

WHEN RECORDED, RETURN TO:

Trueline Capital
547 SW 13th St #201
Bend, OR. 97702
Note No. 1920

Skamania County, WA

Total: \$20.00 Pgs=3

ASGN

Request of: AMERITITLE - BEND DOWNTOWN

eRecorded by: Simplifile

2023-001330

09/19/2023 11:59 AM

ASSIGNMENT OF TRUST DEED

Grantor(s): Summit Bank

Grantee(s): Trueline Capital Fund II, LLC, 547 SW 13th St., Ste 201, BEND, OR 97702

Legal Description: Exhibit A

Assessor's Property Tax Parcel or Account No.: APN: 02-05-34-0-0-0705-00

Reference No. of Document Assigned: 2022-000289

This ASSIGNMENT OF TRUST DEED is dated effective August 22, 2023, with respect to that certain Line of Credit Trust Deed, Assignment of Rents and Leases and Security Agreement (Security for construction Loan) (Fixture Filing) among Trueline Capital Fund II, LLC as Lender and Beneficiary, 733 WANTLAND ROAD LLC, a Wyoming limited liability company, as Borrower, and CHICAGO TITLE OF WASHINGTON as Trustee, dated February 9, 2022, recorded February 10, 2022, Instrument No. 2022-000289, Official Records of Skamania County, Washington ("Trust Deed").

Summit Bank ("Grantor"), for value received, hereby grants, conveys, assigns and transfers to Trueline Capital Fund II, LLC ("Grantee") all right, title and interest of Grantor under the Trust Deed, together with the Note and Loan Agreement described in the Trust Deed. This Assignment of Trust Deed is made pursuant to and governed by that certain Security and Pledge Agreement, with an effective date of Date of most November 22, 2021 recent Pledge Agreement, between Grantor and Grantee.


Grantee is not assuming any obligations or liabilities to the maker or Borrower under the Note and Loan Agreement, and will not hereafter be deemed to have assumed any such obligations or liabilities, except that Grantee agrees that, at such time as the maker or Borrower has fully paid and performed all obligations set forth in the Trust Deed and the Note and Loan Agreement, Grantee (or Grantee's successors or assigns) will deliver to Borrower a full reconveyance of the Trust Deed.

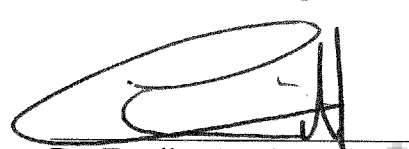
Recorded by AmeriTitle as an
accommodation only. No liability
is accepted for the condition of
title or for the validity, sufficiency,
or effect of this document.

608714 AM

Grantor: Summit Bank

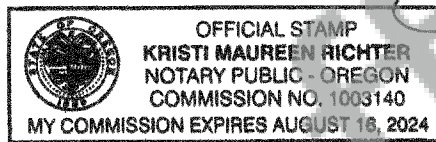
Grantee: TruelineCapital Fund II, LLC



By: Authorized Officer


By: Trueline Services, Manager

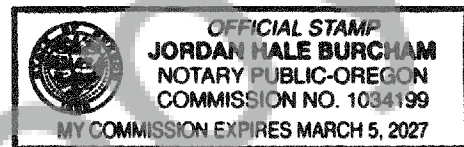
STATE OF OREGON)
) ss.
County of Deschutes)

The foregoing instrument was acknowledged before me on September 15, 2023 by Chris Maskill on behalf of Trueline Capital Fund II, LLC, an Oregon limited liability company.




NOTARY PUBLIC FOR OREGON
My Commission expires: 8-16-2024

STATE OF OREGON)
) ss.
County of Deschutes)



The foregoing instrument was acknowledged before me on August 23rd, 2023 by Zach Sundsten, in his/her capacity as an authorized officer and on behalf of Summit Bank.



NOTARY PUBLIC FOR Oregon
My Commission expires: 3-5-2027

EXHIBIT A

LEGAL DESCRIPTION

The North Half of the Northeast Quarter of the Southwest Quarter of Section 34, Township 2 North, Range 5 East of the Willamette Meridian, in the County of Skamania, State of Washington.

EXCEPTING THEREFROM beginning at the Southeast corner of the North Half of the Northeast Quarter of the Southwest Quarter of Section 34, Township 2 North, Range 5 East of the Willamette Meridian, Skamania County, Washington, which is monumented by a 30" long 5/8" rebar with yellow plastic cap;

Thence along the South line of the North half of the Northeast Quarter of the Southwest Quarter North 89° 27' 25" West, a distance of 737.33 feet;

Thence North 01° 11' 16" East, a distance of 195.26 feet;

Thence North 73° 39' 52" East, a distance of 565.64 feet;

Thence South 82° 05' 17" East, a distance of 199.36 feet to a point on the East line of the North Half of the Northeast Quarter of the Southwest Quarter;

Thence South 01° 12' 11" West, a distance of 333.93 feet to the Point of Beginning.