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08/08/2024 01:34 PM Pages: 1 of 6 Fees: \$308.50
Skagit County Auditor

SKAGIT COUNTY WASHINGTON
REAL ESTATE EXCISE TAX

2024 1700
AUG 08 2024

Amount Paid \$ 4441.80
Skagit Co. Treasurer
By Deputy
4

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

SHELTER BAY
ASSIGNMENT OF SUBLEASE

CHICAGO TITLE
CA-005637

KNOW ALL MEN BY THESE PRESENTS THAT:

MARGARET L. HANSON, an unmarried person and BRIT L. KRAMER and LAURA J. MORGAN, Executors of the Estate of M. James Hanson

Lessee(s) of a certain sublease dated the 15th day of July, 1969, Wherein SHELTER BAY COMPANY, a Washington corporation, appears as Lessor, recorded on the 24th day of July, 1969, in accordance with Short Form Sublease No. 97 (Master Lease No. 5020, Contract No. 14-20-0500-2949) in records of Skagit County, Auditor's Filing No. 729138, Volume 34, Pages 100-101, 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 MARGARET L. HANSON, an unmarried person and BRIT L. KRAMER and LAURA J. MORGAN, Executors of the Estate of M. James Hanson

Assignor(s), whose address is: 6717 35th Avenue NW, Seattle, WA 98117

ASSIGNOR assigned and set over, and by these presents does grant, assign and set over unto the said ROSS L. MAYBERRY, Trustee of the Ross Mayberry Revocable Living Trust, dated July 27, 2022 and any amendments thereto

Assignee(s), whose address is: 97 Samish 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 \$1,453.00 is due and payable on the 1st day of June, 2025.

PRIOR ASSIGNMENT of Sublease from: Marilyn Adele Reeves to M. James Hanson and Margaret L. Hanson under Auditor's File No. 9401240102. Merlin James Hanson, deceased, August 23, 2023, according to State of Washington Department of Health, Certificate of Death, No. 2023-041175. Brit L. Kramer and Laura J. Morgan named executors per Letter Testamentary, Superior Court of the State of Washington for King County, No. 23-4-06785-9 SEA, Filed on October 11, 2023.

P128973

THE REAL ESTATE described in said lease is as follows:

Lot #97, "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; Except that portion described as follows:

Beginning at the most Easterly corner of said tract; thence South 83°30'00" West along the Southerly line of said tract, 19.51 feet; thence North 42°48'01" West, 98.20 feet; thence North 22°03'35" West to an intersection with the Northeasterly line of said tract; thence Southeasterly along said line to the most Easterly corner of said tract.

Together with that portion of Lot #98, "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, described as follows:

Commencing at the Northeasterly corner of said tract; thence South 74°30'00" West along the Northerly line of said tract, 101.37 feet to the true point of beginning; thence South 22°03'35" East to an intersection with the Westerly line of said tract; thence Northwesterly along said line to the Northwesterly corner of the said tract; thence along the Northerly line of said lot to the point of beginning.

Situate in the County of Skagit, State of Washington.

P128973

S3402360069

Geo ID: 5100-002-097-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 5th day of

August, 2024.

Assignor(s):

(SIGNED IN COUNTERPART)

BRIT L. KRAMER, Executor
of the Estate of M. James Hanson

(SIGNED IN COUNTERPART)

LAURA J. MORGAN, Executor
of the Estate of M. James Hanson

(SIGNED IN COUNTERPART)

BRIT L. KRAMER, Power of Attorney
for Margaret Louise Hanson

(SIGNED IN COUNTERPART)

LAURA J. MORGAN, Power of Attorney
for Margaret Louise Hanson

Assignee(s):

ROSS L. MAYBERRY, Trustee

STATE OF _____)
COUNTY OF _____) SS.

On this _____ day of _____, 2024 before me, the undersigned, a Notary Public in and for the State of _____, duly commissioned and sworn, personally appeared
LAURA J. MORGAN

I CERTIFY that I know or have satisfactory evidence **Laura J. Morgan** 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 has the **Power of Attorney for Margaret Louise Hanson**, 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.

