



200607250029

Skagit County Auditor

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After Recording Return To:

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

DEED OF TRUST

Trustor(s) STEVE JONAS AND ANNA M. JONAS, HUSBAND AND WIFE

Trustee(s) Wells Fargo Financial National Bank, 2324 Overland Ave, Billings, MT 59102

Wells Fargo Bank

Legal Description LOT 43, 'PLAT OF BROWN AND MCMILLEN DIV. NO. 2', AS PER PLAT RECORDED IN VOLUME 14 OF PLATS, PAGES 184 AND 185, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON. TITLE TO SAID PREMISES IS VESTED IN STEVE JONAS AND ANNA M. JONAS, HUSBAND AND WIFE BY DEED FROM MICHAEL J. DYNES AND JOANNE L. DYNES, HUSBAND AND WIFE DATED 11/28/2000 AND RECORDED 11/30/2000 AS INSTRUMENT NO. 200011300167.

Assessor's Property Tax Parcel or Account Number P99952

Reference Numbers of Documents Assigned or Released



Prepared by:
Wells Fargo Bank, N.A.
BEN INKS

18700 NW WALKER RD BLDG #92
BEAVERTON, OREGON 97006
503-614-6236

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State of Washington
REFERENCE #: 20061617300231

Space Above This Line For Recording Data
Account number: 651-651-0357822-0XXX

SHORT FORM DEED OF TRUST
(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is JUNE 26, 2006 and the parties are as follows:
TRUSTOR ("Grantor"): **STEVE JONAS AND ANNA M. JONAS, HUSBAND AND WIFE** whose address is: **20140 HILL VUE ST, BURLINGTON, WASHINGTON 98233-5211**

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): **P99952**
LOT 43, 'PLAT OF BROWN AND MCMILLEN DIV. NO. 2', AS PER PLAT RECORDED IN VOLUME 14 OF PLATS, PAGES 184 AND 185, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON. TITLE TO SAID PREMISES IS VESTED IN STEVE JONAS AND ANNA M. JONAS, HUSBAND AND WIFE BY DEED FROM MICHAEL J. DYNES AND JOANNE L. DYNES, HUSBAND AND WIFE DATED 11/28/2000 AND RECORDED 11/30/2000 AS INSTRUMENT NO. 200011300167.

with the address of 20140 HILL VUE ST, BURLINGTON, WASHINGTON 98233 and parcel number of P99952 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 \$ 56,000.00 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

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which are incorporated by reference into this Security Instrument, now or in the future. The maturity date of the Secured Debt is **JULY 15, 2036**.

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).

Steve Jonas 6-30-06
Grantor STEVE JONAS Date

Anna M Jonas 6-30-06
Grantor ANNA M JONAS Date

Grantor Date

Grantor Date

Grantor Date

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Grantor

Date

Grantor

Date

Grantor

Date

ACKNOWLEDGMENT:

(Individual) ISLAND
STATE OF WASHINGTON, COUNTY OF SKAGIT ss.

I hereby certify that I know or have satisfactory evidence that
STEVE JONAS And ANNA M JONAS
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: JUNE 30TH, 2006

Kevin L. Krueger
(Signature)

KEVIN L. KRUEGER
(Print name) NOTARY PUBLIC

My Appointment expires: 3-16-2010

