

When Recorded Return To:
First American Title Company
3355 Michelson Dr., Suite 250
Irvine, CA 92612
Attn: Gina Pantoja

LSI

pad

Dallas, Texas 75244



200311180090
Skagit County Auditor

11/18/2003 Page 1 of 8 2:34PM

LOAN #: 1690656160

1471510

DOCUMENT TITLE: Loan Modification Agreement

REFERENCE NUMBERS OF RELATED DOCUMENTS:

Book/Liber: N/A

Page: N/A

Instrument No.: 9305100093

BETWEEN

GRANTOR(S):

1. Rick K. Wood
2. Ginni L. Knopf nka Ginni L. Wood
- 3.
- 4.

AND

GRANTEE: Chase Manhattan Mortgage Corporation

Abbreviated Legal Description as follows: (i.e. lot/block/plat or section/township/range/quarter/quarter)

THE LAND REFERRED TO IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, CITY OF CONCRETE, AND DESCRIBED AS FOLLOWS:

THE LAND REFERRED TO IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, AND IS DESCRIBED AS FOLLOWS:

LOT 52, "WILDERNESS VILLAGE, DIVISION NO. 1", AS PER PLAT RECORDED IN VOLUME 10 OF PLATS, PAGE 48, RECORDS OF SKAGIT COUNTY, WASHINGTON.

Assessor's Property Tax Parcel/Account Number(s): P78236

NOTE: The auditor/recorder will rely on the information on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.

After Recording Return To:

Loan Servicing, Inc.
[Company Name]
Attn: Wayne McGuffin
[Name of Natural Person]
4254 Spring Valley Road
[Street Address]
Dallas, Texas 75244
[City, State, Zip]

Prepared By:

RUTH RUHL, P.C. and Co-Counsel,
Routh, Crabtree & Fennell

Freddie Mac Loan No.: 755860098
Loan No.: 1690656160

THIS MODIFICATION IS TO BE EXECUTED IN DUPLICATE ORIGINALS.
ONE ORIGINAL IS TO BE AFFIXED TO THE ORIGINAL NOTE AND
ONE ORIGINAL IS TO BE RECORDED IN THE LAND RECORDS WHERE
THE SECURITY INSTRUMENT IS RECORDED.

LOAN MODIFICATION AGREEMENT

This Loan Modification Agreement ("Modification"), is effective July 1st, 2003, between
Rick K. Wood and Ginni L. Knopf nka Ginni L. Wood, husband and wife ("Borrower") and
Chase Manhattan Mortgage Corporation ("Lender")

and amends and supplements (1) the Note (the "Note") made by the Borrower, dated May 4th, 1993, in the
original principal sum of U.S.\$ 67,000.00, and (2) the Mortgage, Deed of Trust or Deed to Secure Debt (the
"Security Instrument"), recorded on May 10th, 1993, in Book/Liber N/A, Page N/A,
Instrument No. 9305100093, Official Records of Skagit County, Washington
The Security Instrument, which was entered into as security for the performance of the Note, encumbers the real and
personal property described in the Security Instrument (and defined in the Security Instrument as the "Property"),
which is located at 7709 Wilderness Drive, Concrete, Washington 98237

Initials *RK* Initials *GW* Initials _____ Initials *DM*

WASHINGTON FREDDIE MAC LOAN MODIFICATION AGREEMENT



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Skagit County Auditor

That real property is described as follows:

THE LAND REFERRED TO IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, CITY OF CONCRETE, AND DESCRIBED AS FOLLOWS:

THE LAND REFERRED TO IS SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, AND IS DESCRIBED AS FOLLOWS:

LOT 52, "WILDERNESS VILLAGE, DIVISION NO. 1", AS PER PLAT RECORDED IN VOLUME 10 OF PLATS, PAGE 48, RECORDS OF SKAGIT COUNTY, WASHINGTON.

