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Skagit County Auditor

RETURN ADDRESS:

Galvin Realty Law Group, P.S.
Attn: Angi Krachunis
6100 – 219th Street S.W., Suite 560
Mountlake Terrace, WA 98043

Document Title: Appointment of Successor Trustee

Reference Number: Deed of Trust Recording Number 202008130108

Grantor: Clear Skyline LLC

Grantee: Galvin Realty Law Group, P.S., Successor Trustee

Beneficiary: CLLK LLC, a Washington limited liability company

Legal Description (abbreviated: (i.e., lot, block, plat or section, township, range):

PTN GOVT LT 1, SEC 12-34N-4E
Full legal attached as exhibit A

Assessor's Property Tax Parcel/Account Number(s):

P24594/340412-0-041-0102,P111669/4138-003-001-0100,P24553/340412-0-004-0008

CHICAGO TITLE INSURANCE COMPANY HAS PLACED
THIS DOCUMENT OF RECORD AS A CUSTOMER
COURTESY AND ACCEPTS NO LIABILITY FOR THE
ACCURACY OR VALIDITY OF THE DOCUMENT.

500153851-1

APPOINTMENT OF SUCCESSOR TRUSTEE

WHEREAS, Clear Skyline LLC, a Washington limited liability company is the named Grantor, Luke & Olsen, PSC is the named Trustee, and CLLK, LLC, a Washington limited liability company, is the named Beneficiary under a Deed of Trust recorded on August 13, 2020, in Skagit County, State of Washington, under Auditor's File No. 202008130108.

WHEREAS, the Beneficiary desires to appoint a new trustee in the place and stead of the trustee named above;

THEREFORE, the undersigned hereby appoints Galvin Realty Law Group, P.S., whose address is 6100 – 219th Street S.W., Suite 560, Mountlake Terrace, Washington 98043, as Successor Trustee under said Deed of Trust. The Successor Trustee shall have all powers that the original Trustee had, effective immediately.

Dated 4/23, 2024

BENEFICIARY: CLLK LLC. A Washington limited liability company

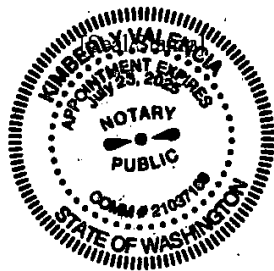
Kim Higgins
Kim Higgins
Del

Kim Higgins, Co-Trustee of the Estate of Rebecca Reisner
Kim Higgins, Co-Trustee of the estate of
Reisner

STATE OF WASHINGTON)
COUNTY OF Skagit)

On this day, personally appeared before me **Kim Higgins**, to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged to me that they signed the same as their free and voluntary act and deed for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 23 day of April, 2024.



Kimberly Valencia
Print Name:
NOTARY PUBLIC in and for the state of Washington
Residing at: Anacortes, WA
My commission expires: 7/23/2025

EXHIBIT A**PARCEL A:**

ALL THAT CERTAIN 100 FOOT WIDE STRIP OF LAND CONVEYED TO THE SEATTLE LAKE SHORE AND EASTERN RAILWAY COMPANY BY DEED RECORDED JULY 11, 1890, IN VOLUME 10 OF DEEDS, PAGE 647, IN GOVERNMENT LOT 1, SECTION 12, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN, LYING NORTHERLY OF A LINE DRAWN AT RIGHT ANGLES TO THE CENTERLINE OF SAID STRIP OF LAND AT A POINT 244 FEET SOUTHERLY OF THE NORTH LINE OF SAID GOVERNMENT LOT 1;

EXCEPT ANY PORTION THEREOF LYING WITHIN THE AS-BUILT AND EXISTING COUNTY ROAD RIGHT OF WAY KNOWN AS BEAVER LAKE ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL B:

THAT PORTION OF GOVERNMENT LOT 1, SECTION 12, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN, LYING EASTERLY OF THAT 100 FOOT WIDE STRIP OF LAND CONVEYED TO THE SEATTLE LAKE SHORE AND EASTERN RAILWAY COMPANY BY DEED RECORDED IN VOLUME 10 OF DEEDS, PAGE 647, AND LYING NORTHERLY OF THE AS-BUILT AND EXISTING COUNTY ROAD RIGHT OF WAY, KNOWN AS THE BEAVER LAKE ROAD, AND LYING WESTERLY OF THE WEST LINE OF THE AS-BUILT AND EXISTING COUNTY ROAD RIGHT OF WAY KNOWN AS SOUTH FRONT STREET;

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL C:

THAT PORTION OF VACATED BUCHANAN STREET LYING BETWEEN THE WESTERLY LINE OF THE NORTHERN PACIFIC RAILROAD RIGHT OF WAY AND THE EASTERLY LINE OF THE STATE HIGHWAY, AND SOUTH OF THE SOUTH LINE OF LOT 1, BLOCK 3, PLAT OF CLEAR LAKE SKAGIT COUNTY, WASHINGTON, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 4 OF PLATS, PAGES 22 AND 23, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

PARCEL D:

THAT PORTION OF GOVERNMENT LOT 1, SECTION 12, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 396 FEET EAST OF THE QUARTER SECTION POST ON THE NORTH BOUNDARY OF SAID SECTION 12, AT A POINT WHERE THE EASTERLY LINE OF THE STATE HIGHWAY INTERSECTS THE NORTH BOUNDARY LINE OF SAID SECTION 12;
THENCE SOUTHERLY ALONG THE EASTERLY LINE OF STATE HIGHWAY, 100 FEET, MORE OR LESS, TO A POINT OF INTERSECTION WITH THE WESTERLY LINE OF THE RIGHT OF WAY OF THE NORTHERN PACIFIC RAILROAD;
THENCE NORTHERLY ALONG SAID WESTERLY LINE, 103 FEET, MORE OR LESS, TO THE NORTH BOUNDARY LINE OF SAID SECTION 12;
THENCE WEST ALONG SAID NORTH BOUNDARY LINE 45 FEET, MORE OR LESS, TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION LYING WITHIN THE BEAVER LAKE COUNTY ROAD.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.