



200501060053
Skagit County Auditor

WHEN RECORDED RETURN TO:

1/6/2005 Page 1 of 4 11:09AM

Name: WILLIAM E. AND KITTY L. SPERRY
Address: PO Box 2097
City, State, Zip: FORKS, WA 98331

Chicago Title Company - Island Division

ACCOMMODATION RECORDING 1013-2599

Deed of Trust Short Form

(For Use in the State of Washington Only)

Chicago Title Company has placed
this document for recording as a
customer courtesy and accepts no
liability for its accuracy or validity

THIS DEED OF TRUST, made this 5TH day of JANUARY, 20 05, between
JOHN AND BRENDA LUND, GRANTOR,

whose address is PO Box 1701 HOAG ROAD MT. VERNON, WA 98223
ISLAND TITLE COMPANY, a corporation, TRUSTEE, and
WILLIAM E. AND KITTY L. SPERRY

_____, BENEFICIARY,

whose address is PO Box 2097 FORKS, WA 98331

WITNESSETH: Grantor hereby bargains, sells and conveys to Trustee in Trust, with power of sale, the following
described real property in SKAGIT County,
Washington:

SEE ATTACHED EXHIBIT A
PTN SWSW 20-34-4

Tax Account Number: P26812

TOGETHER WITH all the tenements, hereditaments and appurtenances, now or hereafter thereunto belonging or in
anywise appertaining, and the rents, issues and profits thereof and all other property or rights of any kind or nature
whatsoever further set forth in the Master Form Deed of Trust hereinafter referred to, SUBJECT, HOWEVER, to the
right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues
and profits.

THIS DEED IS FOR THE PURPOSE OF SECURING PERFORMANCE of each agreement of Grantor incorporated by
reference or contained herein and payment of the sum of FIFTEEN THOUSAND DOLLAR
AND 00/100 Dollars
(\$15,000.00) with interest thereon according to the terms of a promissory note of even
date herewith, payable to Beneficiary or order and made by Grantor, all renewals, modifications or extensions thereof, and also
such further sums as may be advanced or loaned by Beneficiary to Grantor, or any of their successors or assigns, together with
interest thereon at such rate as shall be agreed upon.

By executing and delivering this Deed of Trust and the Note secured hereby, the parties agree that all provisions of Paragraphs 1
through 35 inclusive of the Master Form Deed of Trust hereinafter referred to, except such paragraphs as are specifically

excluded or modified herein, are hereby incorporated herein by reference and made an integral part hereof for all purposes the same as if set forth herein at length, and the Grantor hereby makes said covenants and agrees to fully perform all of said provisions. The Master Form Deed of Trust above referred to was recorded on the twenty-fifth(25th) day of July, 1968, is the Official Records of the offices of the County Auditors of the following counties in Washington in the book and at the page designated after the name of each county, to-wit:

The undersigned Grantor requests that a copy of any Notice of Default and of any Notice of Sale hereunder be mailed to him at the address hereinbefore set forth.

COUNTY	BOOK OR VOL.	PAGE NO.	AUDITORS FILE NO.
Adams	2 of Record. Instr.	513-16	122987
Asotin	Microfilmed Under Auditors No.		101896
Benton	241 of Official Rec.	695 A-C	592931
Chelan	688 of Official Rec	1682-1685	681844
Clallam	315 of Official Rec.	195-198	383176
Clark	Aud. Microfilm No.	702859-702862	G-519253
Columbia	49 of Deeds	198-201	F-3115
Cowlitz	747 of Official Rec.	234-237	675475
Douglas	125 of Mtgs.	120-123	151893
Ferry	28 of Deeds	413-416	153150
Franklin	11 of Official Rec.	138-141	309636
Garfield	Microfilmed under Auditors No.		13044
Grant	44 of Rec. Doc	373-376	538241
Grays Harbor	21 of General	31-34	207544
Island	181 of Official Rec.	710-713	211628
Jefferson	4 of Official Rec.	316-319	196853
King	5690 of Mtgs.	436-439	6382309
Kitsap	929 of Official Rec.	480-483	934770
Kittitas	111 of Mtgs.	361-364	348693
Klickitat	101 of Mtgs	107-110	131095
Lewis	7 of Official Rec.	839-842	725562
Lincoln	107 of Mortgages	776-779	316596
Mason	Recl 48	Frame 835-838	236038
Okanogan	121 of Mortgages	517-519A	560658
Pacific	213 of Official Rec.	649-652	55707
Pend Oreille	27 of Mtgs.	8-11	126854
Pierce	1254 of Mtgs.	707-710	2250799
San Juan	28 of Mtgs.	459-462	69282
Skagit	19 of Official Rec.	80-83	716277
Skamania	47 of Mtgs.	41-44	70197
Snohomish	233 of Official Rec.	540-543	2043549
Spokane	14 of Official Rec.	1048-1051	376267C
Stevens	109 of Mtgs.	394-397	390635
Thurston	454 of Official Rec.	731-734	785350
Wahkiakum	17 of Mtgs.	89-92	24732
Walla Walla	308 of Mtgs.	711-714	495721
Whatcom	82 of Official Rec.	855-858	1047522
Whitman	1 of Misc.	291-294	382282
Yakima	712 of Official Rec.	147-150	2170555

A copy of such Master Form Deed of Trust is hereby furnished to the person executing this Deed of Trust and by executing this Deed of Trust the Grantor acknowledges receipt of such Master Form Deed of Trust.