The Borrower has requested that the Lender modify the terms of the Note and Security Instrument. The Lender has agreed to do so pursuant to the terms and conditions stated in this Modification. In consideration of the agreements made in this Modification, and other good and valuable consideration which the parties agree they have received, the Borrower and Lender agree to modify the terms of the Note and Security Instrument as follows. The Borrower and Lender agree that the provisions of this Modification supersede and replace any inconsistent provisions set forth in the Note and Security Instrument.

1. The Borrower represents that the Borrower is, is not, the occupant of the Property.
2. The Borrower acknowledges that interest has accrued but has not been paid and the Lender has incurred, paid or otherwise advanced taxes, insurance premiums and other expenses necessary to protect or enforce its interest in the Note and the Security Instrument, and that such interest, costs and expenses, in the total amount of \$ 7,889.82 , have been added to the indebtedness under the terms of the Note and Security Instrument. As of July 1st, 2003 , the amount, including such amounts which have been added to the indebtedness (if any), payable under the Note and Security Instrument (the "Unpaid Principal Balance") is U.S. \$ 55,722.37
3. The Borrower promises to pay the Unpaid Principal Balance, plus interest, to the order of the Lender, until the Unpaid Principal Balance has been paid. Interest will be charged on the Unpaid Principal Balance at the yearly rate of 7.250 % beginning July 1st, 2003 . The Borrower promises to make monthly payments of principal and interest of U.S. \$ 554.73 , beginning on the 1st day of August, 2003 , and continuing thereafter on the same day of each succeeding month. If on June 1st, 2016 , (the "Modified Maturity Date"), the Borrower still owes amounts under the Note and the Security Instrument, as amended by this Modification, the Borrower will pay these amounts in full on the Modified Maturity Date. The Borrower will make such payments at Chase Manhattan Mortgage, 3415 Vision Drive, Columbus, Ohio 43219 or at such place as the Lender may require.

Initials RW Initials _____ Initials DB Initials _____



4. Except to the extent that they are modified by this Modification, the Borrower will comply with all of the covenants, agreements, and requirements of the Note and Security Instrument, including without limitation, the Borrower's covenants and agreements to make all payments of taxes, insurance premiums, assessments, escrow items, impounds, and all other payments that the Borrower is obligated to make under the Security Instrument.

5. Nothing in this Modification shall be understood or construed to be a satisfaction or release in whole or in part of the Note and Security Instrument. Except as otherwise specifically provided in this Modification, the Note and Security Instrument will remain unchanged and in full effect, and the Borrower and Lender will be bound by, and comply with, all of the terms and provisions thereof, as amended by this Modification.

6. If one or more riders are executed by the Borrower and recorded together with this Modification, the covenants and agreements of each such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Modification as if the rider(s) were a part of this Modification. [Check applicable box(es)]

- 1-4 Family Rider - Assignment of Rents
- Modification Due on Transfer Rider
- Bankruptcy Rider
- Other Rider

Initials RW Initials _____ Initials DL Initials _____

WASHINGTON FREDDIE MAC LOAN MODIFICATION AGREEMENT



200311180090
Skagit County Auditor

Freddie Mac Loan No.: 755860098
Loan No.: 1690656160

[To be signed by all Borrowers, endorsers, guarantors, sureties, and other parties signing the Note or Security Instrument].

7-25-03
Date

Rick K. Wood (Seal)
Rick K. Wood -Borrower

7-25-03
Date

Ginni L. Knopf nka Ginni L. Wood (Seal)
Ginni L. Knopf nka Ginni L. Wood -Borrower

Date

(Seal)
-Borrower

Date

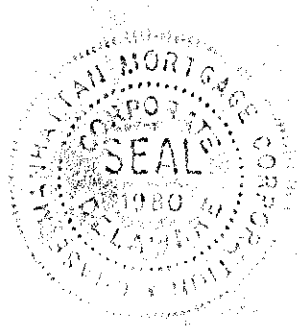
(Seal)
-Borrower

8/4/03
Date

Chase Manhattan Mortgage Corporation
-Lender

By: Amada J. Stark
Its: **ASSISTANT VICE PRESIDENT**

(Corporate Seal)



