



200605310230

Skagit County Auditor

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5 3:35PM

After Recording Return To:

Wells Fargo Bank, N.A. Attn: Document Mgt.
P.O. Box 31557 MAC B6908-012
Billings, MT 59107-9900

First American Title
88062-3

DEED OF TRUST

Grantor(s) KEVIN R AINSWORTH AND DIANE L AINSWORTH, HUSBAND AND WIFE

Grantee(s) Wells Fargo Bank, N.A., 101 North Phillips Avenue, Sioux Falls, SD 57104

Legal Description SEE ATTACHED PTN. 1013 5 and 6 BLK 2 Rosedale Garden
tracts
Assessor's Property Tax Parcel or Account Number P108645

Reference Numbers of Documents Assigned or Released

Trustee: Wells Fargo Financial National Bank



Prepared by:
Wells Fargo Bank, N.A.
MEGAN AVON
PROCESSOR
7185 VISTA DR
WEST DES MOINES, IOWA 50266
800-443-3486

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P.O. Box 31557 MAC B6908-012
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State of Washington
REFERENCE #: 20061173321216

Space Above This Line For Recording Data
Account number: 650-650-1943851-1XXX

SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is MAY 26, 2006 and the parties are as follows:
TRUSTOR ("Grantor"): **KEVIN R AINSWORTH AND DIANE L AINSWORTH, HUSBAND AND WIFE** whose address is: **24341 ELEGANT HEIGHT, MT VERNON, WASHINGTON 98273**

TRUSTEE: Wells Fargo Financial National Bank, 2324 Overland Ave, Billings, MT 59102

BENEFICIARY ("Lender"): Wells Fargo Bank, N.A., 101 North Phillips Avenue, Sioux Falls, SD 57104

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:
Assessor's Property Tax Parcel Account Number(s):
SEE ATTACHED

This deed of trust is 2nd and subject to a deed of trust securing the note in the amount of \$211,919.00 recording concurrently herewith.

with the address of 511-513 HYATT PLACE, SKAGIT, WASHINGTON 98284 and parcel number of together with all rights, easements, appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches, 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 \$ 26,491.00 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 May 26, 2046.

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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 **2/6/1997** as Auditor's File Number **9702060051** in Book **1626** at Page **614** 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.

6. **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.

☐ N/A Third Party Rider

☐ N/A Leasehold Rider

☐ N/A 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).

Diane L. Ainsworth 5/30/06
Grantor **DIANE L AINSWORTH** Date

Kevin R. Ainsworth 5/30/06
Grantor **KEVIN R AINSWORTH** Date

Grantor Date

Grantor Date

Grantor Date

Grantor Date

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Grantor

Date

Grantor

Date

ACKNOWLEDGMENT:

(Individual)

STATE OF WASHINGTON, COUNTY OF SKAGIT ss.

I hereby certify that I know or have satisfactory evidence that

DIANE L AINSWORTH And KEVIN R AINSWORTH

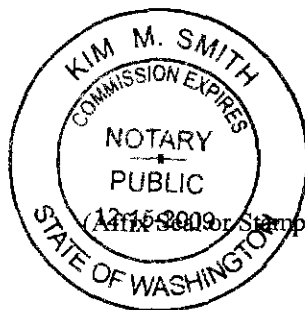
is/are the person(s) who appeared before me and said person(s) acknowledged that he/~~she~~/they signed this instrument and acknowledged it to be his/~~her~~/their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: May 31, 2006

Kim M. Smith
(Signature)

Kim M. Smith
(Print name) **NOTARY PUBLIC**

My Appointment expires: 12/15/09



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EXHIBIT A

Reference: 20061173321216

Account: 650-650-1943851-1998

Legal Description:

SEE ATTACHED

Legal description

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Lot 4, of Sedro Woolley Short Plat No. SW-6-95, approved November 9, 1995, recorded November 14, 1995, in Volume 12, Page 38 of Short Plats, under Auditor's File No. 9511140024, being a portion of Lot 5 and Lot 6, Block 2, "ROSEDALE GARDEN TRACTS", as per plat recorded in Volume 3 of Plats, Page 52, records of Skagit County, Washington.

Exhibit A, CDP.V1 07/2004



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