



Skagit County Auditor  
12/29/2015 Page

1 of

\$81.00

8 10:48AM

**After Recording Return To:**

After recording, return recording  
information to: 201510200995  
American Title, Inc.  
PO Box 641010  
Omaha, NE 68164-1010

**SHORT FORM OPEN-END DEED OF TRUST**

**Trustor(s) ROBERT W. PEYTON AND LINDA HUSSEY-PEYTON, HUSBAND AND WIFE AND KELEE SUN LOU PEYTON, AN UNMARRIED INDIVIDUAL**

**Trustee(s) Wells Fargo Financial National Bank**

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

**Legal Description ABBREVIATED LEGAL: PTN OF 28- 35-1E MORE PARTICULARLY DESCRIBED IN THE ATTACHED EXHIBIT A**

**Assessor's Property Tax Parcel or Account Number P59593**

**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.  
TRACI WITCHER  
DOCUMENT PREPARATION  
8505 IBM DR  
CHARLOTTE, NC, 28262  
866-537-8489

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## SHORT FORM OPEN-END DEED OF TRUST

REFERENCE #: 20152686000021

ACCOUNT #: XXX-XXX-XXX3184-1998

### 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 November 25, 2015, together with all Riders to this document.

(B) "**Borrower**" is ROBERT W. PEYTON AND LINDA HUSSEY-PEYTON, HUSBAND AND WIFE AND KELEE SUN LOU PEYTON, AN UNMARRIED INDIVIDUAL. 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 November 25, 2015. 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 FIVE HUNDRED THOUSAND AND 00/100THS Dollars (U.S. \$500,000.00) 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 December 25, 2045.

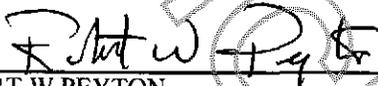


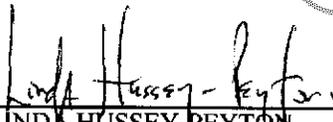
BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to grant and convey the Property and that the Property is unencumbered, except for encumbrances of record as of the execution date of this Security Instrument. Borrower warrants and will defend generally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

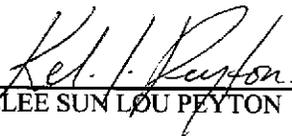
MASTER FORM DEED OF TRUST

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.

  
\_\_\_\_\_  
ROBERT W PEYTON - Borrower

  
\_\_\_\_\_  
LINDA HUSSEY-PEYTON - Borrower

  
\_\_\_\_\_  
KELEE SUN LOU PEYTON - Borrower

Lender Name: Wells Fargo Bank, N.A. NMLSR ID: 399801

Loan Originator's Name: Jeffrey Sean Nottingham  
NMLSR ID: 1081802

UNOFFICIAL DOCUMENT

For An Individual Acting In His/Her Own Right:

State of Washington

County of Skagit

On this day personally appeared before me

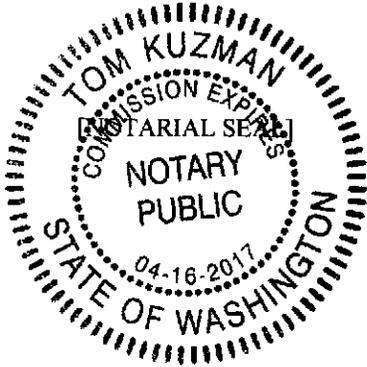
ROBERT W PEYTON

LINDA HUSSEY-PEYTON

~~KELEE SUN LOU PEYTON~~

(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 27<sup>th</sup> day of November, 2015.

Witness my hand and notarial seal on this the 27<sup>th</sup> day of November, 2015



Signature

*[Handwritten Signature]*

Print Name: Tom Kuzman  
Notary Public

My commission expires: 4/16/2017



# All-purpose Acknowledgment

STATE OF Minnesota, COUNTY OF Ramsey

On 25<sup>th</sup> of November, 2015 before me, the undersigned, a Notary Public in and for said State, personally appeared

Kelee Sun Lee Peyton

personally known to me ~~-OR-~~  proved to me on the basis of satisfactory evidence/ to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

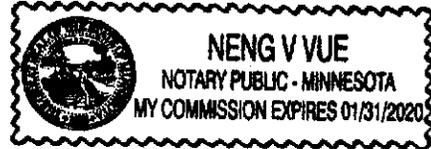
Neng Vue

Name (type or printed)

Neng Vue

My commission expires:

01 | 31 | 2020



(Seal)

**EXHIBIT A**

Reference: 2015268600021

Account: XXX-XXX-XXX3184-1998

**Legal Description:**

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON; THAT PORTION OF SECTION 28, TOWNSHIP 35 NORTH, RANGE 1 EAST, W.M., DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF LOT 14, "SKYLINE DIVISION NO. 7" ACCORDING TO PLAT RECORDED IN VOLUME 9 OF PLATS, PAGES 70 AND 71, RECORDS OF SKAGIT COUNTY, WASHINGTON; THENCE SOUTH 0 DEGREES 31 MINUTES 21 SECONDS EAST 79.60 FEET; THENCE SOUTH 83 DEGREES 49 MINUTES 47 SECONDS WEST 50.58 FEET; THENCE NORTH 72 DEGREES 51 MINUTES 11 SECONDS WEST 60.00 FEET; THENCE NORTH 34 DEGREES 48 MINUTES 58 SECONDS EAST 74.46 FEET TO THE SOUTHWEST CORNER OF SAID LOT 14; THENCE EASTERLY ALONG THE SOUTHERLY LINE OF SAID LOT 14 TO THE POINT OF BEGINNING. ABBREVIATED LEGAL: PTN OF 28- 35-1E.