



200608140151

Skagit County Auditor

8/14/2006 Page

1 of

4 11:28AM

**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**

FIRST AMERICAN TITLE CO.

Trustor(s) **BRADLEY K. FOWLER, AN UNMARRIED MAN**

A8842E-3

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

Legal Description Tract 11, "STERLING PLACE", as per plat recorded in  
Volume 16 of Plats, pages 13 and 14, records of Skagit County,  
Assessor's Property Tax Parcel or Account Number P107097 Washington.

Reference Numbers of Documents Assigned or Released

**ACCOMMODATION RECORDING ONLY**



Prepared by:  
Wells Fargo Bank, N.A.  
KATIE BROGREN  
DOCUMENT PREPARER  
7600 OFFICE PLAZA DRIVE  
WEST DES MOINES, IOWA 50266  
515-324-8024

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

State of Washington  
REFERENCE #: 20061883667228

Space Above This Line For Recording Data  
Account number: 650-650-2647949-0XXX

## SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is AUGUST 4, 2006 and the parties are as follows:  
TRUSTOR ("Grantor"): **BRADLEY K. FOWLER, AN UNMARRIED MAN** whose address is: **6728 95TH ST, MARYSVILLE, WASHINGTON 98270**

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): P107097

This deed of trust is 2nd and subject to a deed of trust securing the note in the amount of \$300,000.00 recording concurrently herewith.

with the address of 3911 STERLING PL, ANACORTES, WASHINGTON 98221 and parcel number of P107097 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 \$ 37,500.00 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 AUGUST 4, 2036.

WADEED - short (06/2002) CDPv.1



200608140151  
Skagit County Auditor

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).

Bradley K Fowler 8-8-06  
Grantor **BRADLEY K FOWLER** Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

WADEED - short (06/2002) CDPv.1



200608140151

Skagit County Auditor

8/14/2006 Page

3 of

4 11:28AM

Grantor

Date

Grantor

Date

**ACKNOWLEDGMENT:**

(Individual)

STATE OF WASHINGTON, COUNTY OF SKAGIT ss.

I hereby certify that I know or have satisfactory evidence that

**BRADLEY K FOWLER**

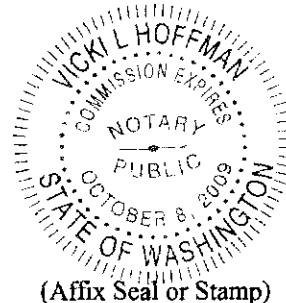
is/are the person(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: Aug. 8, 2006

Vicki L Hoffman  
(Signature)

VICKI L. HOFFMAN  
(Print name) **NOTARY PUBLIC**

My Appointment expires: 10-8-09



(Affix Seal or Stamp)

WADEED - short (06/2002) CDPv.1



200608140151  
Skagit County Auditor

8/14/2006 Page

4 of

4 11:28AM