

After recording, please return to:  
Advanced Investment Corp.  
29100 SW Town Center Loop W Suite 230  
Wilsonville, OR 97070

Land Title  
02-184724-OE

**ASSIGNMENT OF DEED OF TRUST --4036L**

THIS ASSIGNMENT OF DEED OF TRUST, made April 30, 2021, is between:

**Advanced Investment Corp.**, an Oregon corporation, as ASSIGNOR,  
whose address is: c/o AIC, 29100 SW Town Center Loop W Suite 230, Wilsonville, OR 97070, and

**CLS Investments, LLC**, an Oregon limited liability company, as ASSIGNEE,  
whose address is: c/o AIC, 29100 SW Town Center Loop W Suite 230, Wilsonville, OR 97070

Assignor is the Beneficiary under that certain Trust Deed, dated April 29, 2021, in which **Progressive Design Builders, Inc.** an Oregon corporation, whose address is PO Box 727 Albany, OR 97321-0246, is Grantor, **David P. Smith**, whose address is 1754 Willamette Falls Drive, West Linn, OR 97068, is Trustee, and Assignor herein is Beneficiary. Said Trust Deed has been recorded in Skagit County, Washington, as Recording/Instrument/Document No. **202104300075**, on **April 30, 2021**. The complete legal description for the real property secured by said Trust Deed is attached hereto and is incorporated herein in Exhibit "A."

Abbreviated Legal: Lot 1, Smith 4 Lot Short Plat No. ANA 06-006, AF #201611090104 (Ptn Lots 1 & 2, Harbor View Estates);

Street Address: 1505 Harbor View Court Anacortes, WA 98221;

Tax Account Number(s): P105260

**Witnesseth:**

Assignor hereby grants, assigns, transfers and sets over to Assignee, Assignee's heirs, personal representatives, successors and assigns, all of the beneficial interest in and under the Trust Deed, together with the notes, moneys and obligations, therein described or referred to, with the interest thereon and all rights and benefits whatsoever accrued or to accrue under the Trust Deed.

The undersigned Assignor hereby covenants to and with the Assignee that the undersigned is the Beneficiary or the Beneficiary's successor in interest under the Trust Deed and is the owner and holder of the beneficial interest therein and has the right to sell, transfer and assign the same, and the note or other obligation secured thereby. There is now unpaid on the obligations secured by the Trust Deed the sum of one hundred thousand and no/100 dollars (\$100,000.00) with interest thereon at the rate of twelve percent (12%) per annum from April 30, 2021.

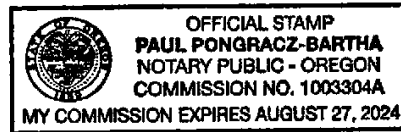
In construing this instrument and whenever the context so requires, the singular includes the plural.

In witness whereof, the undersigned has hereunto executed this document, causing its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do by order of its board of directors.

Advanced Investment Corp.

Austin Walker  
By Austin Walker, President  
Assignor

State of Oregon )  
 ) ss:  
County of Clackamas )



This instrument was acknowledged before me on 4/28/2021, by Austin Walker, President of Advanced Investment Corp., an Oregon corporation.

Paul Pongracz-Bartha  
Notary Public for Oregon  
My Commission expires: 8/27/2024

#### EXHIBIT "A"

Lot 1, Smith 4 Lot Short Plat No. ANA 06-006, approved November 7, 2016, recorded November 9, 2016 under Skagit County Auditor's File No. 201611090104, being a portion of Lots 1 and 2, "HARBOR VIEW ESTATES," as per plat recorded in Volume 15 of Plats, pages 117 and 118, records of Skagit County, Washington.

EXCEPTING THEREFROM that portion of Lot 1, Smith Short Plat recorded under Auditor's File No. 201611090104, described as follows:

BEGINNING in the Southeast corner of said Lot 1;

thence North 88°48'21" West 4.00 feet;

thence North 1°08'16" East, 80.71 feet;

thence North 25°10'41" East, 9.82 feet;

thence South 1°08'16" West, 89.68 feet to the Point of Beginning.

Situate in the City of Anacortes, County of Skagit, State of Washington.