



201305160065

Skagit County Auditor

\$78.00

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WHEN RECORDED MAIL TO:
SPRINGLEAF FINANCIAL SERVICES OF WASHINGTON, INC.

1616 N 18TH ST STE 120
MT VERNON, WA 98273-2699



LAND TITLE OF SKAGIT COUNTY

This instrument was prepared by JEFFREY W HEATH

M-19926

[Space above This Line for Recording Data]

LOAN MODIFICATION AGREEMENT

(For Modifying Non Recourse Home Equity Line of Credit Accounts)

Security Instrument Filing Data	
Instrument Dated	OCTOBER 17TH, 2007
Recorded on	10/22/2007
Office Recorded in	SKAGIT COUNTY AUDITOR
County	SKAGIT
Location	SEDRO WOOLLEY, WA 98284
Book/Volume/Liber	200710220122
Page	
File	
Doc/Instrument Number	P102043

This Loan Modification Agreement ("Agreement"), effective on 06/01/13 (the "Modification Effective Date") by and between

WILLIAM C SQUIRES AND DALIA SQUIRES, HUSBAND AND WIFE

("Borrower") and SPRINGLEAF FINANCIAL SERVICES OF WASHINGTON, INC.

("Lender"), modifies, amends, and supplements (to the extent this Agreement is inconsistent with their terms): (1) the Mortgage, Deed of Trust, Deed to Secure Debt, or Security Deed ("Security Instrument"), as set forth herein above, and (2) the Home Equity Line of Credit Agreement ("Note"), dated OCTOBER 17TH, 2007, which covers the real and personal property described in the Security Instrument and defined therein as the "Property" located at:

604 CEDAR TREE

SEDRO WOOLLEY

Co# 36167	Br# 37995	MLO# 63064
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If this Agreement is to be recorded, the real property described is set forth as follows:

LOT 23, NORTH CENTRAL DIVISION, ACCORDING TO THE PLAT THEROF RECORDED IN VOLUME 15 OF PLATS, PAGES 46 AND 47, RECORDS OF SKAGIT COUNTY, WASHINGTON.

This Agreement also supersedes and replaces any prior loan modification agreement(s) between Lender and Borrower as of the effective date of this Agreement.

Terms not defined in this Agreement are as defined in the Note and/or Security Agreement.

As of the Modification Effective Date, the amount of the principal balance payable under the Note and the Security Instrument (the "Unpaid Principal Balance") will be \$ 18307.65. In consideration of the mutual promises and agreements contained herein, Borrower and Lender (together the "Parties") agree that beginning on the Modification Effective Date, and after both Parties have executed this Agreement, (notwithstanding anything to the contrary contained in the Note or Security Instrument):

- ANNUAL PERCENTAGE RATE.** Borrower promises to pay the Principal Balance, plus interest, to the order of Lender. \$ 0.00 of the Principal Balance shall be deferred (the "Deferred Principal Balance") and Borrower will not pay interest or make monthly payments on this amount. The Principal Balance less the Deferred Principal Balance shall be referred to as the "Interest Bearing Principal Balance" and this amount is \$ 18307.65. The unpaid and deferred interest that has not been capitalized (the "Deferred Interest") will be \$ 0.00. Interest at the Annual Percentage Rate of 10.00% will begin to accrue on the Interest Bearing Principal Balance as of 05/01/13 and the first new monthly payment on the Interest Bearing Principal Balance will be due on 06/01/13. Assuming no additional sums are advanced under the Note and assuming that all minimum monthly payments are made in full and on time, my payment schedule, including my minimum monthly payments and APR based on the current principal balance, will be:

Months	Interest Rate	Interest Rate Change Date	Monthly Payment	Payment Begins On
001 - 189	10.00	05/01/13	192.72	06/01/13

Minimum monthly payments will be paid until Principal Balance and accrued interest are paid in full.

- Repayment Term.** The assumed repayment term of the Note (and Security Instrument) is 189 months from the date of the Agreement.
- Minimum monthly payments will continue to be calculated in the manner set forth in the Note. Borrower must pay the minimum monthly payment shown on each monthly statement by the payment due date.



UNGX12 (10-14-12) HELOC Non-Escrow Modification Agreement

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4. Place of Payment. Borrower must continue to make the monthly payments in the manner and at such place as Lender may require.
5. Application of Payments. All payments will be applied in the following order:
first to any Other Charges, then to any Late Charges,
then to any Credit Insurance Premiums, then to any Escrow Items,
and finally, to any Finance Charges.
6. If all or any part of the Property or any interest in the Property is sold or transferred (or if Borrower is not a natural person and a beneficial interest in Borrower is sold or transferred) without Lender's prior written consent, Lender may require immediate payment in full of all sums secured by the Security Instrument.
- If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by the Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by the Security Instrument without further notice or demand on Borrower.
7. Borrower also will comply with all other covenants, agreements, and requirements of the Security Instrument, including without limitation, Borrower's covenants and agreements to make all payments of taxes, insurance premiums, assessments, escrow items, impounds, and all other payments that Borrower is obligated to make under the Security Instrument; however, the following terms and provisions of the Note and Security Instrument are forever canceled, null and void, as of the date of this Agreement:
- (a) All terms and provisions of the Note and Security Instrument (if any) providing for, implementing, or relating to, any change or adjustment in the rate of interest payable under the Note; and
 - (b) All terms and provisions of any adjustable rate rider, where applicable, or other instrument or document that is affixed to, wholly or partially incorporated into, or is part of, the Note or Security Instrument and that contains any such terms and provisions as those referred to in (a) above.
8. Borrower understands and agrees that:
- (a) All the rights and remedies, stipulations, and conditions contained in the Security Instrument relating to default in the making of payments under the Security Instrument shall also apply to default in the making of the modified payments hereunder.
 - (b) All covenants, agreements, stipulations, and conditions in the Note and Security Instrument shall be and remain in full force and effect, except as herein modified, and none of the Borrower's obligations or liabilities under the Note and Security Instrument shall be diminished or released by any provisions hereof, nor shall this Agreement in any way impair, diminish, or affect any of Lender's rights under or remedies on the Note and Security Instrument, whether such rights or remedies arise thereunder or by operation of law. Also, all rights of recourse to which Lender is presently entitled against any property or any other persons in any way obligated for, or liable on, the Note and Security Instrument are expressly reserved by Lender.



- This Agreement modifies the Note and Security Instrument referenced above as expressly provided herein. Except where otherwise specifically provided in this Agreement, the Note and Security Instrument will remain unchanged, and Borrower and Lender will be bound by, and comply with, all of the terms and provisions thereof, as amended by this Agreement.

Witness Signature Date (Seal)



STATE OF WASHINGTON, Skagit COUNTY ss:

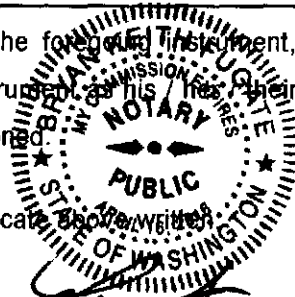
On this 14 day of May, 2013, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn personally appeared Dalia Squires, William Squires

to me known to be the individual(s) described in and who executed the foregoing instrument, and acknowledged to me that he / she / they signed and sealed the said instrument as his / her / their free and voluntary act and deed, and for the uses and purposes therein mentioned.

WITNESS my hand and official seal affixed the day and year in this certificate.

April 16, 2016
My Commission expires:

Bunny. [Signature]
Notary Public in and for the State of Washington
residing at: 1616 N. 18th St Suite 120
Mt. Vernon WA 98273



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