Notary Public in and for the State of _____

Residing at _____
My Commission Expires _____

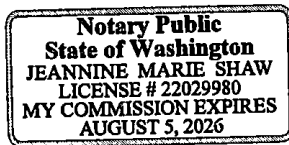
STATE OF Washington)
COUNTY OF Snohomish) SS.

On this 5th day of August, 2024 before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

ROSS L. MAYBERRY

I CERTIFY that I know or have satisfactory evidence that **Ross L. Mayberry** 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 **Trustee of the Ross Mayberry Revocable Living Trust, dated July 27, 2022**, 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.

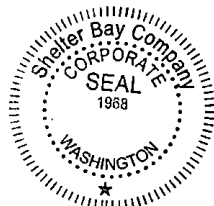


John
Notary Public in and for the State of Washington
Residing at Seattle, WA
My Commission Expires 08/05/26

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: 8/7/24



SHELTER BAY COMPANY

WRP
William R. Palmer, Manager

Situate in the County of Skagit, State of Washington.

P128973

S3402360069

Geo ID: 5100-002-097-0000

IN WITNESS WHEREOF the parties have hereto signed this instrument this 5th day of August, 2024.

Assignor(s):

Assignee(s):

Brit Kramer - Executor

BRIT L. KRAMER, Executor
of the Estate of M. James Hanson

(SIGNED IN COUNTERPART)
ROSS L. MAYBERRY, Trustee

Laura J Morgan executor

LAURA J. MORGAN, Executor
of the Estate of M. James Hanson

Brit Kramer POA Margaret L. Hanson

BRIT L. KRAMER, Power of Attorney
for Margaret Louise Hanson

Laura J Morgan POA Margaret L. Hanson

LAURA J. MORGAN, Power of Attorney
for Margaret Louise Hanson

STATE OF WA)
COUNTY OF SKAGIT) SS.

On this 5th day of AUG, 2024 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

BRIT L. KRAMER

I CERTIFY that I know or have satisfactory evidence **BRIT L. KRAMER** 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 **Executor of the Estate of M. James Hanson**, 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.



Judith A. Williams
Notary Public in and for the State of WA

Residing at STANWOOD
My Commission Expires 10/29/26

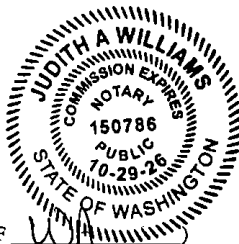
STATE OF WA)
COUNTY OF SKAGIT) SS.

On this 5th day of AUG, 2024 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

LAURA J. MORGAN

I CERTIFY that I know or have satisfactory evidence **Laura J. Morgan** 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 **Executor of the Estate of M. James Hanson**, 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.



Judith A. Williams
Notary Public in and for the State of WA

Residing at STANWOOD
My Commission Expires 10/29/26

STATE OF WA)
COUNTY OF SKAGIT) SS.

On this 5th day of AUG, 2024 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

BRIT L. KRAMER

I CERTIFY that I know or have satisfactory evidence **Brit L. Kramer** 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 has the **Power of Attorney for Margaret Louise Hanson**, 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.



Judith A. Williams
Notary Public in and for the State of WA

Residing at STANWOOD
My Commission Expires 10/29/26

STATE OF WA)
COUNTY OF SKAGIT) SS.

On this 5th day of AUG, 2024 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

LAURA J. MORGAN

I CERTIFY that I know or have satisfactory evidence **Laura J. Morgan** 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 has the **Power of Attorney for Margaret Louise Hanson**, 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.



Judith A. Williams
Notary Public in and for the State of WA

Residing at STANWOOD
My Commission Expires 10/29/26

STATE OF WA)
COUNTY OF SKAGIT) SS.

On this 5th day of AUG, 2024 before me, the undersigned, a Notary Public in and for the State of WA, duly commissioned and sworn, personally appeared

ROSS L. MAYBERRY

I CERTIFY that I know or have satisfactory evidence that **Ross L. Mayberry** 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 **Trustee of the Ross Mayberry Revocable Living Trust, dated July 27, 2022**, 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.



Judith A. Williams
Notary Public in and for the State of WA

Residing at STANWOOD
My Commission Expires 10/29/26

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: 8/7/24



SHELTER BAY COMPANY

William R. Palmer
William R. Palmer, Manager