



200709250084

Skagit County Auditor

After Recording Return To:

9/25/2007 Page

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6 2:17PM

Chicago Title  
ServiceLink Division  
4000 Industrial Blvd  
Aliquippa, PA 15001

1455897

## DEED OF TRUST

Trustor(s) MARCUS D. SCHUTTE AND HAILEY R. SCHUTTE, 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 SEE ATTACHED EXHIBIT

Lt 31 West View Estates

Assessor's Property Tax Parcel or Account Number P122457

Reference Numbers of Documents Assigned or Released

WADEED short (06/2002) CDPv.1

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Documents Processed 08-28-2007, 11:51:21.

Prepared by:  
Wells Fargo Bank, N.A.  
SANDY NELSON  
DOCUMENT PREPARATION  
ONE HOME CAMPUS, MAC X2303 04U  
DES MOINES, IOWA 50328  
866-600-3287

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Billings, MT 59107-9900

State of Washington  
REFERENCE #: 20072082118350

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Account number: 650-650-6941058-1XXX

## SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ( Security Instrument ) is AUGUST 29, 2007 and the parties are as follows:  
TRUSTOR ( Grantor ): **MARCUS D. SCHUTTE AND HAILEY R. SCHUTTE, HUSBAND AND WIFE**  
whose address is: **622 HAMLIN PL, BURLINGTON, WASHINGTON 98233-0000**

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): **P122457**  
**SEE ATTACHED EXHIBIT**

with the address of 622 HAMLIN PLACE, BURLINGTON, WASHINGTON 98233-0000 and parcel number of P122457 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 \$ 86,020.00 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 AUGUST 29, 2047.

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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).

Marcus D. Schutte 8-30-07  
Grantor **MARCUS D. SCHUTTE** Date

Hailey R. Schutte 8/30/07  
Grantor **HAILEY R. SCHUTTE** Date

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

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

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Grantor Date

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Grantor Date

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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

Marcus D. Schutte & Hailey R. Schutte  
(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 30<sup>th</sup> day of August, 20 07.

Witness my hand and notarial seal on this the 30<sup>th</sup> day of August, 2007

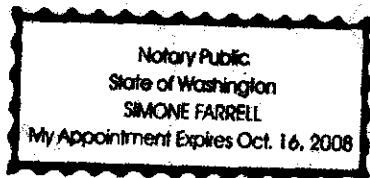
Simone Farrell  
Signature

[NOTARIAL SEAL]

Simone Farrell

Print Name:

Notary Public



My commission expires: OCT. 16, 2008

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## **Exhibit "A"**

### **Legal Description**

All that certain parcel of land situated in the County of Skagit, State of Washington, being known and designated as follows:

Lot 31, "Plat of West View Estates", as per plat approved December 30, 2004 and recorded January 3, 2005 as Skagit County Auditor's File No. 200501030074.

Tax ID: P122457



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