



202603030029

03/03/2026 08:58 AM Pages: 1 of 2 Fees: \$605.50
Skagit County Auditor

When Recorded Return To:

Lenora Whitmore
Northwest Business Development Association
9019 E. Appleway Blvd., Ste. 200
Spokane Valley, WA 99212

SUBSTITUTION OF TRUSTEE AND
DEED OF RECONVEYANCE

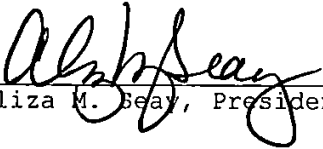
SBA Loan Name: The Iron Mountain Bar & Grill
SBA Loan Number: 5835569100

The SMALL BUSINESS ADMINISTRATION, an agency duly created under and by virtue of an Act of Congress, having its principal office in Washington, in the District of Columbia, and a Commercial Loan Servicing Center at 801 R Street, Suite 101, Fresno, California 93721 (hereinafter called "SBA"), is the holder/beneficiary of that certain Deed of Trust executed by and between, **C & J Chambers Investments LLC**, as grantor dated **7/3/2024**, and recorded on **7/11/2024**, as document No. **202407110046**, recorded in the **Skagit** County Official Records, State of Washington.

SBA hereby terminates any interest in the property held by **Land Title and Escrow Company**, and substitutes itself as Trustee pursuant to Title 61.24.010(2)(e), Washington Code, which provides that any agency or instrumentality of the United States government may be a trustee and the exception to Title 61.24.020, Washington Code, which permits the United States government to be both trustee and beneficiary under a Deed of Trust. The SBA therefore reconveys, without warranty, to the person or persons legally entitled thereto all estate now held by it under said Deed of Trust.

Dated: 2/26/2026

NORTHWEST BUSINESS DEVELOPMENT
ASSOCIATION, ATTORNEY-IN-FACT FOR
THE UNITED STATES SMALL BUSINESS
ADMINISTRATION

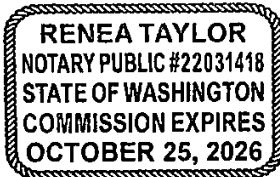


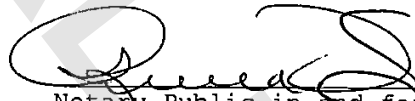
Aliza M. Seay, President, NWBDA

State of Washington)
) ss.
County of Spokane)

On 2/26/2026, before me, Renea Taylor, a Notary Public, personally appeared Aliza M. Seay, President of Northwest Business Development Association, personally known to me to be the person whose name is subscribed to this instrument and acknowledged to me that she executed this instrument in her authorized capacity, and that by her signature on the instrument the United States Small Business Administration executed the instrument.

WITNESS my hand and official seal.





Notary Public in and for
the State of Washington,
residing at Spokane, WA.
My appointment expires: 10-25-2026