

**After Recording Return Document to:**

Zylstra Beeksma Waller & Dale, P.L.L.C.  
791 S. E. Barrington Drive  
Oak Harbor, WA 98277



200207030073

Skagit County Auditor

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**Grantor(s):** Zylstra Beeksma Waller & Dale, P.L.L.C. 07921  
**Grantee(s):** Pacific Northwest Bank, a Washington Corporation  
**Abbreviated Legal Description:** SECTION 18, TOWNSHIP 35, RANGE 5; PTN LOT 1 (full legal description on page 1 of document)  
**Assessor's Property Tax Parcel or Acct. No:** 350518-0-031-0007  
**Document Modified:** Deed of Trust dated December 11, 1998 and recorded on December 30, 1998 under Auditor's File No. 9812300174, records of Skagit County, State of Washington

FIRST AMERICAN TITLE CO.

**TRUSTEE'S DEED**

Zylstra Beeksma Waller & Dale, P.L.L.C., the GRANTOR, as present Trustee under that Deed of Trust, as hereinafter particularly described, in consideration of the premises and payment recited below, hereby grants and conveys, without warranty, to Pacific Northwest Bank, a Washington Corporation hereinafter referred to as GRANTEE, that real property, situated in the County of Skagit, State of Washington, described as follows:

The North 1/3 of Government Lot 1 of Section 18, Township 35 North, Range 5 East, W.M. Except County Roads, and also Except the North 315 feet thereof.

**RECITALS:**

1. This conveyance is made pursuant to the powers, including the power of sale, conferred upon said Trustee by that certain Deed of Trust dated December 11, 1998, recorded December 30, 1998, under Auditor's File Number 9812300174, records of Skagit County, State of Washington from Gregory David Bisbey, and Belinda Bisbey as Grantors to First American Title as Trustee, to secure

an obligation in favor of InterWest Bank nka Pacific Northwest Bank who was the original Beneficiary or, due to the assignment is now the current Beneficiary.

2. Said Deed of Trust was executed to secure, together with other undertakings, the payment of a promissory note(s) in the sum of \$165,500.00 with interest thereon, according to the terms thereof, in favor of InterWest Bank nka Pacific Northwest Bank and to secure any other sums of money which might become due and payable under the terms of said Deed of Trust.

3. The described Deed of Trust provides that the real property conveyed therein is not used principally for agricultural or farming purposes.

4. Default having occurred in the obligations secured and/or covenants of the Grantor, as set forth in the Notice of Trustee's Sale described below, which by the terms of the Deed of Trust make operative the power to sell, the thirty-day advance Notice of Default was transmitted to the Grantor, or his successor in interest, and a copy of said Notice was posted or served in accordance with law.

5. InterWest Bank nka Pacific Northwest Bank, being then the holder of the indebtedness secured by said Deed of Trust, delivered to said Trustee a written request directing said Trustee or his authorized agent to sell the described property in accordance with law and the terms of said Deed of Trust.

6. The defaults specified in the Notice of Default not having been cured, the Trustee, in compliance with the terms of the said Deed of Trust, executed, and on March 1, 2002, recorded in the office of the Auditor of Skagit County, Washington, a Notice of Trustee's Sale of said property.

7. The Trustee, in its aforesaid Notice of Trustee's Sale, fixed the place of sale as United States Post Office in the City of Anacortes, State of Washington, a public place, at 10:00 a.m., and in accordance with law caused copies of the statutory Notice of Trustee's Sale to be transmitted by mail to all persons entitled thereto and either posted or served prior to 90 days before the sale; further, the Trustee caused a copy of said Notice of Trustee's Sale to be published once between the thirty-fifth and twenty-eighth day before the date of sale, and once between the fourteenth and seventh day before the sale; and further, included with this Notice, which was transmitted to or served upon the Grantor or his successor in interest, a Notice of Foreclosure in substantially the statutory form, to which copies of the Grantor's Note and Deed of Trust were attached.

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