

Requested by and Return to:
Banner Bank
Attn: Custom Draws/Lori Bessey
10 S 1st Ave
Walla Walla, WA 99362

Loan Number: **18104510**
MERS # 100167900010391017
MERS # (888) 679-6977

DEED OF TRUST MODIFICATION AGREEMENT

This Loan Modification Agreement (the "Agreement"), made this **July 12, 2023**, between **JAMES OKEEFE ARMSTRONG AND NANCY L ARMSTRONG, a married couple** (the "Borrowers") and **Banner Bank** (Lender), and **Mortgage Electronic Registration Systems, Inc.**, (Mortgagee), amends and supplements that certain Deed of Trust dated **January 13, 2023** and granted or assigned to **Mortgage Electronic Registration Systems, Inc.**, as mortgagee of record (solely as nominee for Lender's successors and assigns), P.O. Box 2026, Flint Michigan 48501-2026 and recorded on **January 19, 2023**, as Document No. **202301190019**, in Book **n/a**, at page **n/a**, in the Official Records of the County of **Skagit**, State of **Washington** (the "Security Instrument"), and covering the real property commonly known as follows:

33969 Hamilton Cemetery Rd, Sedro Woolley, WA 98284

Abbreviated Legal: Ptn NE 1/4 SE 1/4, 10-35-6 E W. M.
Assessor's Tax Parcel ID #: 350610-4-004-0017 / P40984 & 350610-4-004-0100 / P113092

In Consideration of the mutual promises and agreements exchanged, the parties hereto agree to modify the Security Instrument as follows:

- Modify the Maturity date from **November 1, 2038** to **August 1, 2038**.
- The Loan Amount is **\$189,059.00**.
- Modify the legal description to include VIN **PHH310OR2215334AB**.

The Borrowers shall comply with all other covenants, agreements and requirements of the Security Instrument. Nothing in this Agreement shall be understood or construed to be a satisfaction or release in whole or in part of the Security Instrument.

Except as otherwise specifically provided in this Agreement, the Security Instrument shall remain unchanged, and the Borrowers and Banner Bank shall be bound by, and comply with all the terms and provisions thereof, as amended by this Agreement, and the Security Instrument shall remain in full force and effect and shall continue to be a first lien on the above-described property. All capitalized terms not defined herein shall have the same meanings as set forth in the Security Instrument.

BANNER BANK



Penne Oberg
Senior Vice President, Banner Bank



Penne Oberg
Assistant Secretary of
Mortgage Electronic Registration Systems, Inc.



James O'Keefe Armstrong



Nancy L. Armstrong

ALL SIGNATURES MUST BE ACKNOWLEDGED

State of Washington
County of Skagit

BEFORE ME, the undersigned, a notary Public in and for said County and State, on this day 21st, of this month July, of this year 2023, personally appeared **James OKeefe Armstrong and Nancy L Armstrong**, and proved to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed.



Sherlynn Wiscombe
Notary Public

Expires:
Month 05, Date 02, Year 2026

State of: Washington
County of: Walla Walla

On this day 11, of this month August, of this year 2023, before me, Elizabeth Holden, Notary Public, appeared Penne Oberg, personally known to me to be the **Senior Vice President of Banner Bank & Assistant Secretary of Mortgage Electronic Registration Systems, Inc.**, the corporation that executed the foregoing instrument and acknowledged the said instrument to be the free and voluntary act and deed of such corporation for the uses and purposes therein and on oath that she is authorized to execute the said instrument.

WITNESS my hand and official seal.

Elizabeth Holden
Notary Public

Expires:
Month 11, Date 25, Year 2024

