



201302270079

Skagit County Auditor

2/27/2013 Page 1 of 6 9:21AM

After Recording Return To:

After recording, return recording information to: 2013020186

American Title, Inc.

PO Box 641010

Omaha, NE 68164-1010

SHORT FORM OPEN-END DEED OF TRUST

Trustor(s) MARY ROBIN MYERS, AS HER SEPERATE ESTATE, AN UNMARRIED WOMAN

Trustee(s) Wells Fargo Financial National Bank

Beneficiary Wells Fargo Bank, N.A. 101 North Phillips Avenue, Sioux Falls, SD 57104

Legal Description SW1/4 OF SW1/4 OS SECT 21 TWP 35N RANGE 3E W/ PTN SW1/4 OF SW1/4 OF SECT 21 OF SP NO. 38-89 AFN # 8909220077, W OF LT 1 & 3 OF SAID SP.

Assessor's Property Tax Parcel or Account Number P34615

Reference Numbers of Documents Assigned or Released

After Recording Return to:
Wells Fargo Bank, N.A.
Attn: Document Mgt.
P.O. Box 31557
MAC B6953-013
Billings, MT 59107-9900

This instrument prepared by:
Wells Fargo Bank, N.A.
TRACI WITCHER
DOCUMENT PREPARATION
7711 PLANTATION RD
ROANOKE, VA, 24019
866-537-8489

[Space Above This Line For Recording Data]

SHORT FORM OPEN-END DEED OF TRUST

REFERENCE #: 20123287500043

ACCOUNT #: 682-682-1274716-1xxx

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 February 05, 2013, together with all Riders to this document.

(B) "**Borrower**" is MARY ROBIN MYERS, AS HER SEPERATE ESTATE, AN UNMARRIED WOMAN. 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.

(E) "**Debt Instrument**" means the loan agreement or other credit instrument signed by Borrower and dated February 05, 2013. 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, FORTY EIGHT THOUSAND AND 00/100THS Dollars (U.S. \$48,000.00) 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 March 05, 2043.



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(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 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 [mark as applicable]:

N/A Leasehold Rider
N/A Third Party Rider
N/A 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]

SW1/4 OF SW1/4 OS SECT 21 TWP 35N RANGE 3E W/ PTN SW1/4 OF SW1/4 OF SECT 21 OF SP NO. 38-89 AFN # 8909220077, W OF LT 1 & 3 OF SAID SP.

which currently has the address of

_____ 9791 FARM TO MARKET ROAD _____
[Street]
BOW _____, Washington 98232 ("Property Address"):
[City] [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.

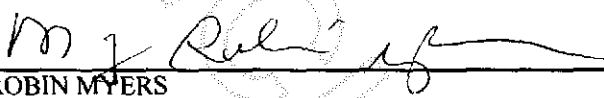


BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to grant and convey the Property and that the Property is unencumbered, except for encumbrances of record as of the execution date of this Security Instrument. Borrower warrants and will defend generally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

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.

 2/5/13

MARY ROBIN MYERS - Borrower



For An Individual Acting In His/Her Own Right:

State of Washington

County of Skagit

On this day personally appeared before me

Mary Robin Myers

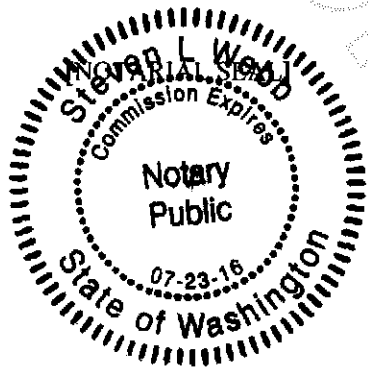
(here insert the name of grantor or grantors)

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 5th day of February, 2013.

