



200112120011
Skagit County Auditor

12/12/2001 Page 1 of 3 8:56AM

RETURN ADDRESS:
Peoples Bank
Loan Services Department
P.O. Box 233
Lynden, WA 98264

LAND TITLE COMPANY OF SKAGIT COUNTY

099548

MODIFICATION OF DEED OF TRUST

Reference # (if applicable): 200106130056 Additional on page _____

Grantor(s):
1. CRAM, CHRISTOPHER M.
2. CRAM, BETH A. ZIEBELL

Grantee(s)
1. PEOPLES BANK

Legal Description: Lot 12, Woodridge Additional on page 2

Assessor's Tax Parcel ID#: 4424-000-012-0006

THIS MODIFICATION OF DEED OF TRUST dated December 10, 2001, is made and executed between **CHRISTOPHER M. CRAM** and **BETH A. ZIEBELL CRAM**, who acquired title as **BETH ANN ZIEBELL**, husband and wife, as joint tenants with right of survivorship, and not as tenants in common, whose address is 2413 WOODBRIDGE AVE, MOUNT VERNON, WA 98273 ("Grantor") and **PEOPLES BANK, MOUNT VERNON OFFICE, 1801 RIVERSIDE DRIVE, MOUNT VERNON, WA 98273** ("Lender").

DOCUMENT

MODIFICATION OF DEED OF TRUST
(Continued)

Loan No: 5711191-1

Page 2

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated June 11, 2001 (the "Deed of Trust") which has been recorded in Skagit County, State of Washington, as follows:

Recorded June 13, 2001 under Auditor's no. 200106130056 in records of Skagit County, WA.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property located in Skagit County, State of Washington:

Lot 12, "PLAT OF WOODRIDGE", as per plat recorded in Volume 13 of Plats, page 17, records of Skagit County, Washington.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

The Real Property or its address is commonly known as 2413 Woodbridge Ave, Mount Vernon, WA 98273. The Real Property tax identification number is 4424-000-012-0006

MODIFICATION. Lender and Grantor hereby modify the Deed of Trust as follows:

Increase the principal amount from \$5,000.00 to \$20,000.00

Add the following to the indebtedness: Specifically, without limitation, this Deed of Trust secures a revolving line of Credit, with a variable rate of interest, which obligates Lender to make advances to Borrower so long as Borrower complies with all the terms of the Note. Funds may be advanced by Lender, repaid, and subsequently readvanced. The unpaid balance of the revolving line of credit may at certain times be lower than the amount shown or zero. A zero balance does not terminate the line of credit or terminate Lender's obligation to advance funds to Borrower. Therefore, the lien of this Deed of Trust will remain in full force and effect notwithstanding any zero balance.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Deed of Trust shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Deed of Trust as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Deed of Trust (the "Note"). It is the intention of Lender to retain as liable all parties to the Deed of Trust and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Deed of Trust does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF DEED OF TRUST AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF DEED OF TRUST IS DATED DECEMBER 10, 2001.

GRANTOR:

x Christopher M. Cram
CHRISTOPHER M. CRAM, Individually

x Beth A. Ziebell Cram
BETH A. ZIEBELL CRAM, Individually

LENDER:

x Melody Albedrode
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Wash

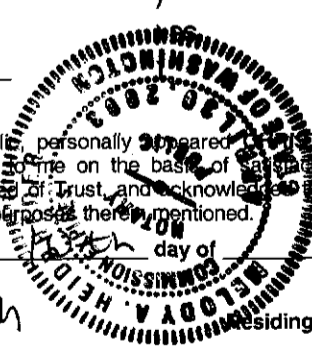
COUNTY OF Skagit

On this day before me, the undersigned Notary Public, personally appeared CHRISTOPHER M. CRAM and BETH A. ZIEBELL CRAM, personally known to me or proved to me on the basis of satisfactory evidence to be the individuals described in and who executed the Modification of Deed of Trust, and acknowledged to me that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 10th day of Dec, 2001

By Melody Albedrode residing at Mount Vernon

Notary Public in and for the State of Wash My commission expires 4-30-03



**MODIFICATION OF DEED OF TRUST
(Continued)**

Loan No: 5711191-1


Page 3

LENDER ACKNOWLEDGMENT

STATE OF _____)
) SS
COUNTY OF _____)

On this _____ day of _____, 20 _____, before me, the undersigned Notary Public, personally appeared _____ and personally known to me or proved to me on the basis of satisfactory evidence to be the _____, authorized agent for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

By _____ Residing at _____
Notary Public in and for the State of _____ My commission expires _____


200112120011
Skagit County Auditor
12/12/2001 Page 3 of 3 8:56AM