



200506200065

Skagit County Auditor

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Return Address:  
Wells Fargo Bank, N.A.  
P. O. BOX 31557  
BILLINGS, MT 59107  
DOCUMENT MANAGEMENT

State of Washington

Space Above This Line For Recording Data

REFERENCE # 20051437000297 ACCOUNT #: 0651-651-8247625-1998

### SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is 05/25/2005 and the parties are as follows:

TRUSTOR ("Grantor"):  
THOMAS J. STOCKTON AND BARBARA F. STOCKTON, HUSBAND AND WIFE

whose address is: 1410 6TH 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:

LOTS 14 AND 15, BLOCK 109, 'MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON', AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 4, RECORDS OF SKAGIT COUNTY, WASHINGTON. ALSO, THAT PORTION OF ABANDONED GREAT NORTHERN RAILWAY RIGHT-OF-WAY IN THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M., LYING SOUTHERLY OF LOTS 14 AND 15, OF BLOCK 109, 'MAP OF THE CITY OF ANACORTES, SKAGIT COUNTY, WASHINGTON', AS PER PLAT RECORDED IN VOLUME 2 OF PLATS, PAGE 4, RECORDS OF SKAGIT COUNTY, AND NORTHERLY OF THE SOUTH LINE OF LOTS 14 AND 15, OF SAID BLOCK EXTENDED WEST AND EASTERLY OF THE WEST LINE OF SAID LOT 14, EXTENDED SOUTH AND WESTERLY OF THE EAST LINE OF SAID LOT 15, EXTENDED SOUTH. ABBREVIATED LEGAL: LOT(S) 14-15, BLOCK 109, OF MAP OF THE CITY OF ANACORTES, MAP BOOK 2, MAP PAGE 4

with the address of 1410 6TH ST ANACORTES, WA 98221  
and parcel number of P55688

together with all rights,  
easements, appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches,  
EQ249A (12/2004) **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 \$50,000.00 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 05/25/2045
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



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**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>Thomas J. Stockton</u> THOMAS J. STOCKTON	Grantor	<u>5/25/05</u> Date
<u>Barbara F. Stockton</u> BARBARA F. STOCKTON	Grantor	<u>5/25/05</u> 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 Thomas J Stockton and Barbara F Stockton 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: May 25, 2005  
Theresa E Young  
(Signature)  
Theresa E Young  
(Print name and include title)  
My Appointment expires: 12-16-07

Theresa E Young  
STATE OF WASHINGTON  
NOTARY PUBLIC  
MY COMMISSION EXPIRES 12-16-07  
(Affix Seal or Stamp)