Witness my hand and notarial seal on this the 5th day of February, 2013

Signature

Steven J. Webb
Print Name: Steven J. Webb
Notary Public



My commission expires: 07/23/16



EXHIBIT A

Reference: 20123287500043

Account: 682-682-1274716-1xxx

Legal Description:

THE FOLLOWING DESCRIBED REAL ESTATE SITUATE IN SKAGIT COUNTY, WASHINGTON DESCRIBED AS FOLLOWS:ACREAGE ACCOUNT, ACRES 23.68, SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M.; TOGETHER WITH THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 21 LYING WESTERLY OF THE FENCE LINE DELINEATED ON THE FACE OF SKAGIT COUNTY SHORT PLAT NO. 38-89 RECORDED UNDER AUDITOR'S FILE NO. 8909220077 ALONG THE WEST LINE OF LOTS 1 AND 3 OF SAID SHORT PLAT; EXCEPT FROM ALL OF THE ABOVE, THAT PORTION THEREOF CONVEYED TO FLOYD POLMATEER, ET UX, BY DEED RECORDED SEPTEMBER 23, 1981 AS AUDITOR'S FILE NO. 8109230025; ALSO EXCEPT FROM ALL OF THE ABOVE, THAT PORTION CONVEYED TO RICHARD AND GERRY GRIMSTEAD, HUSBAND AND WIFE, BY STATUTORY WARRANTY DEED, RECORDED AUGUST 23, 1991 AS AUDITOR'S FILE NO. 9109230009; AND ALSO EXCEPT FROM ALL OF THE ABOVE, THAT PORTION CONVEYED TO KRISTIN L. MYERS, A SINGLE WOMAN, BY QUIT CLAIM DEED RECORDED FEBRUARY 11, 2003 AS AUDITOR'S FILE NO. 200302110111. AND ALSO EXCEPT THE ROAD RIGHT OF WAY KNOWN AS BOTH SR 537 AND AS THE FARM TO MARKET ROAD ALONG THE WEST LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4. SURVEY RECORDED UNDER AF#200302120051. SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 3 EAST, W.M.; TOGETHER WITH THAT PORTION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 21 LYING WESTERLY OF THE FENCE LINE DELINEATED ON THE FACE OF SKAGIT COUNTY SHORT PLAT NO. 38-89 RECORDED UNDER AUDITOR'S FILE NO. 8909220077 ALONG THE WEST LINE OF LOTS 1 AND 3 OF SAID SHORT PLAT; EXCEPT FROM ALL OF THE ABOVE, THAT PORTION THEREOF CONVEYED TO FLOYD POLMATEER, ET UX, BY DEED RECORDED SEPTEMBER 23, 1981 AS AUDITOR'S FILE NO. 8109230025; ALSO EXCEPT FROM ALL OF THE ABOVE, THAT PORTION CONVEYED TO RICHARD AND GERRY GRIMSTEAD, HUSBAND AND WIFE, BY STATUTORY WARRANTY DEED, RECORDED AUGUST 23, 1991 AS AUDITOR'S FILE NO. 9109230009; AND ALSO EXCEPT FROM ALL OF THE ABOVE, THAT PORTION CONVEYED TO KRISTIN L. MYERS, A SINGLE WOMAN, BY QUIT CLAIM DEED RECORDED FEBRUARY 11, 2003 AS AUDITOR'S FILE NO. 200302110111. AND ALSO EXCEPT THE ROAD RIGHT OF WAY KNOWN AS BOTH SR 537 AND AS THE FARM TO MARKET ROAD ALONG THE WEST LINE OF SAID SOUTHWEST 1/4 OF THE SOUTHWEST 1/4. SURVEY RECORDED UNDER AF#200302120051.ABBREVIATED LEGAL: SW1/4 OF SW1/4 OS SECT 21 TWP 35N RANGE 3E W/ PTN SW1/4 OF SW1/4 OF SECT 21 OF SP NO. 38-89 AFN # 8909220077, W OF LT 1 & 3 OF SAID SP.



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