

After Recording Return To:

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P.O. Box 31557 MAC B6955-015
Billings, MT 59107-9900



200704130163
Skagit County Auditor

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DEED OF TRUST

Trustor(s) MITCH ROBERTS AND JACKIE LEIGH ROBERTS, 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 147, Nookachamp Hills PUD, Phs. IIB

Assessor's Property Tax Parcel or Account Number 4868-000-147-0000

Reference Numbers of Documents Assigned or Released

FIRST AMERICAN TITLE CO.

B91126E-3

ACCOMMODATION RECORDING ONLY



Prepared by:
Wells Fargo Bank, N.A.
DOC PREP
RUBY DONOVAN
ONE HOME CAMPUS, MAC X2303-013
DES MOINES, IOWA 50328
888-934-3669

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State of Washington
REFERENCE #: 20070941854040

Space Above This Line For Recording Data
Account number: 650-650-5340385-1XXX

SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is APRIL 12, 2007 and the parties are as follows:
TRUSTOR ("Grantor"): **MITCH ROBERTS AND JACKIE LEIGH ROBERTS, HUSBAND AND WIFE**
whose address is: **13026 SE 199TH DR, MONROE, WASHINGTON 98272-0000**

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): **4868-000-147-0000**

This deed of trust is 2nd and subject to a deed of trust securing the note in the amount of \$417,000.00 recording concurrently herewith.

with the address of **17205 SOCKEYE DRIVE, MOUNT VERNON, WASHINGTON 98274** and parcel number of **4868-000-147-0000** 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 **\$ 107,000.00** 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 **APRIL 12, 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 MITCH ROBERTS

4/12/07
Date

Grantor JACKIE LEIGH ROBERTS

4.12.07
Date

Grantor _____

Date

Grantor _____

Date

Grantor _____



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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 WA

County of Skagit

On this day personally appeared before me

Mitch Roberts + Jackie Leigh Roberts
(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 14th day of April, 2007.

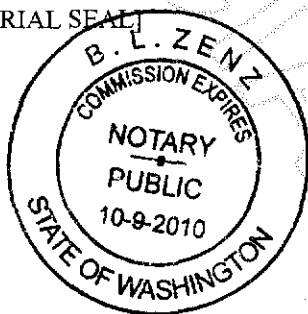
Witness my hand and notarial seal on this the 12th day of April, _____

Signature

Print Name: B. L. ZENZ

Notary Public

[NOTARIAL SEAL]



My commission expires: 10-9-10



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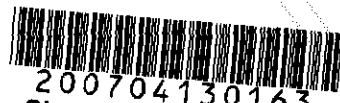
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EXHIBIT A

Legal description

The land referred to in this report/policy is situated in the State of Washington, County of Skagit, and is described as follows:

Lot 147, "NOOKACHAMP HILLS PUD, PHASE IIB", as per plat recorded August 23, 2005, under Skagit County Auditor's File No. 200508230082, records of Skagit County, Washington.



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