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Kathy Hill, Skagit County Auditor

8/3/2000 Page 1 of 4 10:38:56AM

**SINSHEIMER & MELTZER, INC. P.S.**

Attorneys at Law

Return Address 1001 - 4th Avenue Plaza  
Suite 2120  
Seattle, Washington 98154  
(206) 340-4700

Please print or type information.

Document Title(s) (or transactions contained therein):

1. Deed of Trust
- 2.
- 3.
- 4.

Grantor(s) (Last name first, then first name and initials)

1. Baffey, Daniel L. and Deborah R.
- 2.
- 3.
- 4.
5. ☐ Additional Names on Page \_\_\_\_\_ of Document

Grantee(s) (Last name first, then first name and initials)

1. BMC West Corporation
- 2.
3. Chicago Title Ins. Co
- 4.
5. ☐ Additional Names on Page \_\_\_\_\_ of Document

Legal Description (abbreviated: i.e., lot, block, plat or section, township, range)

Lot 12, Plat of Forest Hills PUD, Volume 17 of Plats  
Pages 42 and 43, Skagit Co.

Legal Description is on Page 1 of Document.

Reference Number(s) of Documents Assigned or Released:

☐ Additional Reference Numbers on Page \_\_\_\_\_ of Document

Assessor's Property Tax Parcel/Account Number

4727-000-012-0000 R114077

The Auditor/Recorder will rely on the information provided on this cover sheet. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

WHEN RECORDED RETURN TO:

Name: BMC West Corporation  
Address: P.O. Box 7015  
City, State, Zip Issaquah, WA 98029

 **Chicago Title Insurance Company**

701 5th Avenue, Suite 1700, Seattle, Washington 98104

**Deed of Trust  
Short Form**

*(For Use in the State of Washington Only)*

THIS DEED OF TRUST, made this \_\_\_\_\_ day of \_\_\_\_\_, 2000, between GRANTOR, Daniel L. Boffey and Deborah R. Boffey whose address is 160 Cascade Place, Suite 206, Burlington, WA 98233.

**CHICAGO TITLE INSURANCE COMPANY, a corporation, TRUSTEE, whose address is 1700 Columbia Center, 701 Fifth Avenue, Seattle, Washington 98104 and BMC Corporation**

BENEFICIARY, whose address is P.O. Box 7015, Issaquah, WA

WITNESSETH: Grantor hereby bargains, sells and conveys to Trustee in Trust, with power of sale, the following described real property in Skagit County, Washington:

Lot 12, Plat of Forest Hills PUD, according to the Plat thereof in Volume 17 of Plats, pages 42 and 43, records of Skagit County, Washington

Tax Account Number: 4727-000-012-0000 R114077

TOGETHER WITH all the tenements, hereditaments and appurtenances, now or hereafter thereunto belonging or in anywise appertaining, and the rents, issues and profits thereof and all other property or rights of any kind or nature whatsoever further set forth in the Master Form Deed of Trust hereinafter referred to, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

THIS DEED IS FOR THE PURPOSE OF SECURING PERFORMANCE of each agreement of Grantor incorporated by reference or contained herein and payment of the sum of Eighteen Thousand Three Hundred Sixty-Two and 84/100 Dollars (\$18,362.84) with interest thereon according to the terms of a promissory note of even date herewith, payable to Beneficiary or



200008030058

Kathy Hill, Skagit County Auditor

8/3/2000 Page 2 of 4 10:38:56AM

order and made by Grantor, all renewals, modifications or extensions thereof, and also such further sums as may be advanced or loaned by Beneficiary to Grantor, or any of their successors or assigns, together with interest thereon at such rate as shall be agreed upon.

By executing and delivering this Deed of Trust and the Note secured hereby, the parties agree that all provisions of Paragraphs 1 through 35 inclusive of the Master Form Deed of Trust hereinafter referred to, except such paragraphs as are specifically excluded or modified herein, are hereby incorporated herein by reference and made an integral part hereof for all purposes the same as if set forth herein at length, and the Grantor hereby makes said covenants and agrees to fully perform all of said provisions. The Master Form Deed of Trust above referred to was recorded on the twenty-fifth(25th) day of July, 1968, is the Official Records of the offices of the County Auditors of the following counties in Washington in the book and at the page designated after the name of each county, to-wit:

The undersigned Grantor requests that a copy of any Notice of Default and of any Notice of Sale hereunder be mailed to him at the address hereinbefore set forth.

