



200701290240

Skagit County Auditor

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After Recording Return To:

PORT OF SKAGIT COUNTY
P.O. BOX 348
BURLINGTON, WA 98233

ASSIGNMENT OF LEASE AND CONSENT THERETO

DATED THIS 26th DAY OF January 2007

Reference number(s) of document(s) assigned or released: 200204190119 200206040077

Assessor's Parcel/Tax ID Number: 4803-000-002-0000/P119540; 4803-000-003-0000/P119541; 4803-000-004-0000/P119542; 4803-000-005-0000/P119543

A. RECITALS

WHEREAS, the PORT OF SKAGIT COUNTY, a Washington municipal corporation, ("Lessor"), and DEAN HOLT CONSTRUCTION, LLC., a Washington limited liability company entered into a lease dated October 1, 2001 for the real property legally described as Lots 2, 3, 4 & 5 of the Phase II Binding, Division I Site Plan dated October 16, 2001 and as recorded on January 22, 2002, under Auditor's File No. 200201220163 (the "Premises") and recorded under Skagit County Auditor's file number 200204190119, which lease was amended by an "First Amendment to Lease Agreement" dated May 21, 2002 and recorded under Skagit County Auditor's file number 200206040077 and by a "Second Amendment to Lease Agreement" dated February 23, 2006 and March 21, 2006 (collectively, the "Lease"); and

WHEREAS, an estoppel certificate dated May 24, 2004 was requested by Errol Hansen Funding; and

WHEREAS, DEAN HOLT CONSTRUCTION, LLC ("Assignor") has transferred the improvements on the Premises and wishes to assign the Tenant's interest in the Lease to UNIT OWNERS ASSOCIATION OF SKAGIT AIRPORT HANGAR CONDOMINIUM, INC., a Washington not-for-profit corporation ("Assignee"), of which transfer and assignment the Lessor approves;

NOW, THEREFORE, BASED ON THE FORGOING, THE PARTIES NOW ACT AND AGREE AS FOLLOWS:

B. ASSIGNMENT

FOR VALUE RECEIVED: (1) Assignor hereby grants, bargains, sells, assigns, transfers and delivers unto Assignee, Assignor's interest in the Lease; and (2) Assignee hereby agrees to accept assignment of the Lease.

C. CONSENT

Lessor hereby consents to the forgoing Assignment of the Lease, as set forth in section 29 of the Lease entitled "Assignment and Sublease."

D. AFFIRMATION OF SECOND AMENDMENT

An amendment to the Lease entitled "Second Amendment to Lease Agreement" was prepared and executed by Lessor on March 21, 2006. Assignee executed this on February 23. The recitals of this Amendment proclaim that the Lease was assigned to Assignee on September 30, 2002. This Assignment shall not negate or void that Amendment. Lessor hereby warrants that the Second Amendment is a properly ratified undivisible provision of this Lease, its terms confirmed in all respects, and remains in full force and effect. The Second Amendment is incorporated into this Assignment in its entirety by reference.

E. NOTICES

The Assignee hereby agrees that all notices and payments hereunder may be delivered as set forth in section 33 of the Lease entitled "Notices" to the addresses provided below.

<u>To Lessor:</u>	<u>Street Address:</u> Port of Skagit County 15400 Airport Drive Burlington, WA 98233 Phone No.: (360) 757-0011 Fax No.: (360) 757-0014	<u>Mailing Address:</u> Port of Skagit County P. O. Box 348 Burlington, WA 98233
<u>To Assignee:</u>	<u>Street Address:</u> Unit Owners Association of Skagit Airport Hangar Condominium, Inc. c/o Don Burkhart, registered agent 6325 319 th Street Stanwood, WA 98292 Phone No.: (360) 629-6900	<u>Mailing Address:</u> Skagit AHA! P. O. Box 308 Stanwood, WA 98292



The Assignor hereby consents to the assignment of the above referenced Lease, on the conditions hereinbefore set forth.

The Assignee consents to the assignment of the above referenced Lease, on the conditions hereinbefore set forth, and guarantees the performance and fulfillment of the obligations in the Lease.

ASSIGNOR:

ASSIGNEE:

DEAN HOLT CONSTRUCTION, LLC.

UNIT OWNERS ASSOCIATION OF
SKAGIT AIRPORT HANGAR
CONDOMINIUM, INC.

