



201007080054

Skagit County Auditor

7/8/2010 Page 1 of 3 1:28PM

**RETURN ADDRESS:**

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

DT# 200207190016

**MODIFICATION OF DEED OF TRUST**

Reference # (if applicable):

Additional on page

Grantor(s):

1. MAST, MICHAEL C.
2. MAST, LISETTE B.M.

GUARDIAN NORTHWEST TITLE CO.

A99845-2

Grantee(s)

1. PEOPLES BANK

Legal Description: Ptn S 1/2 Of SE 1/4, 19-34-4 E W.M.

Additional on page 2

Assessor's Tax Parcel ID#: 340419-0-005-0000 & 340419-0-005-0109

THIS MODIFICATION OF DEED OF TRUST dated June 23, 2010, is made and executed between MICHAEL C. MAST and LISETTE B.M. MAST, HUSBAND AND WIFE, AS TO PARCEL A AND LISETTE BENEDICTA MARIA MAST, AS HER SEPARATE PROPERTY, AS TO PARCEL B, whose address is 18161 MCLEAN RD, MOUNT VERNON, WA 98273 ("Grantor") and PEOPLES BANK, whose address is ANACORTES OFFICE, 911 11th STREET, ANACORTES, WA 98221 ("Lender").

MODIFICATION OF DEED OF TRUST  
(Continued)

Loan No: 5715800-1

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DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated July 12, 2002 (the "Deed of Trust") which has been recorded in SKAGIT County, State of Washington, as follows:

A DEED OF TRUST DATED JULY 12, 2002 AND RECORDED JULY 19, 2002 UNDER AUDITOR'S FILE NO. 200207190016 AND THEREAFTER MODIFIED, 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:

PARCEL "A":

That portion of Government Lot 2, Section 19, Township 34 North, Range 4 East, W.M., described as follows:

Beginning at a point 258 feet West of the Southeast corner of said Government Lot 2;

thence North 323.9 feet;

thence West 405.2 feet;

thence South 326.5 feet;

thence East 402.4 feet to the point of beginning,

EXCEPT the South 30 feet thereof

ALSO EXCEPT Tract "A", Short Plat No. 65-76, located in Section 19, Township 34 North, Range 4 East, W.M., approved November 5, 1976 and recorded in Volume 1 of Short Plats, page 193, under Auditor's File No. 845573, records of Skagit County, Washington

AND ALSO EXCEPT that portion, if any, lying North of the South line of "MOORES SUBURBAN TRACTS", as per plat recorded in volume 5 of Plats, page 32, records of Skagit County, Washington and lying North of the South line of said Plat produced West

AND ALSO EXCEPT that portion, if any, lying within the West 660 feet of said Government Lot 2.

Situate in the City of Mount Vernon, County of Skagit, State of Washington.

PARCEL "B":

Tract "A" of Skagit County Short Plat No. 65-76, approved November 5, 1976, and recorded in Volume 1 of Short Plats, page 193, as Auditor's File No. 845573, records of Skagit County, Washington; being a portion of Government Lot 2 in Section 19, Township 34 North, Range 4 East W.M.

Situate in the City of Mount Vernon, County of Skagit, State of Washington

The Real Property or its address is commonly known as 18161 & 18171 MCLEAN ROAD, MOUNT VERNON, WA 98273. The Real Property tax identification number is 340419-0-005-0000 & 340419-0-005-0109.

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

LOWER THE CREDIT LIMIT AMOUNT FROM \$185,000.00 TO \$104,000.00.

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 endorers 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 of modification, but also to all such subsequent actions.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF DEED OF TRUST AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF DEED OF TRUST IS DATED JUNE 23, 2010.

GRANTOR:

MICHAEL C. MAST

LISETTE B.M. MAST

LENDER:

PEOPLES BANK

x

Authorized Officer



201007080054

Skagit County Auditor

MODIFICATION OF DEED OF TRUST  
(Continued)

Loan No: 5715800-1

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INDIVIDUAL ACKNOWLEDGMENT

STATE OF WA )  
 ) SS  
COUNTY OF SKAGIT )

On this day before me, the undersigned Notary Public, personally appeared **MICHAEL C. MAST** and **LISETTE B.M. MAST**, 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 2ND day of JULY, 2010

By Vicki L Hoffman  
Notary Public in and for the State of WA

Residing at ANACORTES  
My commission expires 10-8-13

LENDER ACKNOWLEDGMENT

STATE OF WA )  
 ) SS  
COUNTY OF SKAGIT )

On this 30TH day of JUNE, 2010, before me, the undersigned Notary Public, personally appeared MADELEINE R. COOK and personally known to me or proved to me on the basis of satisfactory evidence to be the VICE PRESIDENT, 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 Vicki L Hoffman  
Notary Public in and for the State of WA

Residing at ANACORTES  
My commission expires 10-8-13

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WA PACFIN REGISTRATION NO. 128276 TR-4318297 PR-49



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