

WHEN RECORDED RETURN TO:

Name: Terra Corp.  
Address: 3018 Commercial Avenue  
City, State, Zip Anacortes WA 98221



200609220146

Skagit County Auditor

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## Chicago Title Company - Island Division

### Deed of Trust Short Form

(For Use in the State of Washington Only)

THIS DEED OF TRUST, made this 20th of September, 2006, between

ABK Investments, LLC, GRANTOR,

whose address is 1030 E. College Way, Mount Vernon WA 98273

ISLAND TITLE COMPANY, a corporation, TRUSTEE. and

Terra Corp., a Washington Corporation, BENEFICIARY,

whose address is 3018 Commercial Avenue, Anacortes WA 98221

WITNESSETH: Grantor hereby bargains, sells and conveys to Trustee in Trust, with power of sale, the following described real property in Skagit County, Washington:

See Attached Exhibit "A"

20-34-4

Tax Account Number: P26908-P26896-P26894

TOGETHER WITH all the tenements, hereditaments and appurtenances, now or hereafter thereunto belonging or in anywise appertaining, and the rents, issues and profits thereof and all other property or rights of any kind or nature whatsoever further set forth in the Master Form Deed of Trust hereinafter referred to, SUBJECT, HOWEVER, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

THIS DEED IS FOR THE PURPOSE OF SECURING PERFORMANCE of each agreement of Grantor incorporated by reference or contained herein and payment of the sum of Fifty thousand Dollars

is 50,000.00 with interest thereon according to the terms of a promissory note of even date herewith, payable to Beneficiary or order and made by Grantor, all renewals, modifications or extensions thereof; and also such further sums as may be advanced or loaned by Beneficiary to Grantor, or any of their successors or assigns, together with interest thereon at such rate as shall be agreed upon.

By executing and delivering this Deed of Trust and the Note secured hereby, the parties agree that all provisions of Paragraphs 1 through 35 inclusive of the Master Form Deed of Trust hereinafter referred to, except such paragraphs as are specifically excluded or modified herein, are hereby incorporated herein by reference and made an integral part hereof for all purposes the

same as if set forth herein at length, and the Grantor hereby makes said covenants and agrees to fully perform all of said provisions. The Master Form Deed of Trust above referred to was recorded on the twenty-fifth (25th) day of July, 1968, in the Official Records of the offices of the County Auditors of the following counties in Washington in the book and at the page designated after the name of each county, to-wit:

The undersigned Grantor requests that a copy of any Notice of Default and of any Notice of Sale hereunder be mailed to him at the address hereinbefore set forth

COUNTY	BOOK OR VOL.	PAGE NO.	AUDITORS FILE NO.
Adams	2 of Record. Instr.	513-16	122987
Asotin	Microfilmed Under Auditors No.		101896
Benton	241 of Official Rec.	695 A-C	592931
Chelan	688 of Official Rec.	1682-1685	681844
Chilliwack	315 of Official Rec.	195-198	383176
Clark	Aut. Microfilm No.	702859-702862	G-519253
Columbia	49 of Deeds	198-201	F-3115
Cowlitz	747 of Official Rec.	234-237	675475
Douglas	125 of Mtgs.	120-123	151893
Ferry	28 of Deeds	413-416	153150
Franklin	11 of Official Rec.	128-141	309636
Garfield	Microfilmed under Auditors No.		13044
Grant	44 of Rec. Dec.	373-376	538241
Grays Harbor	25 of General	31-34	297544
Island	181 of Official Rec.	710-713	211628
Jefferson	4 of Official Rec.	316-319	196853
King	5690 of Mtgs.	436-439	6382309
Kitsap	929 of Official Rec.	480-483	934770
Kittitas	111 of Mtgs.	361-364	348693
Klickitat	101 of Mtgs.	107-110	131095
Lewis	7 of Official Rec.	839-842	725562
Lincoln	107 of Mortgages	776-779	316596
Mason	Reel 48	Frame 835-838	236038
Okanogan	121 of Mortgages	517-519A	560658
Pacific	213 of Official Rec.	649-652	55707
Pend Oreille	27 of Mtgs.	8-11	26854
Pierce	1254 of Mtgs.	707-710	2250799
San Juan	28 of Mtgs.	459-462	69282
Skagit	19 of Official Rec.	80-83	716277
Skamania	47 of Mtgs.	41-44	70197
Snohomish	233 of Official Rec.	540-543	2043549
Sprokane	14 of Official Rec.	1048-1051	3762670
Stevens	109 of Mtgs.	394-397	590635
Thurston	454 of Official Rec.	731-734	785350
Wahkiakum	17 of Mtgs.	89-92	24732
Walla Walla	308 of Mtgs.	711-714	495721
Whitman	82 of Official Rec.	855-858	1047522
Whitman	1 of Misc.	291-294	382282
Yakima	712 of Official Rec.	147-150	2170555

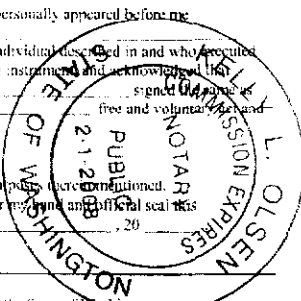
A copy of such Master Form Deed of Trust is hereby furnished to the person executing this Deed of Trust and by executing this Deed of Trust the Grantor acknowledges receipt of such Master Form Deed of Trust.