By: [Signature]

By: [Signature]

Its: MEMBER

Its: PRESIDENT

Date: January 19, 2007

Date: 1-19-07

Attest:

Attest:

By: _____

By: _____

Its: _____

Its: _____

Assignment of Lease
SKAGIT COUNTY WASHINGTON
Real Estate Excise Tax

JAN 29 2007

Amount Paid \$ 0
Skagit County Treasurer
By: [Signature] Deputy

ASSIGNMENT OF LEASE WITH CONSENT THERETO

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ASSIGNOR: DEAN HOLT CONSTRUCTION, LLC.

ASSIGNEE: UNIT OWNERS ASSN. OF SKAGIT AIRPORT HANGAR

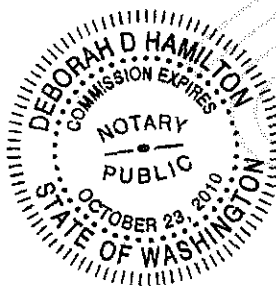


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Skagit County Auditor

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this 19th day of January, 2008 before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared Dean Holt to me known to be president of Dean Holt Construction, LLC the limited liability company that executed the foregoing instrument, and acknowledged the 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 that he is authorized to execute the said instrument.

Witness my hand and official seal hereto affixed the say and year first above written.



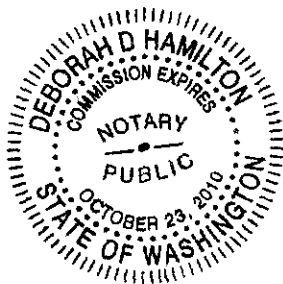
Deborah D. Hamilton
Notary Public in and for the state of
Washington, residing at Burlington
My commission expires: 10/23/10

Printed Name: Deborah D. Hamilton

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

On this 19th day of January, 2008 before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared [redacted] and Ray Sigemore to me known to be the President and [redacted] respectively of Unit Owners Association of Skagit Airport Hangar Condominium, Inc., the corporation that executed the foregoing instrument, and acknowledged the 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 that they/he/she is/are authorized to execute the said instrument,

Witness my hand and official seal hereto affixed the say and year first above written.



Deborah D. Hamilton
Notary Public in and for the state of
Washington, residing at Burlington
My commission expires: 10/24/10

Printed Name: Deborah D. Hamilton

CONSENT TO ASSIGNMENT

ASSIGNMENT OF LEASE WITH CONSENT THERETO
ASSIGNOR: DEAN HOLT CONSTRUCTION, LLC.
ASSIGNEE: UNIT OWNERS ASSN. OF SKAGIT AIRPORT H



200701290240
Skagit County Auditor

The Lessor hereby consents to the assignment of the above-referenced Lease, on the conditions hereinbefore set forth.

PORT OF SKAGIT COUNTY

Kevin Ware
Glenn Allen, Jr., Commission President
Kevin Ware,

Glenn Allen Jr
Jerry Kaufman, Commission Secretary
Glenn Allen, Jr.

1-26-07
Date

1-26-07
Date

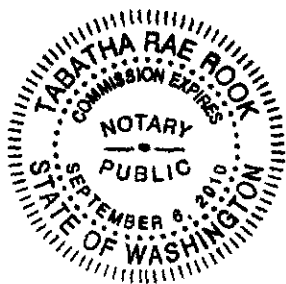
STATE OF WASHINGTON)

) ss.

COUNTY OF SKAGIT)

On this 26th day of January 2007 before me, the undersigned, a Notary Public in and for the state of Washington, duly commissioned and sworn, personally appeared Kevin Ware and Glenn Allen Jr. to me known to be the president and secretary, respectively of the Port Commission of the Port of Skagit County, a municipal corporation, the corporation that executed the foregoing instrument, and acknowledged the 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 that they are authorized to execute the said instrument,

Witness my hand and official seal hereto affixed the day and year first above written.



Tabatha Rook
Notary Public in and for the state of
Washington, residing at Mt. Vernon
My commission expires: 09/08/10
Printed Name: Tabatha Rook

ASSIGNMENT OF LEASE WITH CONSENT THERETO
ASSIGNOR: DEAN HOLT CONSTRUCTION, LLC.
ASSIGNEE: UNIT OWNERS ASSN. OF SKAGIT AIRPOR

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