

AFTER RECORDING MAIL TO:

Law Office of Cole & Gilday, P.C.
10101 - 270th St. NW
Stanwood, WA 98292

ASSIGNMENT OF DEED OF TRUST

REFERENCE: 202207010022
GRANTORS: LEACH, JUDITH ANN, Personal Representative for the Estate of
James V. Owens, Skagit County Case No: 25-4-00659-29
GRANTEE: LEACH, JUDITH ANN, an individual
LEGAL DESCRIPTION: PTN SE NE, 2-33-4 E W.M. SKAGIT COUNTY WASHINGTON
TPNS: P16201/330402-1-008-0005 & P16202/330402-1-008-0104

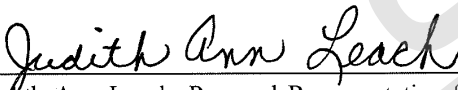
For Value Received, the undersigned as Beneficiary, hereby grants, conveys, assigns and transfers to JUDITH ANN LEACH, an individual, whose address is 2527 Ritter Dr., Anderson, IN 46012, all beneficial interest under that certain Deed of Trust, dated June 27, 2022, executed by ROGER S. RIFFLE and NANCY B. RIFFLE, a married couple, Grantors, to LAW OFFICE OF COLE & GILDAY, P.C., Trustee, and recorded on July 01, 2022, under Recording No. 202207010022, described land therein as:

The West ½ of the Southeast ¼ of the Northeast ¼ of Section 2, Township 33 North, Range 4 East, W.M., less roads.

Situate in the County of Skagit, State of Washington.

Together with the promissory note or notes therein described or referred to, the money due and to become due thereon, with interest, and all rights accrued or to accrue under said Deed of Trust.

Dated 4/29/2026



Judith Ann Leach, Personal Representative for the Estate of
James V. Owens, Skagit County Case No: 25-4-00659-29

State of Indiana
County of Madison

I certify that I know or have satisfactory evidence that JUDITH ANN LEACH is the person who appeared before me; and said person acknowledged that she signed this instrument, on oath and stated that she was authorized to execute the instrument and acknowledged it as the Personal Representative of the Estate of JAMES V. OWENS, Skagit County Case No: 25-4-00659-29, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: 4.29.2026



M. N. Gooderi
Signature

Notary Public, State of Indiana

Melissa N Gooderi
Printed Name

My appointment expires: April 28, 2030

FILED
Skagit County Clerk
Skagit County, WA
12/22/2025

SUPERIOR COURT OF THE STATE OF
WASHINGTON FOR SKAGIT COUNTY

ESTATE OF JAMES OWENS:	No. 25-4-00659-29 LETTERS ADMINISTRATION
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I. BASIS

- 1.1 JAMES OWENS late of SKAGIT County died intestate on or about November 13, 2025 leaving property in this state subject to administration.
- 1.2 On December 19, 2025 the court appointed JUDITH LEACH administer the estate of the decedent according to law.
- 1.3 The personal representative has qualified.

II. CERTIFICATION

THIS IS TO CERTIFY THAT JUDITH LEACH is authorized by this court to administer the estate of the above decedent according to law.

DATED 12/22/2025.

MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT
By Kristen Denton, Deputy Clerk

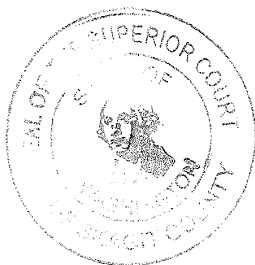
III. CERTIFICATE OF COPY

STATE OF WASHINGTON |
COUNTY OF SKAGIT | ss

I, MELISSA BEATON, COUNTY CLERK of the Superior Court of Skagit County, certify that the above is a true and correct copy of the Letters of Administration in the above-named case, which was entered of record on December 19, 2025.

I further certify that these letters are now in full force and effect.

DATED: 12/22/2025



MELISSA BEATON, COUNTY CLERK
CLERK OF THE SUPERIOR COURT

BY Kristen Denton
Deputy Clerk

