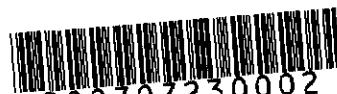


After Recording Return To:

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



200707230002
Skagit County Auditor

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DEED OF TRUST

Trustor(s) ELIZABETH EVANS, AN UNMARRIED INDIVIDUAL

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 ACREAGE ACCOUNT, ACRES 0.46, THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 28 RODS AND 4 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE EAST ALONG THE SOUTH LINE OF A TRACT OF LAND CONVEYED TO HOMER C TALBERT AND JUDITH TALBERT HIS WIFE, BY DEED RECORDED MARCH 14, 1962, UNDER AUDITORS FILE NO. 619073, A DISTANCE OF 268.13 FEET TO THE SOUTHEAST CORNER OF SAID TRACT; MO RE LEGALLY DESCRIBED ON ATTACHED EXHIBIT A.

Assessor's Property Tax Parcel or Account Number P31838

Reference Numbers of Documents Assigned or Released

REFERENCE: 20071637500577

WADEED - short (06/2002) CDPv.1



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Documents Processed 06-25-2007, 12:46:25

Prepared by:
Wells Fargo Bank, N.A.
NORMA CAN
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 B6955-015
Billings, MT 59107-9900

State of Washington
REFERENCE #: 20071637500577

Space Above This Line For Recording Data
Account number: 651-651-1806595-1XXX

SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is JUNE 25, 2007 and the parties are as follows:
TRUSTOR ("Grantor"): **ELIZABETH EVANS, AN UNMARRIED INDIVIDUAL** whose address is: 1710 28TH ST, ANACORTES, WASHINGTON 98221-3863

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): **P31838**
ACREAGE ACCOUNT, ACRES 0.46, THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 28 RODS AND 4 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE EAST ALONG THE SOUTH LINE OF A TRACT OF LAND CONVEYED TO HOMER C TALBERT AND JUDITH TALBERT HIS WIFE, BY DEED RECORDED MARCH 14, 1962, UNDER AUDITORS FILE NO. 619073, A DISTANCE OF 268.13 FEET TO THE SOUTHEAST CORNER OF SAID TRACT; MO RE LEGALLY DESCRIBED ON ATTACHED EXHIBIT A.

with the address of **1710 28TH ST, ANACORTES, WASHINGTON 98221** and parcel number of **P31838** 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.

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EXHIBIT A

Reference: 20071637500577

Account: 651-651-1806595-1998

Legal Description:

ACREAGE ACCOUNT, ACRES 0.46, THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 1 EAST OF THE WILLAMETTE MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 28 RODS AND 4 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE EAST ALONG THE SOUTH LINE OF A TRACT OF LAND CONVEYED TO HOMER C TALBERT AND JUDITH TALBERT HIS WIFE, BY DEED RECORDED MARCH 14, 1962, UNDER AUDITORS FILE NO. 619073, A DISTANCE OF 268.13 FEET TO THE SOUTHEAST CORNER OF SAID TRACT; THENCE SOUTH ALONG THE WEST LINE OF A TRACT OF LAND CONVEYED TO ROBERT I JONES AND LAVONNE JONES, HIS WIFE, BY DEED RECORDED JUNE 13, 1953, UNDER AUDITORS FILE NO. 489442, A DISTANCE OF 169 FEET TO A POINT ON A LINE PARALLEL WITH AND 297 FEET NORTH OF THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE WEST 122.13 FEET TO THE SOUTHEAST CORNER OF A TRACT OF LAND CONVEYED TO HOMER C TALBERT AND JUDITH TALBERT, HIS WIFE BY DEED RECORDED MAY 26, 1964, UNDER AUDITORS FILE NO. 651064; THENCE NORTH ALONG THE EAST LINE OF SAID TALBERT TRACT 154 FEET TO THE NORTHEAST CORNER THEREOF; THENCE WEST ALONG THE NORTH LINE OF SAID TRACT 146 FEET TO THE WEST LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE NORTH 15 FEET TO THE POINT OF BEGINNING; EXCEPT THAT PORTION THEREOF DESCRIBED AS FOLLOWS; BEGINNING AT A POINT 28 RODS AND 4 FEET NORTH OF THE SOUTHWEST CORNER OF SAID SOUTHWEST 1/4 OF THE SOUTHEAST 1/4; THENCE SOUTH 15 FEET TO THE NORTHWEST CORNER OF A TRACT OF LAND CONVEYED TO HOMER C TALBERT AND JUDITH TALBERT, HIS WIFE, BY DEED RECORDED MAY 26, 1964, UNDER AUDITORS FILE NO. 651064; THENCE EAST ALONG THE NORTH LINE OF SAID TALBERT TRACT 146 FEET; THENCE NORTH ALONG THE EAST LINE OF SAID TALBERT TRACT EXTENDED NORTH TO THE SOUTH LINE OF THAT TRACT OF LAND CONVEYED TO HOMER C TALBERT AND JUDITH TALBERT, HIS WIFE, BY DEED RECORDED MARCH 14, 1962, UNDER AUDITORS FILE NO. 619073; THENCE WEST ALONG THE SOUTH LINE OF SAID TALBERT TRACT 146 FEET, MORE OR LESS, TO THE POINT OF BEGINNING. ALSO EXCEPT ROAD RIGHT-OF-WAY TO CITY OF ANACORTES BY DEED

