

After Recording Return To:

Wells Fargo Bank, N.A. Attn: Document Mgt.
P.O. Box 31557 MAC B6955-015
Billings, MT 59107-9900



200703190240
Skagit County Auditor

3/19/2007 Page 1 of 5 4:06PM

LAND TITLE OF SKAGIT COUNTY

122155-S

DEED OF TRUST

Trustor(s) JESSICA DALKE AND SHANE MCKINNEY, 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 55, "PLAT OF SKAGIT HIGHLANDS DIVISION IV," A PLANNED UNIT DEVELOPMENT, APPROVED AUGUST 21ST, 2006 AND RECORDED ON AUGUST 23, 2006 UNDER AUDITOR'S FILE NUMBER 200608230062, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE CITY OF MOUNT VERNON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

Assessor's Property Tax Parcel or Account Number P. 124967

Reference Numbers of Documents Assigned or Released

lot 55, skagit highlands Div. IV



Prepared by:
Wells Fargo Bank, N.A.
LINDA MARDEROSIAN
DOCUMENT PREPARATION
526 CHAPEL HILLS DR
COLORADO SPRINGS, COLORADO 80920
866-452-3913

After recording, return to
Wells Fargo Bank, N.A. Attn: Document Mgt.
P.O. Box 31557 MAC B6955-015
Billings, MT 59107-9900

State of Washington
REFERENCE #: 20070653319216

Space Above This Line For Recording Data
Account number: 650-650-5014378-1XXX

SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is MARCH 16, 2007 and the parties are as follows:
TRUSTOR ("Grantor"): **JESSICA DALKE AND SHANE MCKINNEY, HUSBAND AND WIFE** whose address is: **715 WEST DR, BURLINGTON, WASHINGTON 98233**

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):
LOT 55, "PLAT OF SKAGIT HIGHLANDS DIVISION IV," A PLANNED UNIT DEVELOPMENT, APPROVED AUGUST 21ST, 2006 AND RECORDED ON AUGUST 23, 2006 UNDER AUDITOR'S FILE NUMBER 200608230062, RECORDS OF SKAGIT COUNTY, WASHINGTON. SITUATE IN THE CITY OF MOUNT VERNON, COUNTY OF SKAGIT, STATE OF WASHINGTON.

This deed of trust is 2nd and subject to a deed of trust securing the note in the amount of \$205,254.00 recording concurrently herewith.

with the address of 4633 SHUKSAN STREET, MOUNT VERNON, WASHINGTON 98273 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 \$ 51,313.00 together with all interest thereby accruing, as set forth in the

WADEED - short (06/2002) CDPv.1



200703190240
Skagit County Auditor

3/19/2007 Page 2 of 5 4:06PM

2/5

1:12:51

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 **MARCH 16, 2047**.

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).

Grantor Jessica Dalke

3-16-07
Date

Grantor Shane McKinney

3-16-07
Date

Grantor _____

Date

Grantor _____

Date

Grantor _____

Date

WADEED - short (06/2002) CDPv.1



200703190240
Skagit County Auditor

Grantor

Date

Grantor

Date

Grantor

Date



200703190240

Skagit County Auditor

3/19/2007 Page

4 of

5 4:06PM

WADEED - short (06/2002) CDPv.1



4/5

Documents Processed 03-16-2007, 11:12:51

For An Individual Acting In His/Her Own Right:

State of WA

County of Skagit

On this day personally appeared before me

JESSICA DAKE AND SHANE MCKINLEY
(here insert the name of grantor or

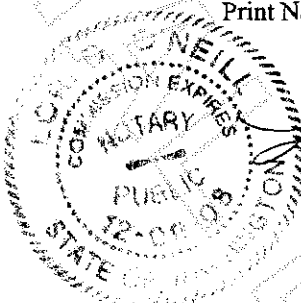
grantors) to me known to be the individual, or individuals described in and who executed the within and foregoing instrument, and acknowledged that he (she or they) signed the same as his (her or their) free and voluntary act and deed, for the uses and purposes therein mentioned. Given under my hand and official seal this 16 day of March, 2007.

Witness my hand and notarial seal on this 16th day of March, 2007

Lou D O'Neill
Signature

[NOTARIAL SEAL]

Lou D O'NEILL
Print Name: 12-09-08
Notary Public



My commission expires: 12.09.08



200703190240

Skagit County Auditor

3/19/2007 Page

5 of

5 4:06PM

WADEED - short (06/2002) CDPv.1



5/5

Documents Processed 03-16-2007, 11:12:51