

RETURN DOCUMENT TO:

Service Link
1355 Cherrington Pkwy
Moon Township, PA 15108

Use dark black ink and print legibly. Documents not legible will be rejected per RCW 65.04.045 & 65.04.047

DOCUMENT TITLE(S): <p style="text-align: center;">Deed of Trust</p>
AUDITOR FILE NUMBER & VOL. & PG. NUMBERS OF DOCUMENT(S) BEING ASSIGNED OR RELEASED: Additional reference numbers can be found on page _____ of document.
GRANTOR(S): Shellah Myra Imperio Additional grantor(s) can be found on page _____ of document.
GRANTEE(S): <p style="text-align: center;">Third Federal Savings and Loan</p> <p style="text-align: center;">Trustee: Chicago Title Insurance Company, A Nebraska Corporation</p> Additional grantee(s) can be found on page _____ of document.
ABBREVIATED LEGAL DESCRIPTION: (Lot, block, plat name OR; qtr/qtr, section, township and range OR; unit, building and condo name.) LOT 112, SQUARE 2, WOODRIDGE ON THE LAKE SUBDIVISION, PHASE I, ST. TAMMANY PARISH, LOUISIANA Additional legal(s) can be found o page _____ document.
ASSESSOR'S 16-DIGIT PARCEL NUMBER: 340430-0-126-0009 Additional numbers can be found on page _____ of document.

The Auditor/Recorder will rely on the information provided on this form. The responsibility for the accuracy of the indexing information is that of the document preparer.

Return To:
Servicelink Title Agency, Inc.
1355 Cherrington Pkwy
Moon Township, PA 15108-

Assessor's Parcel or Account Number: P28944

Trustee: Chicago Title Insurance Company, a Nebraska corporation

[Space Above This Line For Recording Data]

SHORT FORM DEED OF TRUST

DEFINITIONS

Words used in multiple sections of this Security Instrument are defined below, in the "Definitions" Section of the Master Form, and in Sections 3, 11, 13, 18, 20 and 21 of the Master Form. Certain rules regarding the usage of words used in this Security Instrument are also provided in Section 16 of the Master Form.

"Master Form" means that certain Master Form Deed of Trust recorded in the Office of the Recorder on June 19, 2017, in Book/Volume , at Page(s) or Recording No. 201706190182, for land situated in the County of SKAGIT, Washington.

- (A) "Security Instrument" means this document, which is dated June 29, 2023, together with all Riders to this document.
- (B) "Borrower" is Shellah Myra Imperio, Unmarried; Borrower is the Trustor under this Security Instrument.
- (C) "Lender" is Third Federal Savings and Loan Association of Cleveland. Lender is a Federal Savings Association organized and existing under the laws of the United States of America. Lender's address is 7007 Broadway Avenue, Cleveland, OH 44105. Lender is the beneficiary under this Security Instrument.
- (D) "Trustee" is Chicago Title Insurance Company, a Nebraska corporation.
- (E) "Note" means the promissory note signed by Borrower and dated June 29, 2023. The Note states that Borrower owes Lender three hundred ninety thousand and 00/100 Dollars (U.S. \$390,000.00) plus interest. Borrower has promised to pay this debt in regular Periodic Payments (as defined in the Master Form) and to pay the debt in full not later than 08/01/2043.
- (F) "Property" means the property that is described below under the heading "Transfer of Rights in the Property."
- (G) "Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and 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 [check box as applicable]:

- | | | |
|------------------------------------------------|---------------------------------------------------------|---------------------------------------------|
| <input type="checkbox"/> Adjustable Rate Rider | <input type="checkbox"/> Condominium Rider | <input type="checkbox"/> Second Home Rider |
| <input type="checkbox"/> Balloon Rider | <input type="checkbox"/> Planned Unit Development Rider | <input type="checkbox"/> Other(s) [specify] |
| <input type="checkbox"/> 1-4 Family Rider | <input type="checkbox"/> Biweekly Payment Rider | |

All references to section numbers in the Security Instrument that are contained in the Riders refer to those sections of the same number incorporated from the Master Form.

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Note. For this

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TFS6556WA

WASHINGTON -- Single Family -- Fannie Mac/Freddie Mac SHORT FORM DEED OF TRUST
Third Federal Savings and Loan Association of Cleveland



purpose, Borrower irrevocably grants and conveys to Trustee, in trust, with power of sale, the following described property located in the County of SKAGIT , which currently has the address of : 1415 S 3rd St, MOUNT VERNON, Washington 98273-4905 ("Property Address"). SEE ATTACHED LEGAL DESCRIPTION

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."

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. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction to constitute a uniform security instrument covering real property.

INCORPORATION OF MASTER FORM PROVISIONS

Paragraph (I) through and including paragraph (Q) of the "Definitions" Section of the Master Form, and Section 1 through and including Section 26 of the Master Form, are incorporated into this Security Instrument by reference. Borrower acknowledges having received a copy of the Master Form and agrees to be bound by the Sections and paragraphs of the Master Form incorporated into this Security Instrument.

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.



Shellah Myra Imperio

(Seal)
-Borrower

(Seal)
-Borrower

(Seal)
-Borrower


(Seal)
-Borrower

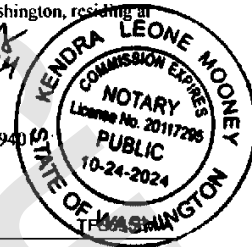
STATE OF WASHINGTON, County of Skagit

On this day personally appeared before me Shellah Myra Imperio

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

GIVEN under my hand and official seal this 29 day of June, 2023


Notary Public in and for the State of Washington, residing at
Skagit County
My commission expires on: 12-24-2024



Loan Origination Organization: Third Federal Savings and Loan Association of Cleveland, NMLS ID: 4494013
Loan originator: Chandler Medlea , NMLS ID: 2306385

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WASHINGTON -- Single Family -- Fannie Mae/Freddie Mac SHORT FORM DEED OF TRUST
Third Federal Savings and Loan Association of Cleveland

Order No.: 30329398

**LEGAL DESCRIPTION
EXHIBIT "A"**

The following described property:

REAL PROPERTY IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS:

THAT PORTION OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 34 NORTH, RANGE 4 EAST, W.M., DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF THIRD STREET, AS ESTABLISHED IN THE CITY OF MOUNT VERNON, 862 FEET SOUTH OF THE NORTH LINE OF SECTION 30;
THENCE SOUTH 50 FEET;
THENCE WEST 108 FEET;
THENCE NORTH 50 FEET;
THENCE EAST 108 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE CITY OF MOUNT VERNON, COUNTY OF SKAGIT, STATE OF WASHINGTON..

ABBREVIATED LEGAL: PTN NE1/4 N/E1/4 S30, T4N, R4E, SKAGIT CO., WA

Assessor's Parcel No: 340430-0-126-0009