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Skagit County Auditor

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05-00080-07

## DEED OF TRUST

CHICAGO TITLE CO.

IC 39908

Trustor(s) DIANE L MARTIN AND RANDALL DEAN MARTIN

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 1, Skagit County Short Plat # PL01-0811*

*full legal page 6*  
Assessor's Property Tax Parcel or Account Number P119106 AND P34956

Reference Numbers of Documents Assigned or Released

WADEED - short (06/2002) CDPv.1



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Prepared by:  
Wells Fargo Bank, N.A.  
CHERI SAYEGH  
DOCUMENT PREPERATION  
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State of Washington  
REFERENCE #: 20061794900249

Space Above This Line For Recording Data  
Account number: 650-650-5172747-1XXX

## 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 30, 2007 and the parties are as follows:  
TRUSTOR ("Grantor"): **DIANE L MARTIN AND RANDALL DEAN MARTIN** whose address is: **4508 SAN JUAN AVE, ANACORTES, WASHINGTON 98221-0000**

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): **P119106 AND P34956**

This deed of trust is 2nd and subject to a deed of trust securing the note in the amount of \$720,000.00 recording concurrently herewith.

with the address of 13504 RECTOR ROAD, MOUNT VERNON, WASHINGTON 98273-0000 and parcel number of P119106 AND P34956 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 \$ 96,000.00 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 MARCH 30, 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).

Diame L. Martin 3/30/2007  
Grantor **DIANE L MARTIN** Date

Randall W. Martin 3/30/07  
Grantor **RANDALL D MARTIN** Date

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

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

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

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Grantor

Date

Grantor

Date

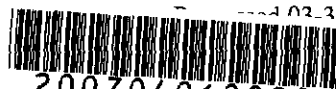
Grantor

Date

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For An Individual Acting In His/Her Own Right:

State of Washington

County of Island

On this day personally appeared before me

Randall R. Martin & Diane S. Martin  
(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 30th day of March, 2007.

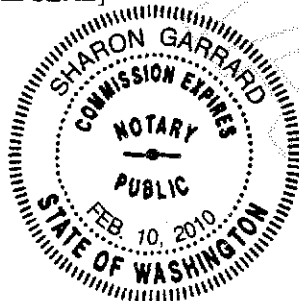
Witness my hand and notarial seal on this the 30th day of March, 2007

Signature

Sharon Garrard  
Print Name: Sharon Garrard

Notary Public

[NOTARIAL SEAL]



My commission expires: 2-10-10

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EXHIBIT "A"

Lot 1 of SKAGIT COUNTY SHORT PLAT NO. PL01-0811, recorded April 2, 2002, under Auditor's File No. 200204020031, records of Skagit County, Washington; being a portion of Tracts 25 - 27, BAY VIEW (MCKENNA & ELLIOTT'S 2<sup>ND</sup> ADDITION) and the West Half of the Southwest Quarter in Section 29, Township 35 North, Range 3 East of the Willamette Meridian.

Situated in Skagit County, Washington

- END OF EXHIBIT "A" -



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