

After Recording, please return to:

**Land Title and Escrow Company
111 East George Hopper Road, PO Box 445
Burlington, WA 98233
211809-LT**

Document Title(s): Assumption Agreement
Reference Number(s) of Documents assigned or released: (on page 1 of document(s)) 201303140066
Grantor(s): The Estate of William A. Thompson, Jr.
Additional Names on page of document.
Grantee(s): Frank Martinez Jr. and Maryanne E. Martinez, a married couple
Additional Names on page of document.
Abbreviated Legal Description: Ptn SE NE, 36-36-04 E W.M.
Additional legal is on page of document.
Tax Parcel Number(s): 360436-1-011-0007/P50779

When recorded, return to:
 PenFed Vault at Iron Mountain
 4117 Pinnacle Point Drive
 Suite 100
 Dallas, TX 75211
 2403687453 Assumption of Loan 1210230502

ASSUMPTION AGREEMENT
AGREEMENT CREATING LIABILITY
TO HOLDER AND TO UNITED STATES

Agreement made and entered into by and between the Original Mortgagor(s), or their successors in interest, hereinafter referred to as Seller, and the Assumer(s), hereinafter named and referred to as Buyer, is to WITNESSETH:

For the purposes and pursuant to the provisions of Title 38, U.S.C. 3714, Buyer hereby assumes and agrees to pay the hereinafter described Debt guaranteed or insured under the provisions of the Department of Veterans Affairs Loan Guaranty Program and also assumes and agrees to pay the obligation of the veteran, one (or all) of the Original Mortgagor(s), to indemnify the Department of Veterans Affairs (VA) to the extent of any claim payment arising from the guaranty of insurance of the Debt by the Department of Veterans Affairs under the said provisions of the Department of Veterans Affairs Loan Guaranty Program.

It is mutually agreed as follows:

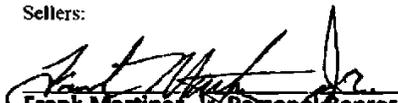
1. That the Debt is evidenced by the *Promissory Note* of the Original Mortgagor(s) dated March 9, 2013 and drawn in favor of a lender named Pentagon Federal Credit Union, a Federal Credit Union, said note, mortgage, or deed of trust and Debt currently being the property of a holder (lender) named Pentagon Federal Credit Union.

1. That the Debt is secured by Mortgage of even date with said note, recorded on March 14, 2013 Auditor's File No:201303140066, Skagit County, State of Washington
2. That the monetary facts about the Debt are in part as follows:

Original Principal Amount of \$167,300.00
 Current unpaid principal balance \$122,397.00
 Annual interest rate on unpaid principal balance 3.125%

3. That the real estate and improvements which are encumbered as security for the Debt are the subject of a conveyance from the Seller to the Buyer and this assumption agreement is part and parcel of the consideration for said conveyance.
4. That this agreement shall inure to the benefit of the lender, any and all subsequent holders and the Department of Veterans Affairs.
 That this agreement constitutes an application by the Seller and the Buyer to the Department of Veterans Affairs to release the Seller from any and all liability arising out of any claim payment made on account of the Department of Veterans Affairs contract of guaranty or insurance, whether the liability is by subrogation, indemnification, or both, and to substitute the said Buyer as being liability in the place and stead of the Seller, The estate of Vivian L. Thompson, deceased and William A Thompson Jr. deceased

Sellers:

 5/10/2024
 Frank Martinez, Jr. Personal Representative of the estate of Vivian L. Thompson, deceased and William A Thompson Jr. deceased

 5/10/2024
 Mary Anne E. Martinez Personal Representative of the estate of Vivian L. Thompson, deceased and William A Thompson Jr. deceased

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Dallas, TX 75211
2403687453 Assumption of Loan 1210230502

THE STATE OF WASHINGTON
COUNTY OF SNOHOMISH

This instrument was acknowledged before me on May 10, 2024,
by Frank Martinez, Jr and Mary Anne E. Martinez personal representatives of the estate of **Vivian L. Thompson, deceased and William A Thompson Jr. deceased**

[Signature]
Notary Public, State of WASHINGTON



Buyers:

[Signature] 5/10/2024
Frank Martinez Jr.

[Signature] 5/10/2024
Maryanne E Martinez

THE STATE OF WASHINGTON
COUNTY OF SNOHOMISH

This instrument was acknowledged before me on May 10, 2024,
by Frank Martinez Jr and Maryanne E Martinez

[Signature]
Notary Public, State of WASHINGTON



This instrument was prepared by:
Lisa Stewart
Pentagon Federal Credit Union
2930 Eisenhower Ave
Alexandria, VA 22314

When recorded, return to:
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4117 Pinnacle Point Drive
Suite 100
Dallas, TX 75211
2403687453 Assumption of Loan 1210230502

PenFed Credit Union hereby agrees to the following assumption

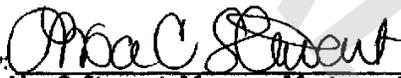
Seller: Estate of Vivian L. Thompson, deceased and William A Thompson Jr. deceased
Buyer: Frank Martinez Jr and Maryanne E Martinez
Assumption of loan number 1210230502

1. That the Debt is evidenced by the *Promissory Note* of the Original Mortgagor(s) date March 9, 2013 and drawn in favor of a lender named Pentagon Federal Credit Union, said note, mortgage, or deed of trust and Debt currently being the property of a holder (lender) named Pentagon Federal Credit Union.

2. That the Debt is secured by Mortgage of even date with said note, recorded on March 14, 2013 at Auditor's File No.: 201303140066 Skagit County Washington

3. That the monetary facts about the Debt are in part as follows:

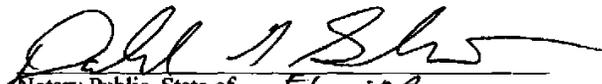
Original Principal Amount of \$167,300.00
Current unpaid principal balance \$122,397.00
Annual interest rate on unpaid principal balance 3.125%

By: 
Lisa C. Stewart, Manager Mortgage Operations

ID PLDL

THE STATE OF Florida
COUNTY OF Columbia

This instrument was acknowledged before me on May 2nd, 2024,
by Lisa C. Stewart, Manager Mortgage Operations Pentagon Federal Credit Union


Notary Public, State of Florida