Exhibit A, CDP.V1 07/2004



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**RECORDED UNDER AF NUMBER 200407160161. ABBREVIATED LEGAL:
ACREAGE ACCOUNT, ACRES 0.46, THAT PORTION OF THE SW 1/4 OF
THE SE 1/4 OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 1 EAST OF THE
WILLAMETTE MERIDIAN TITLE TO SAID PREMISES IS VESTED IN
ELIZABETH EVANS BY DEED FROM BARTON N. EVANS AND ELIZABETH
EVANS DATED 9/26/2006 AND RECORDED 1/19/2007 AS INSTRUMENT NO.
200701190014.**

Exhibit A, CDP.V1 07/2004



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3. **MAXIMUM OBLIGATION LIMIT AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$ 50,000.00 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 which are incorporated by reference into this Security Instrument, now or in the future. The maturity date of the Secured Debt is JUNE 25, 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.

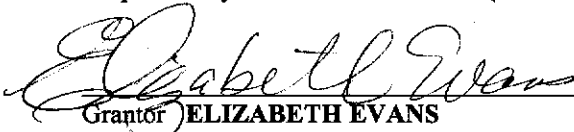
6. **RIDERS.** If checked, the following are applicable to this Security Instrument. The covenants and agreements of each of the riders checked below are incorporated into and supplement and amend the terms of this Security Instrument.

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 **ELIZABETH EVANS**

6-27-07
Date

Grantor Date

Grantor Date

Grantor Date

WADEED - short (06/2002) CDPv.1



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Skagit County Auditor

Grantor

Date

Grantor

Date

Grantor

Date

Grantor

Date

WADEED - short (06/2002) CDPv.1



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For An Individual Acting In His/Her Own Right:

State of Washington

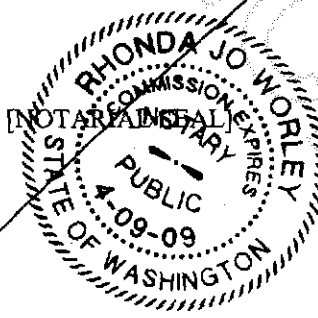
County of Skagit

On this day personally appeared before me

Rhonda Jo Worley a Notary
Elizabeth Evans (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 27 day of June, 2007.

Witness my hand and notarial seal on this the 27 day of June, 2007



Rhonda Jo Worley
Signature

RHONDA JO WORLEY
Print Name: _____
Notary Public

SEE
ATTACHED

My commission expires: 04-09-09



All-purpose Acknowledgment

STATE OF Washington, COUNTY OF Skagit

On June 27, 2007 before me, the undersigned, a Notary Public
in and for said State, personally appeared

Elizabeth Evans

personally known to me -OR- proved to me on the basis of satisfactory evidence/ to be the person(s)
whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they
executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the
instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

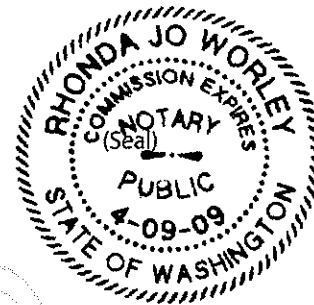
Rhonda Jo Worley

Name (type or printed)

RHONDA JO WORLEY

My commission expires:

04-09-09



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Skagit County Auditor

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