

FILED FOR RECORD AT THE
REQUEST OF/RETURN TO:

Dawn Tinsley
20391 O'Leary Road
Mount Vernon, WA 98273

ASSIGNMENT OF DEED OF TRUST

Reference No.: 202309270025 (Deed of Trust)

GRANTOR: **DAWN TINSLEY**, formerly known as
DAWN MURPHY, as Personal Representative of the
ESTATE OF DONALD MAGNUSON, Deceased

GRANTEE: **DAWN TINSLEY**, individually

Abbreviated Legal: Ptn. SE ¼ NE ¼ NW ¼ SEC 19-34-4E, W.M.

Additional Legal on page: Exhibit "A"

Assessor's Tax Parcel No.: P26325 / 340419-0-020-0001

FOR VALUE RECEIVED, the undersigned beneficiary, **DAWN TINSLEY**, formerly known as **DAWN MURPHY**, as Personal Representative of the **ESTATE OF DONALD MAGNUSON, Deceased**, under King County Superior Court Cause No. 18-4-00646-2, as Assignor, hereby assigns and transfers to **DAWN TINSLEY**, individually, as Assignee, all beneficial interest under that certain Deed of Trust executed by **PROSPERO BENITO SANTIAGO** and **CRISTINA SANTIAGO LOPEZ**, a married couple, as Grantors, to **LAND TITLE COMPANY OF SKAGIT COUNTY**, a corporation, as Trustee, recorded September 27, 2023, under Auditor's File Number 202309270025, records of Skagit County, Washington, describing land therein as:

As hereto attached in Exhibit "A" and by this reference made a part hereof.

This Assignment of Deed of Trust includes all interest in the Note or Notes therein described or referred to, together with any and all modifications and amendments thereto, all interest on

the money due and to become due thereon, and all rights accrued or to accrue or secured under such Deed of Trust. In the event of any conflict or inconsistency between this assignment and the "Assignment of Promissory Note and Deed of Trust" the terms of the latter shall prevail.

DATED: January 2, 2024.

ASSIGNOR:

**ESTATE OF DONALD W. MAGNUSON,
Deceased**

Dawn Tinsley / Dawn Murphy PR

By: Dawn Tinsley, f/k/a Dawn Murphy

Its: Personal Representative

ASSIGNEE:

Dawn Tinsley
DAWN TINSLEY, individually

(Acknowledgements follow.)

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that **DAWN TINSLEY** is the person who appeared before me, and said person acknowledged that she signed this instrument and acknowledged it to be her free and voluntary act for the uses and purposes mentioned in the instrument.

DATED: January 2, 2024.

NOTARY PUBLIC
STATE OF WASHINGTON
JACOB I. MATSON
Lic. No 139176
My Appointment Expires
OCTOBER 22, 2024



(Signature of Notary)
Jacob I. Matson

(Legibly Print or Type Name of Notary)
My appointment expires: 10/22/2024

STATE OF WASHINGTON)
) ss.
COUNTY OF SKAGIT)

I certify that I know or have satisfactory evidence that **DAWN TINSLEY**, formerly known as **DAWN MURPHY**, is the person who appeared before me, and said person acknowledged that she was authorized to execute the instrument and acknowledged it individually and as the Personal Representative of the **ESTATE OF DONALD W. MAGNUSON, Deceased**, to be her free and voluntary act, for the uses and purposes mentioned in the instrument.

DATED: January 2, 2024.

NOTARY PUBLIC
STATE OF WASHINGTON
JACOB I. MATSON
Lic. No 139176
My Appointment Expires
OCTOBER 22, 2024



(Signature of Notary)
Jacob I. Matson

(Legibly Print or Type Name of Notary)
My appointment expires: 10/22/2024

Exhibit "A"
Legal Description

THAT PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID NORTHEAST QUARTER OF THE NORTHWEST QUARTER;
THENCE WEST 210 FEET ALONG THE SOUTH LINE OF SAID SUBDIVISION;
THENCE NORTH 105 FEET;
THENCE EAST 210 FEET;
THENCE SOUTH 105 FEET TO THE POINT OF BEGINNING.
EXCEPT ROADS.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

EXHIBIT "A"

Case Number: 18-4-00646-2
Date: August 23, 2023
Serial ID: 23-135523-33551792W
Certified By: Catherine Cornwall
King County Clerk, Washington

FILED

2018 JAN 31 AM 9:14

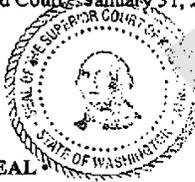
KING COUNTY
SUPERIOR COURT CLERK
SEATTLE, WA

IN THE SUPERIOR COURT FOR THE STATE OF WASHINGTON
COUNTY OF KING

<p>IN RE THE ESTATE OF DONALD WAYNE MAGNUSON DECEASED</p>	<p>NO: 18-4-00646-2 SEA LETTERS TESTAMENTARY (LTRTS)</p>
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The last will of the above named decedent was duly exhibited, proven and filed on January 31, 2018 . It appears in and by said will that: DAWN MURPHY is named Executor(s) and by order of this court is authorized to execute said will according to law.

WITNESS my hand and seal of said Court: January 31, 2018.



BARBARA MINER
King County Superior Court Clerk

By: *[Signature]*, Deputy Clerk
L. PAIT

• NOT OFFICIAL WITHOUT SEAL •

Case Number:	18-4-00646-2
Date:	August 23, 2023
Serial ID:	23-135523-3355517S2W
Certified By:	Catherine Cornwall King County Clerk, Washington

I, CATHERINE CORNWALL, Clerk of the Superior Court of the State of Washington for King County, do hereby certify that this copy is a true and perfect transcript of said original as it appears on file and of record in my office and of the whole thereof. IN TESTIMONY WHEREOF, I have affixed this Seal of said Superior Court at my office at Seattle.



Catherine Cornwall, King County Clerk



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Serial ID: 23-135523-3355517S2W

This document contains 1 page plus this sheet, and is a true and correct copy of the original that is of record in the King County Clerk's Office. The copy associated with Serial ID will be displayed by the Clerk.