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Kathy Hill, Skagit County Auditor  
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State of Washington

Space Above This Line For Recording Data

6307671 2001  
20001322200500

## SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Form Deed of Trust ("Security Instrument") is  
05-23-2000  
and the parties are as follows:  
**TRUSTOR ("Grantor"):**

JAMES J. KOLP AND TERESA A. KOLP, HUSBAND AND WIFE

whose address is:

4112 EDITH POINT RD ANACORTES, WA 98221

**TRUSTEE: WELLS FARGO BANK (ARIZONA), N.A., 4832 East McDowell Rd., Phoenix, AZ 85008**

**BENEFICIARY ("Lender"): WELLS FARGO BANK, N.A.**

**18700 NW Walker Rd., Bldg. 92**

**Beaverton, OR 97006**

2. **CONVEYANCE.** For good and valuable consideration, the receipt and sufficiency of which is acknowledged, and to secure the Secured Debt (defined below) and Grantor's performance under this Security Instrument, Grantor irrevocably grants, conveys and sells to Trustee, in trust for the benefit of Lender, with power of sale, all of that certain real property located in the County of SKAGIT, State of Washington, described as follows:

THE FOLLOWING DESCRIBED REAL PROPERTY LOCATED IN THE CITY OF ANACORTES,  
COUNTY OF SKAGIT, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

PARCEL A:

LOT 75, RANCHO SAN JUAN DEL MAR, SUBDIVISION NO. 4, PLAT 3, ACCORDING TO  
THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGE 19 TO 22 INCLUSIVE,  
RECORDS OF SKAGIT COUNTY, WASHINGTON.  
MORE COMPLETELY DESCRIBED ON THE ATTACHED EXHIBIT A:

with the address of 4112 EDITH POINT ROAD ANACORTES, WA 98221  
and parcel number of P19141 AND P68351, together with all rights, easements,  
appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches, and water stock  
and all existing and future improvements, structures, fixtures, and replacements that may now, or at any time in  
the future, be part of the real estate described above.

3. **MAXIMUM OBLIGATION AND SECURED DEBT.** The total amount which this Security Instrument will  
secure shall not exceed \$ 20,000.00 together with all interest thereby accruing, as set forth in the  
promissory note, revolving line of credit agreement, contract, guaranty or other evidence of debt ("Secured Debt")  
of even date herewith, and all amendments, extensions, modifications, renewals or other documents which are  
incorporated by reference into this Security Instrument, now or in the future. The maturity date of the Secured  
Debt is 06-20-2007

**Exhibit A**

Acaps: 20001322200500

THE FOLLOWING DESCRIBED REAL PROPERTY LOCATED IN THE CITY OF ANACORTES, COUNTY OF SKAGIT, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

**PARCEL A:**

LOT 75, RANCHO SAN JUAN DEL MAR, SUBDIVISION NO. 4, PLAT 3, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS, PAGE 19 TO 22 INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON.

TOGETHER WITH THE FOLLOWING DESCRIBED PARCEL:

BEGINNING AT THE SOUTHWESTERLY CORNER OF LOT NO. 75, RANCHO SAN JUAN DEL MAR, SUBDIVISION NO. 4, PLAT 3, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 6 OF PLATS ON PAGE 21, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH  $18^{\circ}03'$  EAST 25 FEET; THENCE NORTH  $67^{\circ}43'30''$  EAST TO THE SOUTHERLY LINE OF THE COUNTY ROAD AS SHOWN ON THE PLAT; THENCE NORTH  $46^{\circ}54'$  WEST TO THE SOUTHERLY LINE OF LOT 75; THENCE SOUTH  $67^{\circ}43'30''$  WEST ALONG THE SOUTHERLY LINE OF LOT 75 TO THE POINT OF BEGINNING.