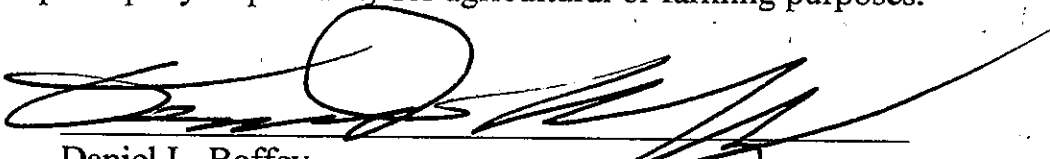
<u>COUNTY</u>	<u>BOOK OR VOL.</u>	<u>PAGE NO.</u>	<u>AUDITORS FILE NO.</u>
Adams	2 of Record. Instr.	513-16	122987
Asotin	Microfilmed Under Auditors No.		101896
Benton	241 of Official Rec.	695 A-C	592931
Chelan	688 of Official Rec.	1682-1685	681844
Clallam	315 of Official Rec.	195-198	383176
Clark	Aud. Microfilm No.	702859-702862	G-519253
Columbia	49 of Deeds	198-201	F-3115
Cowlitz	747 of Official Rec.	234-237	675475
Douglas	125 of Mtgs.	120-123	151893
Ferry	28 of Deeds	413-416	153150
Franklin	11 of Official Rec.	138-141	309636
Garfield	Microfilmed under Auditors No.		13044
Grant	44 of Rec. Doc	373-376	538241
Grays Harbor	21 of General	31-34	207544
Island	181 of Official Rec.	710-713	211628
Jefferson	4 of Official Rec.	316-319	196853
King	5690 of Mtgs.	436-439	6382309
Kitsap	929 of Official Rec.	480-483	934770
Kittitas	111 of Mtgs.	361-364	348693
Klickitat	101 of Mtgs	107-110	131095
Lewis	7 of Official Rec.	839-842	725562
Lincoln	107 of Mortgages	776-779	316596
Mason	Reel 48	Frame 835-838	236038
Okanogan	121 of Mortgages	517-519A	560658
Pacific	213 of Official Rec.	649-652	55707
Pend Oreille	27 of Mtgs.	8-11	126854
Pierce	1254 of Mtgs.	707-710	2250799
San Juan	28 of Mtgs.	459-462	69282
Skagit	19 of Official Rec.	80-83	716277
Skamania	47 of Mtgs.	41-44	70197
Snohomish	233 of Official Rec.	540-543	2043549
Spokane	14 of Official Rec.	1048-1051	376267C
Stevens	109 of Mtgs.	394-397	390635
Thurston	454 of Official Rec.	731-734	785350
Wahkiakum	17 of Mtgs.	89-92	24732
Walla Walla	308 of Mtgs.	711-714	495721
Whatcom	82 of Official Rec.	855-858	1047522
Whitman	1 of Misc.	291-294	382282
Yakima	712 of Official Rec.	147-150	2170555

A copy of such Master Form Deed of Trust is hereby furnished to the person executing this Deed of Trust and by executing this Deed of Trust the Grantor acknowledges receipt of such Master Form Deed of Trust.



200008030058

The property which is the subject of this Deed of Trust is not used principally or primarily for agricultural or farming purposes.

  
Daniel L. Boffey

  
Deborah R. Boffey

STATE OF WASHINGTON )

COUNTY OF Skagit )

On this day personally appeared before me Daniel L. Boffey and Deborah R. Boffey to me known to be the individuals described in and who executed the within and foregoing instrument, and acknowledged that they signed the same as their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 25<sup>th</sup> day of April, 2000.

  
Daniel L. Martin

Notary Public in and for the State of Washington, residing at Sedro Woolley, WA

### REQUEST FOR FULL RECONVEYANCE

*Do not record. To be used only when note has been paid.*

TO: TRUSTEE,

The undersigned is the legal owner and holder of the note and all other indebtedness secured by the within Deed of Trust. Said note, together with all other indebtedness secured by said Deed of Trust, has been fully paid and satisfied, and you are hereby requested and directed, on payment to you of any sums owing to you under the terms of said Deed of Trust, to cancel said note above mentioned, and all other evidences of indebtedness secured by said Deed of Trust delivered to you herewith, together with the said Deed of Trust, and to reconvey, without warranty, to the parties designated by the terms of said Deed of Trust, all the estate now held by you thereunder.

Dated \_\_\_\_\_, 2000.



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8/3/2000 Page 4 of 4 10:38:56AM