

After recording return to:
Kathie Otte
Coleman Oil Company, LLC
PO Box 1308
Lewiston, ID 83501

CHICAGO TITLE COMPANY
620043243

Document Title: Assignment of Deed of Trust
Assignor: Supermart, LLC
Assignee: Burlington Big Mini Mart, LLC
Abbreviated Legal Description: Ptn of Tract 50, "Plat of the Burlington Acreage Property"
Assessor's Tax/Parcel Number: P62649 (3867-000-050-0609)

ASSIGNMENT OF DEED OF TRUST

KNOW ALL MEN BY THESE PRESENTS, as per the certain Assignment and Assumption Agreement (Retail Facility Development, Fuel Supply and Incentive Agreement) by and between Burlington Supermart Inc., a Washington corporation and Burlington Big Mini Mart, LLC, a Washington limited liability company, effective upon the closing of the Purchase/Sale of the retail location known as "Burlington Shell" and situated on that certain real property as more fully described per Exhibit A, Skagit County, Washington attached hereto, closing dated anticipated to be on or about March 31, 2021, Supermart LLC hereinafter "ASSIGNOR", for valuable consideration, the receipt of which is hereby acknowledged, does hereby sell, assign, transfer and set over unto Burlington Big Mini Mart, LLC hereinafter "ASSIGNEE", all obligations, right, title and interest in and to the following-described Deed of Trust: that certain Deed of Trust dated March 10, 2020, wherein Supermart LLC, is GRANTOR, Coleman Oil Company, LLC is BENEFICIARY, Guardian Northwest Title & Escrow Company is TRUSTEE, and which said Deed of Trust was recorded in the office of the Recorder of Skagit County, Washington, on March 27, 2020, as Instrument Number 202003270061, by the terms of which the said GRANTOR granted, bargained, sold and conveyed to the said TRUSTEE upon the terms and conditions contained therein, that certain real property situate

in Skagit County, State of Washington, more particularly described on Exhibit "A", said Deed of Trust was given to secure performance of the terms, conditions, and obligations of Burlington Supermart Inc. as a party to that certain Retail Facility Development, Fuel Supply and Incentive Agreement hereinabove described.

TO HAVE AND TO HOLD, the same unto the said ASSIGNOR, it's heirs, successors and assigns, does hereby make, constitute and appoint the said ASSIGNEE as its true and lawful attorney, irrevocable, and in its name or otherwise, but at ASSIGNEE'S own expense, to assume all obligations, terms, and conditions as Grantor of the Deed of Trust assigned herein to ASSIGNEE by ASSIGNOR and which secures the obligations thereof under the Retail Facility Development, Fuel Supply and Incentive Agreement, which said Deed of Trust was given to secure in a case of nonpayment or nonperformance, to discharge the same as fully as the said ASSIGNOR might or could do if these presents had not been executed.

The ASSIGNOR and Burlington Supermart Inc. and BENEFICIARY, do hereby covenant and warrant that the said Deed of Trust and Retail Facility Development, Fuel Supply and Incentive Agreement are not delinquent or in default in any respect and that no proceedings have been instituted to foreclose said Deed of Trust or execute the power of said sale granted therein and does further covenant and agree that the all sums due and other obligations were current under the terms of said Retail Facility Development, Fuel Supply and Incentive Agreement and Deed of Trust as of March 31, 2021.

IN WITNESS WHEREOF, the undersigned has caused these presents to be executed
by its duly authorized officers and its corporate seal to be hereunto affixed.

ASSIGNOR: Burlington Supermart Inc.

By: Karamjeet Kaur
Karamjeet Kaur, President

ASSIGNEE: Burlington Big Mini Mart, LLC

By: HARVINDER SINGH
Harvinder Singh, Manager/Member

ASSIGNOR: Supermart, LLC

By: Karamjeet Kaur
Karamjeet Kaur, Member

BENEFICIARY: Coleman Oil Company, LLC

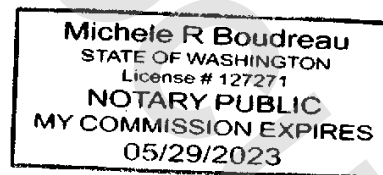
By: Robert S. Coleman, Jr.
Robert S. Coleman, Jr., General Manager

Corporation Notary Acknowledgement

State of Washington
County of Whatcom : ss.

On this 8th day of April, in the year 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared Karamjeet Kaur, known to me to be the President of Burlington Supermart, Inc., the corporation that executed the instrument or the person who executed the instrument on behalf of said corporation, and acknowledged to me that such corporation executed the same. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on the day and year in this certificate first above written.

