

Name & Return Address:

Wells Fargo Home Mortgage

1000 Blue Gentian Rd, Ste 100 MAC N9287-011

Eagan, MN 55121



201702030111

Skagit County Auditor

\$77.00

2/3/2017 Page

1 of

5 12:17PM

Washington State Recorder's Cover Sheet (RCW 65.04) Please print legibly or type information.

Document Titles	Deed of Trust Modification Agreement
Grantor(s)	Francis D. Eader & Marilyn M. Eader
____ Additional Names on Page ____ of Document	
Grantee(s)	Wells Fargo Bank, N.A.
____ Additional Names on Page ____ of Document	
Legal Description (Abbreviated: i.e., lot, block & subdivision name or number OR section/township/range and quarter/quarter section)	
Lot 10, "Sunset West", as per plat recorded in Volume 9 of Plats, pages 98 and 99	
Complete Legal Description on Page 4 of Document	
Auditor's Reference Number(s)	201611180027
Assessor's Property Tax Parcel/Account Number(s)	P69929
Non Standard Fee \$50.00 By signing below, you agree to pay the \$50.00 non standard fee. I am requesting an emergency non standard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.	
Signature of Party Requesting Non Standard Recording NOTE: Do not sign above or pay additional \$50.00 fee if document meets margin/formatting requirements	
The Auditor/Recorder will rely on the information provided on this cover sheet. Staff will not read the document to verify the accuracy or completeness of the indexing information provided herein.	

Prepared by and when recorded, return to:

Wells Fargo Home Mortgage

Attn: FINAL DOCS

MAC: N9287-011

2701 Wells Fargo Way

Minneapolis, MN 55467

Space above this line for County Recorder use only

DEED OF TRUST MODIFICATION AGREEMENT

THIS AGREEMENT is made on this **20th day of December** between **F. Duncan Eader and Marilyn M. Eader, as trustee of the Duncan and Marilyn Eader Family Trust, dated May 25th, 2012**, (herein "Borrower") whose address is **3735 BIRCH WAY, ANACORTES, WASHINGTON 98221-8549** and **Wells Fargo Bank, N.A.** whose address is **101 North Phillips Avenue, Sioux Falls, SD 57104** (herein "Lender"). With respect to that promissory note dated **November 12, 2016**, secured by a Deed of Trust of the same date in the amount of **\$417,000.00** made by borrower to Wells Fargo Bank, N.A. and recorded on **November 18, 2016** in the office of **Skagit** County as Document number **201611180027**, secured by the following described property located in the County of **Skagit**, State of **Washington**.

SEE ATTACHED "**EXHIBIT A**" (**Exhibit A or Legal Description MUST be attached**)

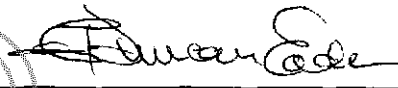
WHEREAS, Borrower is indebted to Lender under the note and Deed of Trust described above; NOW THEREFORE, for and in consideration of the benefits flowing to each of the parties hereto, they do agree as follows:

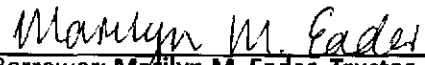
1. The terms of the Deed of Trust and the Note evidencing and securing such indebtedness and hereby modified as follows:

The Trust Name on page 18 of 20 of the Deed of Trust, on pages 1 and 4 of 4 of the Inter Vivos Revocable Trust Rider, and on page 4 of 5 of the Adjustable Rate Rider is hereby modified to be, "DUNCAN AND MARILYN EADER FAMILY TRUST"

2. This agreement is not binding, in whole or in part, on Lender until executed by Lender.

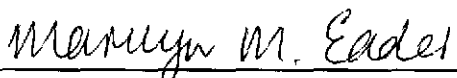
IN WITNESS THEREOF, the parties have executed this agreement on the day and year first written above.


Borrower: **F. Duncan Eader, Trustee of
the Duncan and Marilyn Eader Family
Trust under trust instrument dated
May 25th, 2012.**


Borrower: **Marilyn M. Eader, Trustee of
the Duncan and Marilyn Eader Family
Trust under trust instrument dated May
25th, 2012.**

BY SIGNING BELOW, the undersigned, Settlor(s) of the **Duncan and Marilyn Eader
Family Trust** under trust instrument dated **May 25th, 2012** acknowledges all of the
terms and covenants contained in this Security Instrument and any rider(s) thereto
and agrees to be bound thereby.


Settlor: **F. Duncan Eader**


Settlor: **Marilyn M. Eader**

A notary public or other officer completing this
certificate verifies only the identity of the
individual who signed the document to which this
certificate is attached, and not the truthfulness,
accuracy, or validity of that document.

STATE OF: **Washington**

COUNTY OF: **Snohomish**

On December 21, 2016 before me, Laurea L. Garka, a
notary public, personally appeared **F. Duncan Eader and Marilyn M. Eader**, who 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.

I certify under PENALTY OF PERJURY under the laws of the State of WASHINGTON that the
foregoing is true and correct.

Witness my hand and official seal.

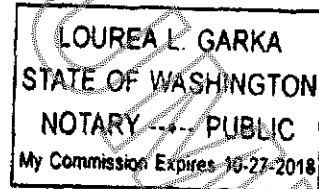
Signature  (Seal)

Notary: Laurea L. Garka

My commission expires: 10/27/2018

State of WA, Certified in the County of Snohomish

Commission #: 122836



Borrower information above this line

Lender information below this line

WELLS FARGO BANK, N.A. (Lender)



Name: Brad VanRegenmorter

Title: VICE PRESIDENT LOAN DOCUMENTATION

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF: Minnesota

COUNTY OF: Dakota

On 12/28/16 before me, Jayasri Shankar, a notary public, personally appeared Brad VanRegenmorter

Vice President Loan Documentation who 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.

I certify under PENALTY OF PERJURY under the laws of the State of Minnesota that the foregoing is true and correct.

Witness my hand and official seal.

Signature S. Jayasri (Seal)

Notary: JAYASRI SHANKAR

My commission expires: 01/31/2018

State of Minnesota, Certified in the County of Hennepin

Commission #: 31055861



Legal Description

Lot 10, "SUNSET WEST", as per plat recorded in Volume 9 of Plats, pages 98 and 99, records of Skagit County, Washington.