



200305160060

Skagit County Auditor

5/16/2003 Page 1 of 3 10:32AM

Recording Requested by:
Wells Fargo Bank
When Recorded Return to: Fidelity National LPS
P. O. BOX 19523
Irvine, CA 92623-9523
Code: WFD

State of Washington

Space Above This Line For Recording Data

REFERENCE # 20030927000343 ACCOUNT #: 0654-654-7427646-1998

SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is
04/17/2003 and the parties are as follows:

TRUSTOR ("Grantor"): LAURIE M GERE, A SINGLE PERSON

whose address is:

2019 41ST ST ANACORTES, WA, 98221

TRUSTEE: Wells Fargo Financial National Bank
c/o Specialize Service
401 West 24th Street, National City, CA 91950

BENEFICIARY ("Lender"): Wells Fargo Bank, N.A.
P. O. BOX 31557
BILLINGS, MT 59107

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:

PORTION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER

SECTION 25, TOWNSHIP 35 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN,
DESCRIBED AS FOLLOWS:

SOUTHWEST QUARTER OF SAID SECTION; THENCE WEST 77 4/7 ROD TO THE TRUE POINT
OF BEGINNING;
THENCE SOUTH 290 FEET
THENCE EAST 180.64 FEET

MORE FULLY DESCRIBED ON ATTACHED EXHIBIT A

with the address of 2019 41ST ST ANACORTES, WA 98221
and parcel number of 350125-0-128-0006

together with all rights,
easements, appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches,

EQ249A (06/2002)

WASHINGTON - DEED OF TRUST

EXHIBIT A

20030927000343

PORTION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER

SECTION 25, TOWNSHIP 35 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

SOUTHWEST QUARTER OF SAID SECTION;
THENCE WEST 77 4/7 ROD TO THE TRUE POINT OF BEGINNING;

THENCE SOUTH 290 FEET
THENCE EAST 180.64 FEET;

TOGETHER WITH AN UNDIVIDED ONE-QUARTER (1/4) INTEREST IN A TRACT OF LAND 33 FEET IN WIDTH THE WESTERLY LINE OF WHICH IS DESCRIBED AS FOLLOWS

QUARTER OF SECTION 25, TOWNSHIP 35 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS:

SOUTHWEST QUARTER OF SAID SECTION
THENCE SOUTH 89 DEGREES 09' 22" WEST ALONG THE NORTH LINE OF THE SOUTHEAST

OF THIS LINE; THENCE SOUTH 0 DEGREES 48' 27" EAST, A DISTANCE OF 70 FODS, MORE OR LESS, ALONG THE EASTERLY LINE OF THOSE CERTAIN TRACTS CONVEYED BY DEEDS

UNDER AUDITOR;S FILE NO 584420, JUNE 13, 1977 UNDER AUDITORS FILE NO 780791, TO JACK B TOBIEN, ET UX, MICHAEL E KRONHOLM, ET UX, ALBERT A HODGSON, ET UX, AND DONALD F

PREPARED BY HAROLD RADAR FOR FRANK FOSTER DATED NOVEMBER 1, 1958.
SITUATED IN SKAGIT COUNTY, WASHINGTON



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Skagit County Auditor

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 LIMIT AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$80,000.00 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 04/17/2043
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 6, 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.

RIDERS. If checked, the following are applicable to this Security Instrument. The covenants and agreements of each of the riders checked below are incorporated into and supplement and amend the terms of this Security Instrument.

- ☒ Third Party Rider
☒ Leasehold Rider
☒ Other

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).

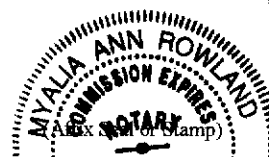
<u>Laurie M Gere</u>	Grantor	<u>4/18/03</u>	Date
_____	Grantor	_____	Date
_____	Grantor	_____	Date
_____	Grantor	_____	Date
_____	Grantor	_____	Date
_____	Grantor	_____	Date

ACKNOWLEDGMENT:

(Individual)
STATE OF Washington, COUNTY OF Skagit } ss.
I hereby certify that I know or have satisfactory evidence that Laurie M Gere
_____ 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: April 18, 2003
Malia Ann Rowland
(Signature)
Malia Ann Rowland, Notary
(Print name and include title)
My Appointment expires: July 12, 2005



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