

After Recording Return To:

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



**200612220033
Skagit County Auditor**

12/22/2006 Page 1 of 5 10:13AM

DEED OF TRUST

Trustor(s) EUGENE G. EARNEST AND MARY S. EARNEST, HUSBAND AND WIFE

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

Beneficiary Wells Fargo Bank, N.A., 101 North Phillips Avenue, Sioux Falls, SD 57104

Legal Description LOT 18, EXCEPT THE EAST 15 FEET THEREOF, AND ALL OF LOT 17, BLOCK 102, "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. ABBREVIATED LEGAL: LOT 17 & W PTN 18, BLK 102, CITY OF ANACORTES, DOC # 200304140231

Assessor's Property Tax Parcel or Account Number P55659

Reference Numbers of Documents Assigned or Released

Signature (for non-standard recording)

Reference: 20063337400076

WADEED - short (06/2002) CDPv.1



1/5

Documents Processed 12-01-2006, 18:02:34

Prepared by:
Wells Fargo Bank, N.A.
WENDY EVERSOLE
DOCUMENT PREPARATION
18700 NW WALKER RD #92
BEAVERTON, OREGON 97006
866-537-8489

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 #: 20063337400076

Space Above This Line For Recording Data
Account number: 651-651-1032838-1XXX

SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is **DECEMBER 01, 2006** and the parties are as follows:
TRUSTOR ("Grantor"): **EUGENE G. EARNEST AND MARY S. EARNEST, HUSBAND AND WIFE**
whose address is: **1308 6TH ST, ANACORTES, WASHINGTON 98221-1724**

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): **P55659**
LOT 18, EXCEPT THE EAST 15 FEET THEREOF, AND ALL OF LOT 17, BLOCK 102, "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.
ABBREVIATED LEGAL: LOT 17 & W PTN 18, BLK 102, CITY OF ANACORTES, DOC # 200304140231

with the address of **1308 6TH ST, ANACORTES, WASHINGTON 98221** and parcel number of **P55659** 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 **\$ 30,000.00** 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

WADEED - short (06/2002) CDPv.1



200612220033
Skagit County Auditor

which are incorporated by reference into this Security Instrument, now or in the future. The maturity date of the Secured Debt is **DECEMBER 01, 2046**.

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).

Eugene G Earnest 12-04-06
Grantor **EUGENE G EARNEST** Date

Mary S Earnest 12/04/06
Grantor **MARY S/EARNEST** Date

Grantor Date

Grantor Date

Grantor Date

WADEED - short (06/2002) CDPv.1



200612220033
Skagit County Auditor

Grantor

Date

Grantor

Date

Grantor

Date

WADEED - short (06/2002) CDPv.1



200612220033
Skagit County Auditor

/5

34

For An Individual Acting In His/Her Own Right:

State of Washington

County of SKAGIT

On this day personally appeared before me

EUGENE G. EARNEST AND Mary S. Earnest
(here insert the name of grantor or

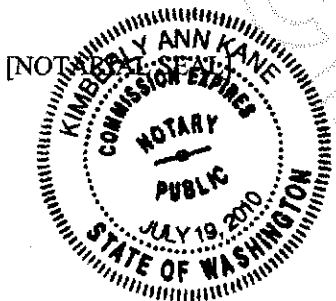
grantors) to me known to be the individual, or individuals described in and who executed the within and foregoing instrument, and acknowledged that he (she or they) signed the same as his (her or their) free and voluntary act and deed, for the uses and purposes therein mentioned. Given under my hand and official seal this 4th day of December, 2006.

Witness my hand and notarial seal on this the 4th day of December, 2006

Kimberly Ann Kane
Signature

Kimberly Ann Kane
Print Name:

Notary Public



My commission expires: July 19, 2010

WADEED - short (06/2002) CDPv.1



200612220033
Skagit County Auditor

/5

/4

12/22/2006 Page

5 of

5 10:13AM