[See Attached Acknowledgment(s)]

WASHINGTON FREDDIE MAC LOAN MODIFICATION AGREEMENT



200311180090
Skagit County Auditor

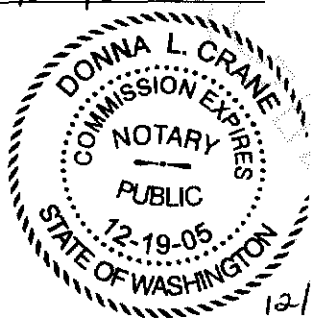
BORROWER ACKNOWLEDGMENT

State of Washington §
§ ss.:
County of Skagit §

I certify that I know or have satisfactory evidence that Rick K. Wood and Ginni L. Knopf nka Ginni L. Wood [name of person] is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 7/25/03

(Seal)



Donna L. Crane
(Signature)
Notary
(Title of Office)
Skagit County
(Place of Residence of Notary Public)

LENDER ACKNOWLEDGMENT

State of OHIO §
§ ss.:
County of FRANKLIN §

On this 4 day of August, 2003, before me personally appeared AMANDA J. STARK to me known to be the (president, vice-president, secretary, treasurer, or other authorized officer or agent, as the case may be) of said entity that executed the within and foregoing instrument, and acknowledged said instrument to be the free and voluntary act and deed of said entity, for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument and that the seal affixed is the seal of said entity.

In Witness Whereof I have hereunto set my hand and affixed my official seal the day and year first above written.

(Seal)



BRUCE M. DRAUDT
Notary Public
In and for the State of Ohio
My Commission Expires
12-12-04
12-12-2004

Bruce M. Draudt
(Signature)
NOTARY
(Title of Office)
OHIO
(Place of Residence of Notary Public)

ACKNOWLEDGMENT (WASHINGTON)



Loan No.: 1690656160

MODIFICATION DUE ON TRANSFER RIDER

THIS MODIFICATION DUE ON TRANSFER RIDER, effective the 1st day of July, 2003 is incorporated into and shall be deemed to amend and supplement the Loan Modification Agreement of the same date made by Rick K. Wood and Ginni L. Knopf nka Ginni L. Wood, husband and wife

and Chase Manhattan Mortgage Corporation

(the "Borrower")

covering the Property described in the Loan Modification Agreement located at: 7709 Wilderness Drive, Concrete, Washington 98237

(the "Lender")

[Property Address]

In addition to the covenants and agreements made in the Loan Modification Agreement, the Borrower and Lender covenant and agree as follows:

A. Notwithstanding any other covenant, agreement or provision of the Note and Security Instrument, as defined in the Loan Modification Agreement, the Borrower agrees as follows:

Transfer of the Property or a Beneficial Interest in Borrower. If all or any part of the Property or any interest in it is sold or transferred (or if a beneficial interest in Borrower is sold or transferred and Borrower is not a natural person) without Lender's prior written consent, Lender may, as its option, require immediate payment in full of all sums secured by the Security Instrument. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of the Loan Modification Agreement.

If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by the Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by the Security Instrument without further notice or demand on Borrower.

Initials RK Initials GW Initials _____



Loan No.: 1690656160

B. Except as otherwise specifically provided in this Modification Due On Transfer Rider, the Loan Modification Agreement, the Note and Security Instrument will remain unchanged and in full effect.

7-25-03
Date

Rick K. Wood (Seal)
Rick K. Wood -Borrower

7-25-03
Date

Denni J Knopf Dena J Wood (Seal)
Ginni L. Knopf nka Ginni L. Wood -Borrower

Date

(Seal)
-Borrower

Date

(Seal)
-Borrower

Chase Manhattan Mortgage Corporation (Seal)
-Lender

8/4/03
Date

By: [Signature]
ANDANITA J. STACE

Its: ASSISTANT VICE PRESIDENT

MULTISTATE MODIFICATION DUE ON TRANSFER RIDER
FHLMC UNIFORM INSTRUMENT



200311180090
Skagit County Auditor