The property which is the subject of this Deed of Trust is not used principally or primarily for agricultural or farming purposes.

*Jannette Brigham*  
 \_\_\_\_\_  
 \_\_\_\_\_

STATE OF WASHINGTON )  
 COUNTY OF \_\_\_\_\_ )

On this day personally appeared before me  
 \_\_\_\_\_  
 to me known to be the individual described in and who executed  
 the within and foregoing instrument and acknowledged that  
 \_\_\_\_\_ signed the same as  
 \_\_\_\_\_ free and voluntary act and  
 deed, for the uses and purposes therein mentioned.  
 GIVEN under my hand and official seal this  
 \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_



Notary Public in and for the State of Washington,  
 residing at: \_\_\_\_\_

STATE OF WASHINGTON )  
 COUNTY OF Skagit )

On this 20th day of September, 2006  
 before me, the undersigned, a Notary Public in and for the State of  
 Washington, duly commissioned and sworn, personally appeared  
Jannette Brigham, Managing  
Member  
 to me known to be the  
 \_\_\_\_\_ respectfully of ABK Invest, LLC  
 the corporation that executed the foregoing instrument, and  
 acknowledged the said instrument to be the free and voluntary act  
 and deed of said corporation, for the uses and purposes therein  
 mentioned, and on oath stated that \_\_\_\_\_ authorized \_\_\_\_\_  
 to execute the said instrument and that the seal affixed is the  
 corporate seal of said corporation.

Witness my hand and official seal herein affixed the day  
 and year first above written.  
*[Signature]*  
 Notary Public in and for the State of Washington,  
 residing at: Mt. Vernon, WA



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**EXHIBIT "A"**

**PARCEL A:**

The North 80 feet of the South 341 feet of the following described tract:

That part of the South Half of the East Half of the West Half of the Southwest Quarter of the Northeast Quarter of Section 20, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at the Southeast corner of the West Half of the Southwest Quarter of the Northeast Quarter of said Section;  
Thence North along the East line of said West Half of the Southwest Quarter of the Northeast Quarter, a distance of 660 feet, more or less, to the North line of the South Half of the East Half of the West Half of the Southwest Quarter of the Northeast Quarter;  
Thence West 66 feet;  
Thence South parallel with the East line of the West Half of the Southwest Quarter of the Northeast Quarter, a distance of 660 feet, more or less, to the South line of said Southwest Quarter of the Northeast Quarter;  
Thence East 66 feet to the place of beginning.

Situated in Skagit County, Washington.

**PARCEL B:**

That portion of the East Half of the West Half of the Southwest Quarter of the Northeast Quarter of Section 20, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the East line of said subdivision that is 341 feet North of the Southeast corner thereof;  
Thence West parallel to the South line of said subdivision 66 feet to the true point of beginning;  
Thence continue West, parallel to said South line 60 feet;  
Thence South, parallel to the East line of said subdivision, 15 feet;  
Thence Southeasterly, in a straight line, to a point that is 66 feet West of the East line of said subdivision and 65 feet South of the true point of beginning;  
Thence North 65 feet to the true point of beginning.

Situated in Skagit County, Washington.

Continued . . . . .



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PARCEL C:

The South 341 feet of the South Half of the East Half of the West Half of the Southwest Quarter of the Northeast Quarter in Section 20, Township 34 North, Range 4 East of the Willamette Meridian;

EXCEPT:

- A) The East 66.00 feet thereof;
- B) The West 132.00 feet thereof;
- C) The South 30.00 feet thereof;

AND EXCEPT further therefrom the following described tract of land:

That portion of the East Half of the West Half of the Southwest Quarter of the Northeast Quarter of Section 20, Township 34 North, Range 4 East of the Willamette Meridian, described as follows:

Beginning at a point on the East line of said subdivision that is 341 feet North of the Southeast corner thereof;  
Thence West parallel to the South line of said subdivision 66 feet to the true point of beginning;  
Thence continue West, parallel to said South line 60 feet;  
Thence South, parallel to the East line of said subdivision, 15 feet;  
Thence Southeasterly, in a straight line, to a point that is 66 feet West of the East line of said subdivision and 65 feet South of the true point of beginning;  
Thence North 65 feet to the true point of beginning.

Situated in Skagit County, Washington.

- END OF EXHIBIT "A" -



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