



202304180025

04/18/2023 11:33 AM Pages: 1 of 2 Fees: \$19.00
Skagit County Auditor

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

Land Title and Escrow
200503-CT

ASSIGNMENT OF DEED OF TRUST -- 4312 L

THIS ASSIGNMENT OF DEED OF TRUST, made April 17, 2023 , 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

Chase Development, 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 Sm 17, 2023 , in which **Progressive Design Builders, Inc. an Oregon corporation** , whose address is PO Box 275 Anacortes, WA 98221 , 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. 202304180024, on April 18th 2023. 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 121, Skyline No. 8 ;

Street Address: 4908 Macbeth Drive, Anacortes, WA 98221 ;

Tax Account Number(s): P59781 *13024-000-121-0002*

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.

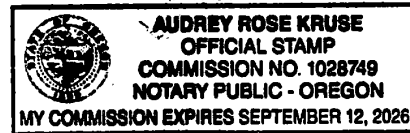
The undersigned Assignor hereby covenants to and with the Assignee that the undersigned is the Beneficiary or the Beneficiary's successor in interest under the Trust Deed and is the owner and holder of the beneficial interest therein and has the right to sell, transfer and assign the same, and the note or other obligation secured thereby. There is now unpaid on the obligations secured by the Trust Deed the sum of seven hundred eighty thousand and no/100 dollars (\$780,000.00) with interest thereon at the rate of twelve percent (12 %) per annum from April 17, 2023 .

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.


By Austin Walker, President
Assignor



State of Oregon)
) ss:
County of Clackamas)

This instrument was acknowledged before me on April 3, 2023 by Austin Walker, President of Advanced Investment Corp., an Oregon corporation.

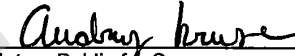

Notary Public for Oregon
My Commission expires: Sep 12, 2026

EXHIBIT "A"

Lot 121, "SKYLINE NO. 8," as per plat recorded in Volume 9 of Plats, pages 72, 73 and 74, records of Skagit County, Washington.

Situate in the County of Skagit, State of Washington.