

RETURN ADDRESS:

Peoples Bank
Loan Services Department
P.O. Box 233
Lynden, WA 98264



200812110089
Skagit County Auditor

12/11/2008 Page 1 of 3 3:50PM

LAND TITLE OF SKAGIT COUNTY

131512-05

MODIFICATION OF DEED OF TRUST

Reference # (if applicable): 200811180006

Additional on page _____

Grantor(s):

1. ROOZEN, MIKE N
2. ROOZEN, ANITA HERNANDEZ

Grantee(s)

1. PEOPLES BANK

Legal Description: Ptn Gov. Lot 2, 31-34-4 E W.M.

Additional on page _____

Assessor's Tax Parcel ID#: 340431-2 019 0008

THIS MODIFICATION OF DEED OF TRUST dated December 10, 2008, is made and executed between **MIKE N ROOZEN** and **ANITA HERNANDEZ ROOZEN, HUSBAND AND WIFE**, whose address is **17345 DIKE ROAD, MOUNT VERNON, WA 98273** ("Grantor") and **PEOPLES BANK**, whose address is **ANACORTES OFFICE, PHONE: (360) 588-0153, 911 11th STREET, ANACORTES, WA 98221** ("Lender").

MODIFICATION OF DEED OF TRUST

Loan No: 5715034-1

(Continued)

Page 2

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated November 17, 2008 (the "Deed of Trust") which has been recorded in SKAGIT County, State of Washington, as follows:

A DEED OF TRUST DATED NOVEMBER 17, 2008 AND RECORDED NOVEMBER 18, 2008 UNDER AUDITOR'S FILE NO. 2008118004, RECORDS OF SKAGIT COUNTY, WASHINGTON.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property located in SKAGIT County, State of Washington:

The South 1/2 of the following described tract:

Beginning at a point on the West line of Government Lot 2 of Section 31, Township 34 North, Range 4 East, W.M., 679 feet North of the Southwest corner of said Government Lot; thence East parallel with the South line of said Lot, 975 feet; thence North to the North line of said Lot; thence West to the Northwest corner of said Lot; thence South to the point of beginning, EXCEPT rights of way for County Road known as the Dike Road, Diking District No. 3 and Drainage District.

Situate in the County of Skagit, State of Washington
The Real Property or its address is commonly known as 17345 DIKE ROAD, MOUNT VERNON, WA 98273. The Real Property tax identification number is 340431 2 019 0008.

MODIFICATION. Lender and Grantor hereby modify the Deed of Trust as follows:

THE WORD "NOTE" MEANS THE PROMISSORY NOTE DATE DECEMBER 10, 2008 FROM GRANTOR TO LENDER, TOGETHER WITH ALL RENEWALS OF, EXTENSIONS OF, MODIFICATIONS OF, REFINANCING OF, CONSOLIDATIONS OF, AND SUBSTITUTIONS FOR THE PROMISSORY NOTE OR AGREEMENT INCREASE THE PRINCIPAL AMOUNT FROM \$250,000.00 TO \$480,000.00

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Deed of Trust shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Deed of Trust as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Deed of Trust (the "Note"). It is the intention of Lender to retain as liable all parties to the Deed of Trust and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Deed of Trust does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification, but also to all such subsequent actions. GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF DEED OF TRUST IS DATED DECEMBER 10, 2008.

GRANTOR:

X Mike N Roozen
MIKE N ROOZEN

X Amia Hernandez Roozen
AMIA HERNANDEZ ROOZEN

LENDER:

PEOPLES BANK

X _____
Authorized Officer

12/11/2008 Page 2 of 3 3:50PM

200812110089
Skagit County Auditor



UNOFFICIAL COPY

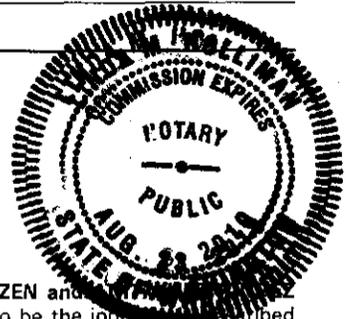
MODIFICATION OF DEED OF TRUST
(Continued)

Loan No: 5715034-1

Page 3

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Washington)
) SS
COUNTY OF Skagit)



On this day before me, the undersigned Notary Public, personally appeared **MIKE N ROOZEN** and **MIKE N ROOZEN**, personally known to me or proved to me on the basis of satisfactory evidence to be the individuals described in and who executed the Modification of Deed of Trust, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 10th day of December, 2008

By Linda M Holliman
Notary Public in and for the State of WA

Residing at La Conner
My commission expires 8/23/2010

LENDER ACKNOWLEDGMENT

STATE OF _____)
) SS
COUNTY OF _____)

On this _____ day of _____, 20____, before me, the undersigned Notary Public, personally appeared _____ and personally known to me or proved to me on the basis of satisfactory evidence to be the _____, authorized agent for **PEOPLES BANK** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **PEOPLES BANK**, duly authorized by **PEOPLES BANK** through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and in fact executed this said instrument on behalf of **PEOPLES BANK**.

By _____
Notary Public in and for the State of _____

Residing at _____
My commission expires _____

200812110089
Skagit County Auditor
12/11/2008 Page 3 of 3 3:50PM