

When recorded mail to:
Nationwide Recording Service
17352 Daimler Street, Suite 200
Irvine, CA 92614 Code: WFD
Return Address:



200006190036
Kathy Hill, Skagit County Auditor
6/19/2000 Page 1 of 2 9:48:49AM

~~Wells Fargo Bank, N.A.
Attn: Lien Perfection
P.O. Box 5140
Portland, OR 97208-5140~~

State of Washington

Space Above This Line For Recording Data

6318116 2001
20001322200779

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

06-02-2000

and the parties are as follows:

TRUSTOR ("Grantor"):

DANIEL M. KECK AND MEGAN K. KECK, HUSBAND AND WIFE

whose address is:

2310 NORTH MARTIN RD MT VERNON, WA 98273

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 MT. VERNON, COUNTY OF SKAGIT, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:
THE SOUTH 3 ACRES OF THE NORTH ONE-HALF OF THE SOUTHWEST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER OF THE NORTHWEST ONE-QUARTER OF SECTION 15, TOWNSHIP 34 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN.
EXCEPT ROADS AND ALSO EXCEPT MINERAL RIGHTS AS RESERVED IN DEED FROM W.M. LINDSEY, ET UX, RECORDED JUNE 11, 1898, IN VOLUME 34 OF DEEDS, PAGE 384.
ALSO EXCEPT THE WEST 30 FEET THEREOF CONVEYED TO THE CITY OF MOUNT VERNON, BY DEED RECORDED UNDER AUDITOR'S FILE NO. 8408160029.

with the address of 2310 NORTH MARTIN ROAD MT VERNON, WA 98273

and parcel number of 024829

, 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 \$ 75,000.00 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 06-15-2030

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>Daniel M. Keck</u>	Grantor	<u>6/2/00</u>
DANIEL M KECK		Date
<u>Megan K. Keck</u>	Grantor	<u>6/5/00</u>
MEGAN KECK		Date
_____	Grantor	_____
		Date
_____	Grantor	_____
		Date

ACKNOWLEDGMENT:

(Individual)

STATE OF Washington, COUNTY OF Skagit } ss.

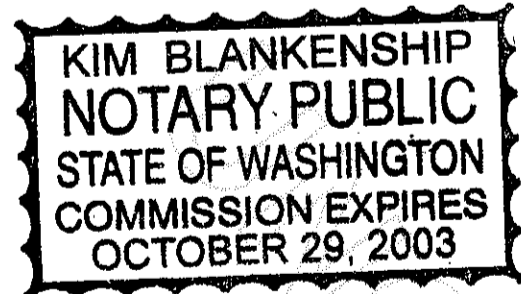
I hereby certify that I know or have satisfactory evidence that Daniel M + Megan K Keck

_____ 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: 6-5-00

Kim Blankenship
 (Signature)
Kim Blankenship Notary
 (Print name and include title)

My appointment expires: 10-29-03



(Affix Seal or Stamp)