



200409270088
Skagit County Auditor

9/27/2004 Page 1 of 3 9:27AM

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State of Washington

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REFERENCE # 20042317000504 ACCOUNT #: 0650-650-5083206-0001

SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is 08/30/2004 and the parties are as follows:

TRUSTOR ("Grantor"):
JERALD B. HAUER AND KANDY L. HAUER, HUSBAND AND WIFE

whose address is: 5816 INEZ ST BOW, WA, 98232

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:

LOT 2 AND THE SOUTHEAST 20 FEET OF THE SOUTHWEST 50 FEET OF LOT 8, ADJOINING; THE NORTHEAST 25 FEET OF LOT 3 AND THE SOUTHEAST 20 FEET OF THE NORTHEAST 25 FEET OF LOT 7, ADJOINING, BLOCK 7, PLAT OF BOW, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 3 OF PLATS, PAGE 40, RECORDS OF SKAGIT COUNTY, WASHINGTON.

ABBREVIATED LEGAL: LOT 2, SE 20 FT OF SW 50 FT OF LOT 8, ADJOINED NE 25 FT OF LOT 3, SE 20 FT OF NE 25 FT OF LOT 7, ADJOINED, BLK 7, VOLUME 3 PAGE 40

with the address of 5816 INEZ ST BOW, WA 98232
and parcel number of P71269

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

and water stock and all 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 \$20,000.00 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 09/22/2019
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 N/A

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>Jerald B. Hauer by Kandy L. Hauer, Attny in-fact</u> | <u>8/27/04</u> |
| JERALD B. HAUER BY KANDY L. HAUER, ATTNY IN-FACT Grantor | Date |
| <u>Kandy L. Hauer</u> | <u>8/27/04</u> |
| KANDY L. HAUER | 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

Kandy L. Hauer 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: 8/27/04

Michelle A. Tremblay

(Signature)
Michelle A. Tremblay

(Print name and include title)

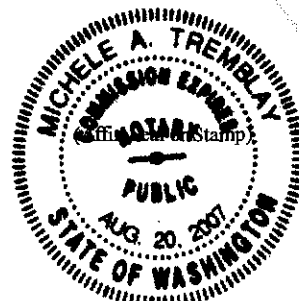
My Appointment expires: 8/20/07

EQ2

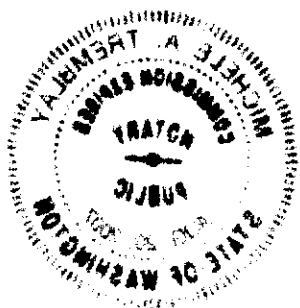


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Skagit County Auditor



UNOFFICIAL DOCUMENT



Recording requested by:
Wells Fargo Bank, N.A.
When recorded return to:
P. O. BOX 31557
BILLINGS, MT 59107
DOCUMENT MANAGEMENT

State of (Name) _____
REFERENCE# 20042317000504

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ACCOUNT# 0650-650-5083206-0001

AFFIDAVIT OF ATTORNEY IN FACT/AGENT

I, KANDY L. HAUER, ATTORNEY IN FACT, having a mailing address of 5816 INEZ ST
BOW WA 98232, being duly sworn, hereby make the following statements based upon
my personal knowledge:

1. I am the *Attorney-in-Fact/Agent* under a power of attorney from JERALD B. HAUER, which power of attorney is dated 08/25/2004.
2. As of this date:
 - A. the power of attorney has not been amended, revoked or terminated by the Principal;
 - B. the Principal has not died;
 - C. if I am the spouse of the Principal, no action for divorce, annulment or separation has been commenced by me or the Principal;
 - D. a guardian has not been appointed for the Principal.
3. I have examined the legal description(s), if any, attached to the Power of Attorney and certify that the description(s) have not been changed, replaced, or amended subsequent to the signing of the Power of Attorney by the Principal.
4. I make this affidavit with the intention that it be relied upon by Wells Fargo Bank, N.A., in connection with a loan to the Principal, secured by a mortgage or deed of trust of the Principal's real estate.
5. For purposes of the transaction, I understand that Wells Fargo Bank, N.A., will continue to rely on the representations contained in this affidavit after the loan or the line of credit is opened. I will promptly notify Wells Fargo Bank, N.A., of any future, modification or revocation by the Principal.

Signed this 27th day of August, 2004

Kandy L. Hauer
Signature of Agent

ACKNOWLEDGEMENT: (Individual)

State of WA, ss.

County of Skagit, ss.

On this 27th day of Aug, 202004, before me personally
appeared Kandy L. Hauer
(Name(s) of Person(s) Acknowledged) who, I am satisfied,
the maker(s) of the instrument, and acknowledged that the instrument was executed as the maker's own act.



(Seal)

EQ342 (08/2007)

Michele A. Tremblay
(Signature of Notary Public)

Michele A. Tremblay
(Print or Type Name of Notary Public)

My commission expires: 8/20/07



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