL KEITH ZACK


 JAN KATHLEEN ZACK

Assignee(s):

Randall and Jan Zack Living Trust
 Dated December 13, 2024


 RANDALL KEITH ZACK, Trustee

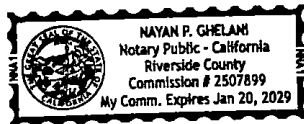

 JAN KATHLEEN ZACK, Trustee

STATE OF CALIFORNIA
) SS.
 COUNTY OF RIVERSIDE

On this 27 day of JAN, 2025 before me, the undersigned, a Notary Public in and for the State of CALIFORNIA, duly commissioned and sworn, personally appeared **RANDALL KEITH ZACK and JAN KATHLEEN ZACK**

I CERTIFY that I know or have satisfactory evidence **Randall Keith Zack and Jan Kathleen Zack** are the persons who appeared before me, and said persons acknowledged that they signed this instrument, on oath stated they are authorized to execute the instrument and are the Trustees of the **Randall and Jan Zack Living Trust** dated December 13, 2024, and any amendments thereto 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.




 Notary Public in and for the State of CALIFORNIA

Residing at LA QUINTA CA
 My Commission Expires 01-20-2029

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: 2/10/25



SHELTER BAY COMPANY


 William R. Palmer, Manager