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08/30/2022 02:19 PM Pages: 1 of 2 Fees: \$204.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2022 3575
AUG 30 2022

Amount Paid \$ 6294.60
By Skagit Co. Treasurer
Deputy

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

**SHELTER BAY
ASSIGNMENT OF SUBLEASE**
CHICAGO TITLE
CR0052378

KNOW ALL MEN BY THESE PRESENTS THAT:
JOHN A. BENNETT and JUDITH H. BENNETT, trustees of the John A. Bennett and Judith H. Bennett 2004 Living Trust created March 22, 2004

Lessee(s) of a certain sublease dated the 10th day of July 1975,
Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 9th day of February, 1978, in accordance with Short Form Sublease No. 740 (Master Lease No. 5086, Contract No. 14-20-0510-303) in records of Skagit County, Auditor's Filing No. 873523, Volume 304, Pages 513-514, 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 **JOHN A. BENNETT and JUDITH H. BENNETT, trustees of the John A. Bennett and Judith H. Bennett 2004 Living Trust created March 22, 2004**

Assignor(s), whose address is: 82 Steele Lane, Eureka, CA 95503

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said **CATHERINE J. TROGDON and PETER W. TROGDON, a married couple**

Assignee(s), whose address is: 94 Moultray Farm Road, Olga, WA 98279

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 \$1,319.50 is due and payable on the 1st day of June, 2023.**

PRIOR ASSIGNMENT of Sublease from: First American Exchange to Judith H. Bennett and John A. Bennett under Auditor's File No. 200311040049. Judith H. Bennett and John A. Bennett to John A. Bennett and Judith H. Bennett 2004 Living Trust created March 22, 2004 via Quit Claim Deed under Auditor's File No. 200512140068.

THE REAL ESTATE described in said lease is as follows: Lot 740, "MAP OF SURVEY OF SHELTER BAY DIVISION NO. 4, Tribal and Allotted Lands of Swinomish Indian Reservations," according to the Survey recorded July 8, 1970, in Volume 48 of Official Records, pages 627-631, under Auditor's File No. 740962, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.

P129430 S3302020221 Geo ID: 5100-004-740-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 25 day of August, 2022.

Assignor(s):
Bennett 2004 Living Trust

JOHN A. BENNETT, trustee

JUDITH H. BENNETT, trustee

Assignee(s):

CATHERINE J. TROGDON

PETER W. TROGDON

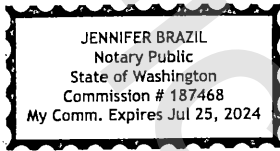
STATE OF Washington)
COUNTY OF Skagit) SS.

On this 25 day of August, 2022 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

JOHN A. BENNETT and JUDITH H. BENNETT

I CERTIFY that I know or have satisfactory evidence that **John A. Bennett and Judith H. Bennett** are 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 the **Trustees of the John A. Bennett and Judith H. Bennett 2004 Living Trust**, 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.



Jennifer Brazil
Notary Public in and for the State of
Washington
Residing at Skagit County
My Commission Expires 7-25-2024

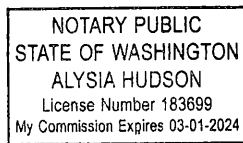
STATE OF washington)
COUNTY OF Skagit) SS.

On this 29 day of August, 2022 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

CATHERINE J. TROGDON and PETER W. TROGDON

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.



Alysia Hudson
Notary Public in and for the State of
Washington
Residing at Arington
My Commission Expires 03/01/2024

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: 8-29-22



SHELTER BAY COMPANY

Rick T. Tanner
Rick T. Tanner, General Manager