



200705070084  
Skagit County Auditor

After Recording Return To:

5/7/2007 Page 1 of 5 9:50AM

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

## DEED OF TRUST

Trustor(s) WAYNE MARTIN AND PATRICIA MARTIN, 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 TRACT 13, 'PLAT OF FOREST MEADOW, DIV. NO. 1', AS PER PLAT RECORDED IN VOLUME 12 OF PLATS, PAGE 24, RECORDS OF SKAGIT COUNTY. ABBREVIATED LEGAL: LOT 13 FOREST MEADOW DIV. 1 TITLE TO SAID PREMISES IS VESTED IN WAYNE MARTIN AND PATRICIA MARTIN, HUSBAND AND WIFE BY DEED FROM S. PASQUALE J. SENATORE, JR., A SINGLE MAN DATED 7/19/1979 AND RECORDED 7/23/1979 AS INSTRUMENT NO. 7907230056 BOOK 371 PAGE 650 .

Assessor's Property Tax Parcel or Account Number P80900

Reference Numbers of Documents Assigned or Released

Reference: 20070737200174

WADEED - short (06/2002) CDPv.1



Documents Processed 04-06-2007, 19:33:09

1/5

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

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 #: 20070737200174

Space Above This Line For Recording Data  
Account number: 651-651-1493816-1XXX

**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 06, 2007 and the parties are as follows:  
TRUSTOR ("Grantor"): **WAYNE MARTIN AND PATRICIA MARTIN, HUSBAND AND WIFE** whose address is: **1312 O AVENUE #6, ANACORTES, WASHINGTON 98221-2152**

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): **P80900**  
**TRACT 13, 'PLAT OF FOREST MEADOW, DIV. NO. 1', AS PER PLAT RECORDED IN VOLUME 12 OF PLATS, PAGE 24, RECORDS OF SKAGIT COUNTY. ABBREVIATED LEGAL: LOT 13 FOREST MEADOW DIV. 1 TITLE TO SAID PREMISES IS VESTED IN WAYNE MARTIN AND PATRICIA MARTIN, HUSBAND AND WIFE BY DEED FROM S. PASQUALE J. SENATORE, JR., A SINGLE MAN DATED 7/19/1979 AND RECORDED 7/23/1979 AS INSTRUMENT NO. 7907230056 BOOK 371 PAGE 650 .**

with the address of 1717 SANDALWOOD ST, MOUNT VERNON, WASHINGTON 98273 and parcel number of P80900 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 \$ 60,000.00 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

WADEED - short (06/2002) CDPv.1



200705070084  
Skagit County Auditor

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 **APRIL 06, 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).

Patricia Martin 4/13/07  
Grantor **PATRICIA MARTIN** Date

Wayne Martin 4/13/07  
Grantor **WAYNE MARTIN** Date

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

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

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

WADEED - short (06/2002) CDPv.1



200705070084  
Skagit County Auditor

Grantor

Date

Grantor

Date

Grantor

Date

*[Handwritten signature]*

WADEED – short (06/2002) CDPv.1



200705070084

Skagit County Auditor

5/7/2007 Page

4 of

5 9:50AM

5

9

UNOFFICIAL DOCUMENT

For An Individual Acting In His/Her Own Right:

State of Washington

County of Skagit

On this day personally appeared before me

Patricia Martin and Wayne 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 13 day of ~~April~~, 2007.

April

Witness my hand and notarial seal on this the 13 day of April, 2007

Stacy K Thornton  
Signature



Print Name: Stacy K Thornton  
Notary Public

My commission expires: 10/18/2010



200705070084  
Skagit County Auditor

5/7/2007 Page 5 of 5 9:50AM

WADEED - short (06/2002) CDPv.1



Documents Processed 04-06-2007, 19:33:09