

Prepared By:

Gregory Funding LLC
13190 SW 68th Parkway, Suite 200
Tigard, Oregon 97223

When recorded mail to:

Solidifi Title & Closing
88 Silva Lane, Suite 210
Middletown, RI 02842

Client Ref. #: 315653-444

MERS Phone Number: 888-679-6377

MIN#: 1000632-0001102910-3

ASSIGNMENT OF DEED OF TRUST

FOR VALUE RECEIVED, the undersigned, AJAX Mortgage Trust II, a Delaware Trust, Wilmington Savings Fund Society, FSB, Trustee By Gregory Funding LLC as Attorney in Fact, whose address is, 13190 SW 68th Parkway, Suite 200, Tigard, Oregon 97223 hereby assign and transfer to Ajax Mortgage Loan Trust 2021-B, By U.S. Bank National Association, As Indenture Trustee whose address is 13190 SW 68th Parkway, Suite 200, Tigard, Oregon 97223, all its right, title and all beneficial interest in and to a certain Deed of Trust, executed by Don Small and Barbara Small, Husband & Wife to Mortgage Electronic Registration Systems, Inc., as nominee for Mann Mortgage, LLC DBA Skagit Valley Mortgage, its successors and assigns and Chicago Title Company as trustee, bearing the date of June 12, 2008 and recorded on June 20, 2008, with an original loan amount of \$328,164.00 in the office of the Recorder of Skagit County, State of WA, in Book NA at Page NA or Instrument # 200806200120.

“TOGETHER with the bond or note or obligation described in said mortgage, and the moneys due and to grow due thereon with the interest: TO HAVE AND TO HOLD the same unto the Assignee and to the successors, legal representatives, and assigns of the Assignee forever.”

Property Address: 1319 S 13th Street, Mount Vernon, WA 98273

Legal Description: See Attached Exhibit A.

PIN # APN: P28332

*Said mortgage is subject to a modification agreement from BAC Home Loans Servicing, LP, a Subsidiary of Bank of America, N.A. to Don Small and Barbara Small dated March 22, 2011 and filed on June 13, 2012 in (book) NA (page) NA (instrument) 201206130034, in the amount of \$350,898.57, of the official property records of Skagit County, Washington.

*Said mortgage is subject to a modification agreement from Bank of America, N.A. to Don Small and Barbara Small dated September 30, 2013 and filed on October 17, 2013 in (book) NA (page) NA (instrument) 201310170081, in the amount of \$343,344.26, of the official property records of Skagit County, Washington.

IN WITNESS WHEREOF, the undersigned has caused this Assignment of Deed of Trust to be executed
on 5/12/2021.

**AJX Mortgage Trust II, a Delaware Trust,
Wilmington Savings Fund Society, FSB,
Trustee By Gregory Funding LLC as Attorney
in Fact**

By: 

Name: Katie Riggs

Title: Authorized Agent

State of Oregon

County of Washington

On 5/12/2021, before me, Spencer T Sautter, Notary Public,
personally appeared Katie Riggs, Authorized Agent (Name, Title) of Gregory Funding LLC as Attorney in Fact for
AJX Mortgage Trust II, a Delaware Trust, Wilmington Savings Fund Society, FSB, Trustee, personally known to
me or proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the
within instrument and acknowledged to me that he/she/they executed the same in he/her/their authorized
capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of
which the person(s) acted, executed the instrument.

I certify under penalty of perjury under the laws of the State of Oregon that the foregoing paragraph is true and
correct.

WITNESS my hand and official seal:



Notary Public in and for said County and State

My Commission Expires: 1.9.24 (SEAL)

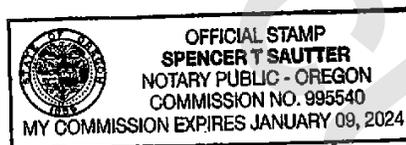


EXHIBIT A

THAT PORTION OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER IN SECTION 29, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 545 FEET SOUTH OF AND 10 FEET EAST OF THE SOUTHEAST CORNER OF BLOCK 22, MAP OF MILETT'S ADDITION TO MT. VERNON, SKAGIT COUNTY, WASHINGTON, ACCORDING TO THE PLAT THEREOF, RECORDED IN VOLUME 2 OF PLATS, PAGE 63, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE WEST PARALLEL WITH THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 29, 70 FEET; THENCE WEST PARALLEL WITH SECTION STREET 100 FEET; THENCE NORTH 70 FEET; THENCE EAST 100 FEET TO THE POINT OF BEGINNING. SITUATED IN SKAGIT COUNTY, WASHINGTON.