

**AFTER RECORDING RETURN TO:**

Hershner Hunter, LLP  
Attn: Lisa Summers  
PO Box 1475  
Eugene, OR 97440

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**Document Title:**

**APPOINTMENT OF SUCCESSOR TRUSTEE**

Original Grantor on deed of trust: CHRISTIAN NELSON AND KRYSTAL D. NELSON  
Current Grantee/Beneficiary of the deed of trust: PEOPLES BANK  
Original Trustee of the deed of trust: LAND TITLE COMPANY OF SKAGIT COUNTY  
Successor Trustee of the deed of trust: NANCY K. CARY  
Current mortgage servicer of the deed of trust: PEOPLES BANK  
Reference number of the deed of trust: 201704280108  
Parcel number(s): P62505/3867-000-036-0103

**Reference Number(s) of Original Deed of Trust:**

Recorded: April 28, 2017  
Recording No.: 201704280108  
Skagit County, Washington

**Legal Description:** Abbreviated Legal: ptn Trs. 3 & 4, SP #98-78, being a ptn of Tr. 36, Burlington Acreage (more fully described on the attached Exhibit A)

APPOINTMENT OF SUCCESSOR TRUSTEE

PEOPLES BANK hereby appoints NANCY K. CARY, whose address is P.O. Box 1475, Eugene, Oregon 97440, as successor trustee under the following deed of trust, to have all the powers of the original trustee, effective immediately:

Parties:


Grantor:	CHRISTIAN NELSON AND KRYSTAL D. NELSON
Trustee:	LAND TITLE COMPANY OF SKAGIT COUNTY
Beneficiary:	PEOPLES BANK
Successor Trustee	NANCY K. CARY

Recorded:

Date:	April 28, 2017
Recording No.:	201704280108
Skagit County, Washington Records	

DATED: August 24, 2022

PEOPLES BANK

By   
 Title: VP, Credit Risk Manager

NOTARIZATION ON SECOND PAGE

Appointment 8-23-2022 (02440211xA0152)

STATE OF WASHINGTON )  
 ) ss.  
COUNTY OF WHATCOM )

On this day personally appeared before me IVAN OCHOVSKI, the VP Credit Risk Manager of PEOPLES BANK, known to me to be the individual described in and who executed the within and foregoing instrument, and acknowledged that he was authorized to execute the instrument and acknowledged it to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Given under my hand and official seal on August 24, 2022.



[Signature]  
Notary Public for Washington  
Residing at Bellingham  
My Commission Expires: 10/27/25

ADDRESS FOR SERVICE OF PROCESS:

NANCY K. CARY, Trustee  
Law Offices  
1223 Commercial Street  
Bellingham WA 98225  
Telephone: (360) 715-1218  
Our File No. 44423.2

Appointment 8-23-2022 (02440211xA0152)

*[Faint handwritten notes and signatures]*

## Exhibit A

Tract 4 and the North 20 feet of Tract 3 of Short Plat No. 98-78, approved December 6, 1978 and recorded December 7, 1978, under Auditor's File No. 892644, in Volume 3 of Short Plats, page 48, records of Skagit County, Washington; being a portion of Tract 36, "PLAT OF THE BURLINGTON ACREAGE PROPERTY", as per plat recorded in Volume 1 of Plats, page 49, records of Skagit County, Washington,

EXCEPT that portion of said Tract 4 described as follows:

Begin at the Southeast corner of Tract 1 of said Short Plat;  
thence North along the East lines of Tracts 1, 2 and 3 of said Short Plat to a point on the South line of the North 20 feet of said Tract 3; thence East along the Easterly extension of said South line to a point on a line parallel with and 10 feet East of the East line of Tracts 1, 2 and 3 of said Short Plat;  
thence South along said parallel line to a point on the South line of said Tract 4;  
thence West along said South line to the point of beginning.

AND EXCEPT those portions of Tract 4, described as follows:

1.) Beginning at the Northeast corner of said Tract 4;  
thence South  $89^{\circ}39'50''$  West along the North line of said Tract 4, a distance of 23.41 feet;  
thence South  $0^{\circ}43'26''$  East, a distance of 329.94 feet to a point on the South line of said Tract 4;  
thence North  $89^{\circ}37'16''$  East along the South line of said Tract 4, a distance of 21.44 feet to the Southeast corner of said Tract 4;  
thence North  $0^{\circ}22'53''$  West along the East line of said Tract 4, a distance of 329.91 feet to the true point of beginning.

2.) Beginning at the Northeast corner of said Lot 4;  
thence South  $89^{\circ}39'50''$  West along the North line of said Lot 4, a distance of 28.60 feet to the true point of beginning;  
thence South  $0^{\circ}31'55''$  East, a distance of 12.65 feet;  
thence North  $89^{\circ}44'28''$  West parallel to and 5 feet North of an existing fence line running East and West, a distance of 303.42 feet to a fence line which runs North and South;  
thence North  $0^{\circ}45'10''$  West along said fence line, a distance of 9.50 feet to the North line of said Lot 4;  
thence North  $89^{\circ}39'50''$  East along the North line of said Lot 4, a distance of 303.45 feet to the true point of beginning.

Situate in the County of Skagit, State of Washington.