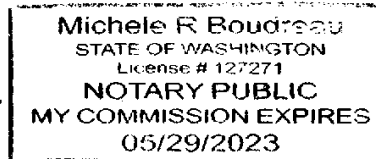
Michele R Boudreau
Notary Public in and for the State of WA
Residing at: Bellingham
My Commission Expires: May 29, 2023



Limited Liability Notary AcknowledgementState of WashingtonCounty of Whatcom^{ss.}

On this 8th day of April, 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared Karamjeet Kaur., known to me to be the Manager/Member of Supermart, LLC, the LLC that executed the instrument or the person who executed the instrument on behalf of said LLC, and acknowledged to me that such LLC executed the same. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on the day and year in this certificate first above written.

Michele R Boudreau
 Notary Public in and for the State of WA
 Residing at: Bellingham
 My Commission Expires: May 29, 2023

**Limited Liability Notary Acknowledgement**

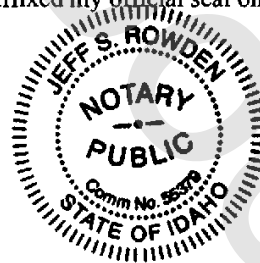
State of Idaho)

: ss.

County of Nez Perce)

On this 29 day of March, 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared Robert S. Coleman, Jr., known to me to be the Manager, of Coleman Oil Company, LLC, the LLC that executed the instrument or the person who executed the instrument on behalf of said LLC, and acknowledged to me that such LLC executed the same. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on the day and year in this certificate first above written.

Jeff A. Rowden
 Notary Public in and for the State of Idaho
 Residing at: Lewiston, Idaho
 My Commission Expires: 11/10/2021

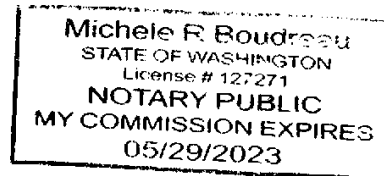


Limited Liability Notary Acknowledgement

State of Washington
 County of Whatcom^{SS.}

On this 8th day of April, 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared Harvinder Singh., known to me to be the Manager/Member of Burlington Big Mini Mart, LLC, the LLC that executed the instrument or the person who executed the instrument on behalf of said LLC, and acknowledged to me that such LLC executed the same. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal on the day and year in this certificate first above written.

Michele R Boudreau
 Notary Public in and for the State of WA
 Residing at: Bellingham
 My Commission Expires: May 29, 2023

**EXHIBIT A – Legal Description**

The Land referred to herein below is situated in the County of Skagit, State of Washington, and is described as follows:

THAT PORTION OF TRACT 50, "PLAT OF THE BURLINGTON ACREAGE PROPERTY," AS PER PLAT RECORDED IN VOLUME I OF PLATS, PAGE 49, RECORDS OF SKAGIT COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF SAID TRACT 50 WHICH IS 165 FEET NORTHERLY FROM THE SOUTHEAST CORNER THEREOF (AS MEASURED ALONG SAID EAST LINE); THENCE NORTH 87°59'04" WEST PARALLEL WITH THE SOUTH LINE OF SAID TRACT A DISTANCE OF 120.00 FEET;
 THENCE SOUTH 2°15'33" WEST PARALLEL WITH THE EAST LINE OF SAID TRACT A DISTANCE OF 25.00 FEET; THENCE NORTH 87°59'04" WEST 40.00 FEET;
 THENCE SOUTH 2°15'33" WEST 140.00 FEET TO THE SOUTH LINE OF SAID TRACT; THENCE SOUTH 87°59'04" EAST ALONG SAID SOUTH LINE A DISTANCE OF 137.74 FEET TO A POINT 30 FEET NORTHERLY FROM (WHEN MEASURED AT RIGHT ANGLES TO) HIGHWAY ENGINEER'S STATION SR20 65+69, AS SHOWN ON THAT MAP OF DEFINITE LOCATION RECORDED IN VOLUME A OF HIGHWAY PLATS, PAGE 181, RECORDS OF SAID COUNTY; THENCE NORTH 54°44'05" EAST A DISTANCE OF 28.06 FEET TO A POINT ON THE EAST LINE OF SAID TRACT 50 WHICH IS 47 FEET NORTHERLY FROM ENGINEER'S STATION SR20 65+91.13;
 THENCE NORTH 2°15'33" EAST ALONG SAID EAST LINE OF TRACT 50 A DISTANCE OF 148.00 FEET TO THE POINT OF BEGINNING.

EXCEPT THAT PORTION THEREOF, IF ANY, CONVEYED TO THE CITY OF BURLINGTON BY DEED RECORDED AUGUST 25, 1986 AS SKAGIT COUNTY AUDITOR'S FILE NO. 8608250013.