



200804110079

Skagit County Auditor

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When recorded mail to:
**FIRST AMERICAN TITLE INSURANCE
LENDERS ADVANTAGE
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
ATTN: FT1120**

*P121879
LOT 6 RED TAIL FLATS*

SHORT FORM OPEN-END DEED OF TRUST

Trustor(s) ERIC M REISNER AND AMY D REISNER, 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 A PARCEL OF LAND SITUATED IN THE STATE OF WASHINGTON, COUNTY OF SKAGIT, WITH STREET LOCATION ADDRESS OF 15077 HAWK LN; BURLINGTON, WA 98233-8411 CURRENTLY OWNED BY ERIC M REISNER AND AMY D REISNER HAVING A TAX IDENTIFICATION NUMBER OF P121879 AND FURTHER DESCRIBED AS RED TAIL FLATS, LOT 6, ACRES 1.00, PLAT AMENDMENT TO RED TAIL FLATS RECORDED UNDER AF#200604250069, RED TAIL FLATS RECORDED UNDER AF# 200408090156, BEING A PORTION OF THE SOUTHWEST 1/4 OF SECTION 27, TOWNSHIP 35 NORTH, RANGE 3 EAST. .

Assessor's Property Tax Parcel or Account Number P121879

Reference Numbers of Documents Assigned or Released



After Recording Return To:
Wells Fargo Bank, N.A.
Attn: Document Mgt.
P.O. Box 31557
MAC B6955-013
Billings, MT 59107-9900

This instrument prepared by:
Wells Fargo Bank, N.A.
ERIEL MATHEWS EXT 3257, DOCUMENT PREPARATION
11601 N BLACK CANYON HWY
PHOENIX, ARIZONA 85029
877-524-0865

[Space Above This Line For Recording Data]

SHORT FORM OPEN-END DEED OF TRUST

14317000

REFERENCE #: 20080759300075

Account number: 650-650-8194425-1XXX

DEFINITIONS

Words used in multiple sections of this document are defined below. The Master Form Deed of Trust includes other defined words and rules regarding the usage of words used in this document.

- (A) "Security Instrument" means this document, which is dated MARCH 24, 2008, together with all Riders to this document.
- (B) "Borrower" is ERIC M REISNER AND AMY D REISNER, HUSBAND AND WIFE. Borrower is the trustor under this Security Instrument.
- (C) "Lender" is Wells Fargo Bank, N.A. Lender is a national bank organized and existing under the laws of the United States. Lender's address is 101 North Phillips Avenue, Sioux Falls, SD 57104.
- (D) "Trustee" is Wells Fargo Financial National Bank, 2324 Overland Ave, Billings, MT 59102.
- (E) "Debt Instrument" means the loan agreement or other credit instrument signed by Borrower and dated MARCH 24, 2008. The Debt Instrument states that Borrower owes Lender, or may owe Lender, an amount that may vary from time to time up to a maximum principal sum outstanding at any one time of, FIFTY THOUSAND AND 00/100THS Dollars (U.S. \$50,000.00) plus interest. Borrower has promised to pay this debt in Periodic Payments and to pay the debt in full not later than seven (7) calendar days after April 24, 2048.
- (F) "Property" means the property that is described below under the heading "Transfer of Rights in the Property."
- (G) "Loan" means all amounts owed now or hereafter under the Debt Instrument, including without limitation

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principal, interest, any prepayment charges, late charges and other fees and charges due under the Debt Instrument, and also all sums due under this Security Instrument, plus interest.

(H) "Riders" means all Riders to this Security Instrument that are executed by Borrower. The following Riders are to be executed by Borrower [check box as applicable]:

Leasehold Rider

Third Party Rider

Other(s) [specify] N/A

(I) "Master Form Deed of Trust" means the Master Form Open-End Deed of Trust dated **June 14, 2007**, and recorded on **July 12, 2007**, as Auditor's File Number **200707120063** in Book n/a at Page n/a of the Official Records in the Office of the Auditor of **Skagit** County, State of Washington.

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all future advances, renewals, extensions and modifications of the Debt Instrument, including any future advances made at a time when no indebtedness is currently secured by this Security Instrument; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Debt Instrument. For this purpose, Borrower irrevocably grants and conveys to Trustee, in trust, with power of sale, the following described property located in the

County of Skagit
[Type of Recording Jurisdiction] [Name of Recording Jurisdiction]

SEE ATTACHED EXHIBIT A

which currently has the address of 15077 HAWK LN

BURLINGTON, Washington 98233 ("Property Address");
[City] [Street] [Zip Code]

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property." The Property shall also include any additional property described in Section 20 of the Master Form Deed of Trust.

BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to grant and convey the Property and that the Property is unencumbered, except for encumbrances of record as of the execution date of this Security Instrument. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

MASTER FORM DEED OF TRUST

~~By the execution and delivery of this Security Instrument, Borrower agrees that all of the provisions of the Master Form Deed of Trust are hereby incorporated in their entirety into this Security Instrument. Borrower agrees to be bound by and to perform all of the covenants and agreements in the Master Form Deed of Trust. A copy of the Master Form Deed of Trust has been provided to Borrower.~~



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By the execution and delivery of this Security Instrument, Borrower agrees that all of the provisions of the Master Form Deed of Trust are hereby incorporated in their entirety into this Security Instrument. Borrower agrees to be bound by and to perform all of the covenants and agreements in the Master Form Deed of Trust. A copy of the Master Form Deed of Trust has been provided to Borrower.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any Rider executed by Borrower and recorded with it. Borrower also acknowledges receipt of a copy of this document and a copy of the Master Form Deed of Trust.

Eric M. Reisner (Seal)
ERIC M REISNER -Borrower

Amy D. Reisner (Seal)
AMY D REISNER -Borrower

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ments Processed 03-19-2008, 14:59:00



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Skagit County Auditor

For An Individual Acting In His/Her Own Right:

State of WASHINGTON

County of SKAGIT

On this day personally appeared before me

ERIC M REISNER AND AMY D REISNER

(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 25th day of MARCH, 2008.

Witness my hand and notarial seal on this the 25th day of MARCH, 2008

[Signature]
Signature

[NOTARIAL SEAL]



Print Name: MEGAN THOMAS
Notary Public

My commission expires: 01/16/2011



EXHIBIT A

LOT 6, "RED TAIL FLATS, PL03-0016", RECORDED AUGUST 9, 2004,
UNDER AUDITOR'S FILE NO. 2004080900156, RECORDS OF SKAGIT
COUNTY, WASHINGTON.

EXCEPTIONS:

EASEMENT, INCLUDING THE TERMS AND PROVISIONS THEREOF:

GRANTEE: PUGET SOUTH ENERGY, INC.

DATED: FEBRUARY 27, 2004

RECORDED: MARCH 8, 2004

AUDITOR'S NO.: 200403080171

PURPOSE: "UTILITY SYSTEMS FOR PURPOSES OF TRANSMISSION,
DISTRIBUTION AND SALE OF GAS AND ELECTRICITY"

AREA AFFECTED: A STRIP OF LAND 10 FEET IN WIDTH WITH 5 FEET
ON EACH SIDE OF THE CENTERLINE.

EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

GRANTEE: PORT OF SKAGIT COUNTY

DATED: JUNE 2, 2004

RECORDED: AUGUST 9, 2004

AUDITOR'S NO.: 200408090158

PURPOSE: AVIGATION EASEMENT

EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

GRANTEE: SKAGIT COUNTY, A POLITICAL SUBDIVISION OF THE STATE
OF WASHINGTON

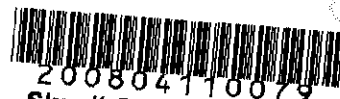
DATED: JULY 19, 2004

RECORDED: AUGUST 9, 2004

AUDITOR'S NO.: 200408090159

PURPOSE: A NON-PERPETUAL EASEMENT ESTABLISHED A PCA OVER,
ALONG AND ACROSS THOSE PORTIONS OF THE PROJECT DENOTED AS

14317030



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EXHIBIT A
(continued)

PROTECTED CRITICAL AREA EASEMENT
AFFECTS: SEE PLAT FOR FULL PARTICULARS AND DELINEATION OF
SAID AREAS AFFECTED.

EASEMENT, INCLUDING TERMS AND PROVISIONS THEREOF:

GRANTEE: PORT OF SKAGIT COUNTY
DATED: OCTOBER 15, 2004
RECORDED: OCTOBER 15, 2004
AUDITOR'S NO.: 200410150139
PURPOSE: AVIGATION EASEMENT
AREA AFFECTED: SUBJECT PROPERTY

SITUATED IN THE COUNTY OF SKAGIT AND STATE OF WASHINGTON.

ABBRV. LEGAL:

LOT 6 RED TAIL FLATS PL03-0016 A'S 2004080900156

BEING ALL OF THAT CERTAIN PROPERTY CONVEYED TO ERIC M.
REISNER AND AMY D. REISNER, HUSBAND AND WIFE FROM B.C.
CYPRESS CONSTRUCTION, INC., A WASHINGTON CORPORATION BY DEED
DATED JULY 7, 2005 AND RECORDED JULY 8, 2005 IN INSTRUMENT
200507080164, PAGE N/A IN THE LAND RECORDS OF SKAGIT COUNTY,
WASHINGTON.

Permanent Parcel Number: P121879
ERIC M. REISNER AND AMY D. REISNER, HUSBAND AND WIFE

15077 HAWK LANE, BURLINGTON WA 98233
Loan Reference Number : 20080759300075
First American Order No: 14317030
Identifier: FIRST AMERICAN LENDERS ADVANTAGE

REISNER
14317030

WA

FIRST AMERICAN ELS
OPEN END DEED OF TRUST



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