**PARCEL B:**

THAT PORTION OF THE SOUTHWEST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER OF SECTION 11, TOWNSHIP 34 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST SOUTHERLY CORNER OF LOT 75, PLAT 3, RANCHO SAN JUAN DEL MAR, SUBDIVISION NO. 4, ACCORDING TO THE PLAT RECORDED IN VOLUME 6 OF PLATS, PAGES 19 TO 22, INCLUSIVE, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH  $18^{\circ}03'$  EAST A DISTANCE OF 125 FEET; THENCE NORTH  $67^{\circ}43'30''$  EAST A DISTANCE OF 425 FEET, MORE OR LESS, TO THE SOUTHERLY LINE OF COUNTY ROAD NO. 377; THENCE WESTERLY ALONG THE SOUTHERLY LINE OF SAID ROAD, A DISTANCE OF 105 FEET, MORE OR LESS, THENCE NORTHWESTERLY ALONG THE SOUTHWESTERLY LINE OF SAID ROAD, A DISTANCE OF 92.28 FEET TO THE MOST SOUTHERLY AND EASTERLY CORNER OF SAID LOT 75; THENCE SOUTH  $67^{\circ}43'30''$  WEST ALONG THE SOUTHEASTERLY LINE OF SAID LOT 75, A DISTANCE OF 251.09 FEET TO THE POINT OF BEGINNING.

EXCEPT THE NORTHWESTERLY 25 FEET THEREOF AS CONVEYED TO JACKSON L. HOCKMAN AND BILLIE R. HOCKMAN, HUSBAND WIFE, BY INSTRUMENT RECORDED SEPTEMBER 28, 1970 UNDER AUDITOR'S FILE NO. 743951.

ALSO EXCEPT THE SOUTHWESTERLY 25 FEET THEREOF.

  
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Kathy Hill, Skagit County Auditor  
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4. **MASTER FORM DEED OF TRUST.** By the delivery and execution of this Security Instrument, Grantor agrees that all provisions and sections of the Master Form Deed of Trust ("Master Form"), inclusive, dated **February 1, 1997** and recorded on February 06, 1997 as Auditor's File Number 9702060051 in Book 1626 at Page 0614 of the Official Records in the Office of the Auditor of SKAGIT County, State of Washington, are hereby incorporated into, and shall govern, this Security Instrument.

5. **USE OF PROPERTY.** The property subject to this Security Instrument is not used principally for agricultural or farming purposes.

**SIGNATURES.** By signing below, Grantor agrees to perform all covenants and duties as set forth in this Security Instrument. Grantor also acknowledges receipt of a copy of this document and a copy of the provisions contained in the previously recorded Master Form (the Deed of Trust-Bank/Customer Copy).

<u>James J. Kolp</u>	Grantor	<u>5/24/00</u>
JAMES J KOLP		Date
<u>Teresa A. Kolp</u>	Grantor	<u>5/24/00</u>
TERESA A KOLP		Date
_____	Grantor	_____
		Date
_____	Grantor	_____
		Date

**ACKNOWLEDGMENT:**

(Individual)

STATE OF Washington, COUNTY OF Skagit } ss.

I hereby certify that I know or have satisfactory evidence that

James J + Teresa A. Kolp

\_\_\_\_\_ is/are the

person(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 5-24-00

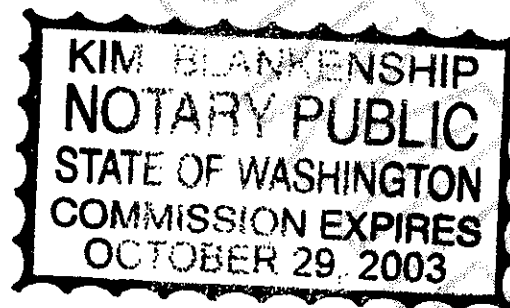
Kim Blankenship

(Signature)

Kim Blankenship

(Print name and include title)

My appointment expires: 10-29-03



(Affix Seal or Stamp)



ILLEGIBLE NOTARY SEAL DECLARATION

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: KIM BLANKENSHIP

Date Commission Expires: OCT. 29, 2003

Commission Number: NA. —

Date and Place of Notary Execution: 5/24/00 Skagit County, WA

Date and Place of This Declaration: 5/26/00 Washington County, OR

  
Signature

WELLS FARGO BANK, N.A.