The property which is the subject of this Deed of Trust is not used principally or primarily for agricultural or farming purposes.

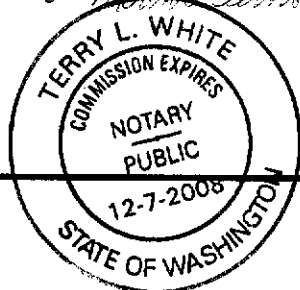
STATE OF WASHINGTON)
COUNTY OF Skagit) ss.

On this day personally appeared before me

to me known to be the individual described in and who executed the within and foregoing instrument, and acknowledged that _____ signed the same as _____ free and voluntary act and deed, for the uses and purposes therein mentioned.

5th GIVEN under my hand and official seal this day of January, 20 05.

Notary Public in and for the State of Washington,
residing at Mount Vernon



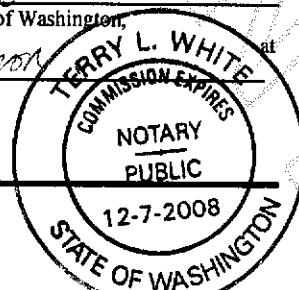
STATE OF WASHINGTON) ss.
COUNTY OF Skagit)

On this 5th day of January, 20 05
before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared

and _____
to me known to be the _____ President and Secretary, respectfully, of _____ the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that _____ authorized to execute the said instrument and that the seal affixed is the corporate seal of said corporation.

Witness my hand and official seal hereto affixed the day and year first above written.

Terry L. White
Notary Public in and for the State of Washington,
residing at Mount Vernon



REQUEST FOR



200501060053

Skagit County Auditor

Do not record. To be used only when note has been paid.

TO: TRUSTEE,

The undersigned is the legal owner and holder of the note and all other indebtedness secured by the within Deed of Trust. Said note, together with all other indebtedness secured by said Deed of Trust, has been fully paid and satisfied, and you are hereby requested and directed, on payment to you of any sums owing to you under the terms of said Deed of Trust, to cancel said note above mentioned, and all other evidences of indebtedness secured by said Deed of Trust delivered to you herewith, together with the said Deed of Trust, and to reconvey, without warranty, to the parties designated by the terms of said Deed of Trust, all the estate now held by you thereunder.

Dated _____, 20 _____



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Skagit County Auditor

Subject Legal Description

EXHIBIT A

That portion of the following described tract lying Southerly and Westerly of Primary State Highway No. 1 as condemned under the decrees entered June 22, 1954, in Skagit County Superior Court Cause No. 22445.

That portion of the Southwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of Section 28, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point 100 feet South of the Northeast corner of "PICKEN'S ADDITION TO THE TOWN OF MT. VERNON", as per plat recorded in Volume 2 of Plats, page 105;
thence South along the East line of said addition and said line extended 329 feet;
thence East 393 feet, more or less, to the West line of Blodgett Road;
thence Northerly along the West line of the Blodgett Road to a point East of the point of beginning;
thence West 368 feet, more or less, to the point of beginning.

EXCEPT that portion thereof, if any, lying within the boundaries of street right of ways,

EXCEPTING FROM THE ABOVE DESCRIBED PREMISES that portion thereof conveyed to the State of Washington by Deed dated February 8, 1973 and recorded on February 14, 1973, under Auditor's File No. 781926, and also excepting therefrom the following described tract:

Beginning at the Northeast corner of Lot 11 of the plat of "PICKEN'S ADDITION TO THE TOWN OF MT. VERNON", as per plat recorded in Volume 2 of Plats, page 105, records of Skagit County, Washington;
thence South along the East line of said Picken's Addition, a distance of 150.00 feet to the Southeast corner of Lot 9;
thence East along the Easterly projection of the South line of said Lot 9, a distance of 6.00 feet;
thence North along a line which is parallel to and 6.00 feet East of the East line of said Picken's Addition, a distance of 150.00 feet;
thence West along the Easterly projection of the North line of Lot 11 of said Picken's Addition, a distance of 6.00 feet to the point of beginning.

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

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Skagit County Auditor