



202006190139

06/19/2020 02:53 PM Pages: 1 of 4 Fees: \$106.50
Skagit County Auditor

RETURN ADDRESS:
PEOPLES BANK
Loan Services Department
PO Box 233
LYNDEN, WA 98264

Land Title and Escrow

118594-P

MODIFICATION OF DEED OF TRUST

Reference # (if applicable): _____ Additional on page _____

Grantor(s):
1. Padilla, Massimo Bruno
2. Padilla, Michelle L.

Grantee(s)
1. PEOPLES BANK

Legal Description: LOTS 13 & 14, BLK 1, PAPE'S ADD. TO MT. VERNON
Additional on page 2

Assessor's Tax Parcel ID#: 3750-001-014-0008

DOT: 200511020144



THIS MODIFICATION OF DEED OF TRUST dated June 11, 2020, is made and executed between Massimo B. Padilla and Michelle L. Padilla, husband and wife, whose address is 3921 Seneca Dr, Mount Vernon, WA 98273 ("Grantor") and PEOPLES BANK, whose address is MOUNT VERNON OFFICE, 1801 RIVERSIDE DRIVE, MOUNT VERNON, WA 98273 ("Lender").

UNRECORDED DOCUMENT

**MODIFICATION OF DEED OF TRUST
(Continued)**

Loan No: 5031775-203

Page 2

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated October 28, 2005 (the "Deed of Trust") which has been recorded in Skagit County, State of Washington, as follows:

A DEED OF TRUST DATED OCTOBER 28, 2005 AND RECORDED NOVEMBER 2, 2005 UNDER AUDITOR'S FILE NO. 200511020144 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:

Lots 13 And 14, Block 1, "PAPE'S ADDITION TO THE CITY OF MT. VERNON," as per plat recorded in Volume 3 of Plats, page 59, records of Skagit County, Washington.

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

The Real Property or its address is commonly known as 817 N. 6th Street, Mount Vernon, WA 98273. The Real Property tax identification number is 3750-001-014-0008.

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

THE WORD "NOTE" MEANS THE PROMISSORY NOTE DATED JUNE 11, 2020 FROM GRANTOR TO LENDER, TOGETHER WITH ALL RENEWALS OF, EXTENSIONS OF, MODIFICATIONS OF, REFINANCING OF, CONSOLIDATIONS OF, AND SUBSTITUTIONS FOR THE PROMISSORY NOTE OR AGREEMENT

INCREASE CREDIT LIMIT AMOUNT FROM \$149,843.01 TO \$195,000.00, WHICH INCLUDES A NEW ADVANCE OF \$45,156.99.

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 endorsers 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 or 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 11, 2020.

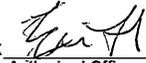
GRANTOR:

x 
Massimo Bruno Padilla

x 
Michelle L. Padilla

LENDER:

PEOPLES BANK

x 
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Washington)
COUNTY OF Skaagit) SS
This record was acknowledged before me on June 17, 2020 by Massimo Bruno Padilla.



Jennifer Covey
(Signature of notary public)
VP - Notary Public
(Title of office)
My commission expires: Dec. 11, 2021
(date)

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Washington)
COUNTY OF Skaagit) SS
This record was acknowledged before me on June 17, 2020 by Michelle L. Padilla.



Jennifer Covey
(Signature of notary public)
VP - Notary Public
(Title of office)
My commission expires: Dec. 11, 2021
(date)

MODIFICATION OF DEED OF TRUST
Loan No: 5031775-203 (Continued) Page 4

LENDER ACKNOWLEDGMENT

STATE OF Washington)
) SS
COUNTY OF Skagit)

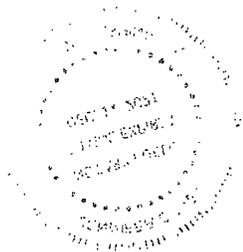
This record was acknowledged before me on June 18, 2020 by Eric
John as VP, Commercial of PEOPLES BANK.

Banking
[Signature]
(Signature of notary public)



Notary Public
(Title of office)

My commission expires:
March 7, 2021
(date)



UNRECORDED DOCUMENT