



200605110004

Skagit County Auditor

5/11/2006 Page 1 of 3 8:59AM

**RETURN ADDRESS:**

Frontier Bank  
Downtown Everett  
2831 Colby Ave  
PO Box 1390  
Everett, WA 98206

LAND TITLE OF SKAGIT COUNTY

115653-PE

**MODIFICATION OF DEED OF TRUST**

Reference # (if applicable): DTEV XX6115 - NO. 200503280128

Additional on page \_\_\_\_

Grantor(s):

- 1. PREMIER LAND DEVELOPMENT, INC.

Grantee(s)

- 1. Frontier Bank

Legal Description: LOT 2, TINAS COMA

Additional on page 2

Assessor's Tax Parcel ID#: 4755-000-002-0000

**THIS MODIFICATION OF DEED OF TRUST dated April 1, 2006, is made and executed between between PREMIER LAND DEVELOPMENT, INC., A WASHINGTON CORPORATION, whose address is PO BOX 1548, MUKILTEO, WA 98275 ("Grantor") and Frontier Bank, whose address is Downtown Everett, 2831 Colby Ave, PO Box 1390, Everett, WA 98206 ("Lender").**

WASHINGTON DOCUMENT

MODIFICATION OF DEED OF TRUST  
(Continued)

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

RECORDED ON MARCH 28, 2005, BY LAND TITLE COMPANY OF SKAGIT COUNTY, STATE OF WASHINGTON, UNDER AUDITOR'S FILE NO. 200503280128.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property located in SKAGIT County, State of Washington:

LOT 2, "PLAT OF TINAS COMA," AS PER PLAT RECORDED ON AUGUST 11, 2000, UNDER AUDITOR'S FILE NO. 200008110004, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON

The Real Property or its address is commonly known as 1290 HILLCREST DRIVE, BURLINGTON, WA 98233. The Real Property tax identification number is 4755-000-002-0000.

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

INCREASED BY \$77,000.00 FOR A NEW TOTAL OF \$402,000.00.

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 APRIL 1, 2006.

GRANTOR:

PREMIER LAND DEVELOPMENT, INC.

By: Keith P. Welch  
KEITH P. WELCH, President of PREMIER LAND DEVELOPMENT, INC.

LENDER:

FRONTIER BANK.

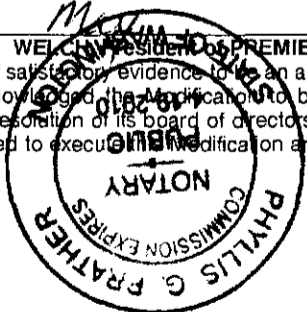
X [Signature]  
Authorized Officer

CORPORATE ACKNOWLEDGMENT

STATE OF Washington )  
 ) SS  
COUNTY OF Snohomish )

On this 9<sup>th</sup> day of March, 2006, before me, the undersigned Notary Public, personally appeared KEITH P. WELCH, President of PREMIER LAND DEVELOPMENT, INC., and personally known to me or proved to me on the basis of satisfactory evidence to be an authorized agent of the corporation that executed the Modification of Deed of Trust and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute the Modification and in fact executed the Modification on behalf of the corporation.

By Phyllis G. Prather  
Notary Public in and for the State of WA



Residing at Everett, WA  
My commission expires 4-19-2010



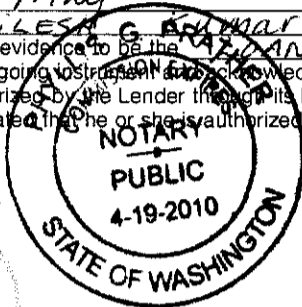
MODIFICATION OF DEED OF TRUST  
(Continued)

LENDER ACKNOWLEDGMENT

STATE OF Washington )  
 ) SS  
COUNTY OF Snohomish )

On this 9<sup>th</sup> day of May, 20 06, before me, the undersigned Notary Public, personally appeared SARLES G. KILMER and personally known to me or proved to me on the basis of satisfactory evidence to be the MANAGER, authorized agent for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

By Phyllis G. Prother  
Notary Public in and for the State of WA



Residing at Everett  
My commission expires 4-19-2010



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Skagit County Auditor