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200002110030  
Kathy Hill, Skagit County Auditor  
2/11/2000 Page 1 of 4 10:13:28AM

State of Washington

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## SHORT FORM DEED OF TRUST

(With Future Advance Clause)

6056612 8001  
20000270709010

1. **DATE AND PARTIES.** The date of this Short Form Deed of Trust ("Security Instrument") is  
01-28-2000 and the parties are as follows:

**TRUSTOR ("Grantor"):**  
DAVID E. BURTON, AN UNMARRIED MAN

whose address is:  
22647 BULSON RD MOUNT VERNON, WA 98274

**TRUSTEE: WELLS FARGO BANK (ARIZONA), N.A., 4832 East McDowell Rd., Phoenix, AZ 85008**

**BENEFICIARY ("Lender"):** WELLS FARGO BANK, N.A.  
18700 NW Walker Rd., Bldg. 92  
Beaverton, OR 97006

2. **CONVEYANCE.** For good and valuable consideration, the receipt and sufficiency of which is acknowledged, and to secure the Secured Debt (defined below) and Grantor's performance under this Security Instrument, Grantor irrevocably grants, conveys and sells to Trustee, in trust for the benefit of Lender, with power of sale, all of that certain real property located in the County of SKAGIT, State of Washington, described as follows:

PORTION OF SECTION 28, TOWNSHIP 33, RANGE 4, PTN. SE-NE.  
MORE PARTICULARLY DESCRIBED IN EXHIBIT 'A'

with the address of 22647 BULSON RD MOUNT VERNON, WA 98274  
and parcel number of P17394, together with all rights, easements,  
appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches, and water stock  
and all existing and future improvements, structures, fixtures, and replacements that may now, or at any time in  
the future, be part of the real estate described above.

3. **MAXIMUM OBLIGATION AND SECURED DEBT.** The total amount which this Security Instrument will  
secure shall not exceed \$ 40,000.00 together with all interest thereby accruing, as set forth in the  
promissory note, revolving line of credit agreement, contract, guaranty or other evidence of debt ("Secured Debt")  
of even date herewith, and all amendments, extensions, modifications, renewals or other documents which are  
incorporated by reference into this Security Instrument, now or in the future. The maturity date of the Secured  
Debt is 30 years from the date of the Secured Debt, or such lesser period as  
may be provided. The Secured Debt is a revolving line of credit.

**EXHIBIT "A"**

LOT(S) 3 AND 4 OF SKAGIT COUNTY SHORT PLAT, NO. 99-0004, APPROVED DECEMBER 8, 1999 AND RECORDED DECEMBER 10, 1999 UNDER AUDITOR'S FILE NO. 199912100123, BEING A PORTION OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 33 NORTH, RANGE 4 EAST OF THE WILLAMETTE MERIDIAN;

TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES ALONG THE WEST 60 FEET OF THE SOUTH  $\frac{1}{2}$  OF THE EAST 25 ACRES OF THE SOUTHEAST  $\frac{1}{4}$  OF THE NORTHEAST  $\frac{1}{4}$  OF SECTION 28, TOWNSHIP 33 NORTH, RANGE 4 EAST, W.M., EXCEPT ROADS AS CONVEYED TO SKAGIT COUNTY BY DEEDS RECORDED FEBRUARY 17, 1917, AND JUNE 8, 1925, UNDER AUDITOR'S FILE NO. 8506270020, RECORDS OF SKAGIT COUNTY, WASHINGTON.

ALSO TOGETHER WITH A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS AND UTILITIES OVER AND ACROSS STARGATE PLACE AS DELINEATED ON THE FACE OF THE SHORT PLAT.



200002110030

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2/11/2000 Page 2 of 4 10:13:28AM

**4. MASTER FORM DEED OF TRUST.** By the delivery and execution of this Security Instrument, Grantor agrees that all provisions and sections of the Master Form Deed of Trust ("Master Form"), inclusive, dated **February 1, 1997** and recorded on February 06, 1997 as Auditor's File Number 9702060051 in Book 1626 at Page 0614 of the Official Records in the Office of the Auditor of SKAGIT County, State of Washington, are hereby incorporated into, and shall govern, this Security Instrument.

**5. USE OF PROPERTY.** The property subject to this Security Instrument is not used principally for agricultural or farming purposes.

**SIGNATURES.** By signing below, Grantor agrees to perform all covenants and duties as set forth in this Security Instrument. Grantor also acknowledges receipt of a copy of this document and a copy of the provisions contained in the previously recorded Master Form (the Deed of Trust-Bank/Customer Copy).

<u>David E Burton</u> DAVID E BURTON	Grantor	<u>27 Jan 2000</u> Date
_____	Grantor	_____ Date
_____	Grantor	_____ Date
_____	Grantor	_____ Date

**ACKNOWLEDGMENT:**

(Individual)

STATE OF WASHINGTON, COUNTY OF SNOHOMISH } ss.

I hereby certify that I know or have satisfactory evidence that \_\_\_\_\_  
DAVID E. BURTON \_\_\_\_\_  
\_\_\_\_\_

(is/are the person(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in the instrument.

Dated: 1-27-00

Rita Henry  
(Signature) **RITA HENRY**

(Print name and include title)

My appointment expires: 10-9-00



(Affix Seal or Stamp)

**ILLEGIBLE NOTARY SEAL DECLARATION**

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: Rita Henry

Date Commission Expires: 10-9-00

Commission Number: N/A

Date and Place of Notary Execution: 1/27/00 Snohomish County, WA

Date and Place of This Declaration: 2/1/00 Washington County, OR

M Simmons  
Signature

**WELLS FARGO BANK, N.A.**

