

Skamania County, WA
Total: \$19.00 Pgs=2
ASGN
Request of: COLUMBIA GORGE TITLE- SKAMANIA
eRecorded by: Simplifile

2021-002723

08/05/2021 09:45 AM

After recording, please return to:
Advanced Investment Corp.
29100 SW Town Center Loop W Suite 230
Wilsonville, OR 97070

SZ1-6580 km

622-15335 ASSIGNMENT OF DEED OF TRUST --4074L

THIS ASSIGNMENT OF DEED OF TRUST, made August 6, 2021, is between:

Advanced Investment Corp., an Oregon corporation, as ASSIGNOR,
whose address is: c/o AIC, 29100 SW Town Center Loop W Suite 230, Wilsonville, OR 97070, and

Chase Development, LLC, an Oregon limited liability company, as ASSIGNEE,
whose address is: c/o AIC, 29100 SW Town Center Loop W Suite 230, Wilsonville, OR 97070

Assignor is the Beneficiary under that certain Trust Deed, dated August 3, 2021, in which Ivan I. Kalachik and Christina E. Kalachik, husband and wife, whose address is PO Box 872437 Vancouver, WA 98684, is Grantor, David P. Smith, whose address is 1754 Willamette Falls Drive, West Linn, OR 97068, is Trustee, and Assignor herein is Beneficiary. Said Trust Deed has been recorded in Skamania County, Washington, as Recording/Instrument/Document No. 2021002722, on August 5, 2021. The complete legal description for the real property secured by said Trust Deed is attached hereto and is incorporated herein in Exhibit "A."

Abbreviated Legal: Lot 13 HIDDEN RIDGE SUB AF#2018000254;

Street Address: 1182 Red Hawk Ct, Stevenson, WA 98648;

Tax Account Number(s): 03073544101300

Witnesseth:

Assignor hereby grants, assigns, transfers and sets over to Assignee, Assignee's heirs, personal representatives, successors and assigns, all of the beneficial interest in and under the Trust Deed, together with the notes, moneys and obligations, therein described or referred to, with the interest thereon and all rights and benefits whatsoever accrued or to accrue under the Trust Deed.

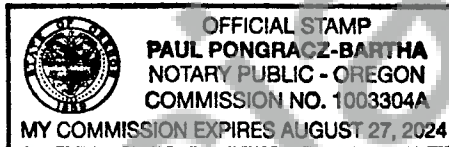
The undersigned Assignor hereby covenants to and with the Assignee that the undersigned is the Beneficiary or the Beneficiary's successor in interest under the Trust Deed and is the owner and holder of the beneficial interest therein and has the right to sell, transfer and assign the same, and the note or other obligation secured thereby. There is now unpaid on the obligations secured by the Trust Deed the sum of three hundred twenty-five thousand and no/100 dollars (\$325,000.00) with interest thereon at the rate of twelve percent (12%) per annum from August 6, 2021.

In construing this instrument and whenever the context so requires, the singular includes the plural.

In witness whereof, the undersigned has hereunto executed this document, causing its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do by order of its board of directors.

Advanced Investment Corp.


By Austin Walker, President
Assignor



State of Oregon)
) ss:
County of Clackamas)

This instrument was acknowledged before me on August 2, 2021, by Austin Walker, President of Advanced Investment Corp., an Oregon corporation.



Notary Public for Oregon
My Commission expires: August 27, 2024

EXHIBIT "A"

Lot 13 of HIDDEN RIDGE SUBDIVISION, according to the recorded Plat thereof, recorded in Auditor's File Number 2018000254, in the County of Skamania, State of Washington.