



200702280085  
Skagit County Auditor

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After Recording Return To:

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P.O. Box 31557 MAC B6955-015  
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CHICAGO TITLE COMPANY  
IC41530)

### DEED OF TRUST

Trustor(s) **CHUCK ROBERT HAIGH AND SHANNON ELIZABETH HAIGH, HUSBAND AND WIFE**

Trustee(s) **Wells Fargo Financial National Bank, 2324 Overland Ave, Billings, MT 59102**

Beneficiary **Wells Fargo Bank, N.A., 101 North Phillips Avenue, Sioux Falls, SD 57104**

Legal Description **PTN. LOTS 14 AND 41, SULPHUR SPRINGS LAKE TRACTS**

Assessor's Property Tax Parcel or Account Number **4024-000-041-0104**

Reference Numbers of Documents Assigned or Released

WADEED – short (06/2002) CDPv.1



Prepared by:  
Wells Fargo Bank, N.A.  
ELIZABETH HATHAWAY  
DOCUMENT PREPARER  
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State of Washington  
REFERENCE #: 20070383645708

Space Above This Line For Recording Data  
Account number: 650-650-4793972-0XXX

**SHORT FORM DEED OF TRUST**  
(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is **FEBRUARY 23, 2007** and the parties are as follows:  
TRUSTOR ("Grantor"): **CHUCK ROBERT HAIGH AND SHANNON ELIZABETH HAIGH, HUSBAND AND WIFE** whose address is: **18900 SULPHER SPRINGS RD, MOUNT VERNON, WASHINGTON 98274**

TRUSTEE: **Wells Fargo Financial National Bank, 2324 Overland Ave, Billings, MT 59102**

BENEFICIARY ("Lender"): **Wells Fargo Bank, N.A., 101 North Phillips Avenue, Sioux Falls, SD 57104**

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:  
Assessor's Property Tax Parcel Account Number(s): **4024-000-041-0104**

with the address of **18900 SULFUR SPRINGS RD, MOUNT VERNON, WASHINGTON 98274** and parcel number of **4024-000-041-0104** 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 LIMIT AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed **\$ 189,100.00** 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 **MARCH 09, 2022**.

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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 2/6/1997 as Auditor's File Number 9702060051 in Book 1626 at Page 614 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.

6. **RIDERS.** If checked, the following are applicable to this Security Instrument. The covenants and agreements of each of the riders checked below are incorporated into and supplement and amend the terms of this Security Instrument.

N/A Third Party Rider

N/A Leasehold Rider

N/A Other: N/A

**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).

Chuck Robert Haigh 2/23/07  
Grantor **CHUCK ROBERT HAIGH** Date

Shannon Elizabeth Haigh 2/23/07  
Grantor **SHANNON ELIZABETH HAIGH** Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

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For An Individual Acting In His/Her Own Right:

State of WA

County of Snohomish

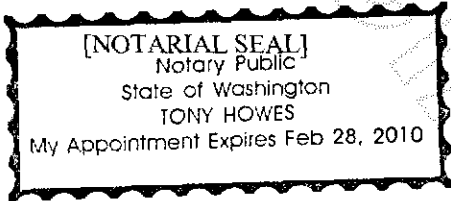
On this day personally appeared before me Chuck Robert Haigh & Shannon Elizabeth Haigh (here insert the name of grantor or

grantors) to me known to be the individual, or individuals described in and who executed the within and foregoing instrument, and acknowledged that he (she or ~~they~~) signed the same as his (her or ~~their~~) free and voluntary act and deed, for the uses and purposes therein mentioned. Given under my hand and official seal this 23 day of February, 20 07.

Witness my hand and notarial seal on this the 23 day of February, 2007

Signature [Handwritten Signature]

Print Name: Tony Howes  
Notary Public



My commission expires: 2-28-10



EXHIBIT "A"

EXHIBIT "A"

The South Half of Tracts 14 and 41, PLAT 1, SULPHUR SPRING LAKE TRACTS, according to the plat thereof recorded in Volume 5 of Plats, page 13, records of Skagit County, Washington;

TOGETHER WITH that portion of an unnamed street lying Southerly of Tract 41 vacated on March 9, 1959 under Commissioners File No. 10173 which would attach by operation of law;

ALSO TOGETHER WITH that portion of the 100 foot wide railroad right-of-way, commonly known as the Northern Pacific Railway running Northerly and Southerly through Government Lot 9 of Section 6, Township 33 North, Range 5 East of the Willamette Meridian; which lies West of the centerline of said right of way and between the Easterly extensions of both the North and South lines of the South Half of Lot 14, Sulphur Spring Lake Tracts, according to the plat thereof recorded in Volume 5 of Plats, page 13, records of Skagit County, Washington;

AND ALSO TOGETHER WITH that portion conveyed by Bjorn Nymark and Norma Nymark, husband and wife, to Danny Allen Baird and Pamela Morris Baird, husband and wife by Quit Claim Deed recorded March 5, 1998, under Auditor's File No. 9803050066, records of Skagit County, Washington, more particularly described as follows:

That portion of the vacated South 15 feet of street adjoining the North side of Tract 40, Plat 1 Sulphur Spring Lake Tracts, according to the plat thereof recorded in Volume 5 of Plats, page 13, records of Skagit County, Washington, lying North of the following described line:

Continued. . . . .



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EXHIBIT "A" continued

Beginning at the intersection of the West line of Sulphur Springs Road with the centerline of the vacated street adjoining the North side of Tract 40 of said plat;  
Thence North 89°13'18" West along the centerline of said vacated street, a distance of 30.04 feet to the initial point of this line description;  
Thence South 79°16'10" West, to the West line of said plat and the terminal point of this line description;

EXCEPT therefrom that portion conveyed by Danny Allen Baird and Pamela Morris Baird, husband and wife, to Bjorn Nymark and Norma Nymark, husband and wife, by Quit Claim Deed recorded March 5, 1998, under Auditor's File No. 9803050065, records of Skagit County, Washington, more particularly described as follows:

That portion of the vacated street adjoining the North side of Tract 40, PLAT 1 SULPHUR SPRING LAKE TRACTS, according to the plat thereof recorded in Volume 5 of Plats, page 13, records of Skagit County, Washington, described as follows:

Beginning at the intersection of the West line of Sulphur Springs Road with the centerline of the vacated street adjoining the North side of Tract 40 of said plat;  
Thence North 89°13'18" West along the centerline of said vacated street, a distance of 30.04 feet;  
Thence North 79°16'10" East, a distance of 29.17 feet to a point on the West line of Sulphur Springs Road which is 6 feet Northerly of the point of beginning of this description;  
Thence Southerly along a curve to the left having a radius of 2,879.89 feet, through a central angle of 00°07'10" and an arc distance of 6.00 feet to the point of beginning.

Situated in Skagit County, Washington.

- END OF EXHIBIT "A" -



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