

When recorded return to:

BRUCE SPRINGER
NANCY SPRINGER
500 1st Street
Mount Vernon, WA 98273



200805300089
Skagit County Auditor

5/30/2008 Page 1 of 3 11:37AM

CHICAGO TITLE CO.
LC45668/1MV2906

DEED OF TRUST

(For use in the State of Washington only)

THIS DEED OF TRUST, made this 23rd day of May, 2008 between
ROSALIE G. ROBLES and RONALD E. ALLEN, Wife and Husband

as GRANTOR(S),
whose address is 2120 Cascade Ave., Mount Vernon, WA 98273

and Chicago Title Company - Island Division, a Washington Corporation

as TRUSTEE,
whose address is 425 Commercial Street, P.O. Box 638, Mount Vernon, WA
98273

and BRUCE C. SPRINGER AND NANCY L. SPRINGER, Husband and Wife

as BENEFICIARY,
whose address is 500 1st Street
Mount Vernon, WA 98273

WITNESSETH: Grantor(s) hereby bargain(s), sell(s), and convey(s) to Trustee in trust, with power of sale, the following described real property in Skagit County, Washington:

Lot 16, CORRECTED PLAT OF A PORTION OF MOUNT BAKER VIEW ADDITION,
according to the plat thereof, recorded in Volume 7 of Plats, page 73,
records of Skagit County, Washington.

Situated in Skagit County, Washington.

Abbreviated Legal: (Required if full legal not inserted above)

Tax Parcel Number(s): 3745-000-016-0006 P53759

which real property is not used principally for agricultural or farming purposes, together with all the tenements, hereditaments, and appurtenances now or hereafter thereunto belonging or in any wise appertaining, and the rents, issues, and profits thereof.

This Deed of Trust is for the purpose of securing performance of each agreement of Grantor(s) contained in this Deed of Trust, and payment of the sum of FORTY-TWO THOUSAND FIVE HUNDRED AND 00/100

Dollars (\$ 42,500.00)

with interest, in accordance with the terms of a promissory note of even date herewith, payable to Beneficiary or order, and made by Grantor(s), and all renewals, modifications, and extensions thereof, and also such further sums as may be advanced or loaned by Beneficiary to Grantor(s), or any of Grantor(s)' successors or assigns, together with interest thereon at such rate as shall be agreed upon.

DUE DATE: The entire balance of the promissory note secured by this Deed of Trust, together with any and all interest accrued thereon, shall be due and payable in full on May 30, 2015

To protect the security of this Deed of Trust, Grantor(s) covenant(s) and agree(s):

1. To keep the property in good condition and repair; to permit no waste thereof; to complete any building, structure, or improvement being built or about to be built thereon; to restore promptly any building,

7. In the event of the death, incapacity, disability, or resignation of Trustee, or at the discretion of the Beneficiary, Beneficiary may appoint in writing a successor trustee, and upon the recording of such appointment in the mortgage records of the county in which this Deed of Trust is recorded, the successor trustee shall be vested with all powers of the original trustee. The trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of an action or proceeding in which Grantor(s), Trustee, or Beneficiary shall be a party unless such action or proceeding is brought by the Trustee.
8. This Deed of Trust applies to, inures to the benefit of, and is binding not only on the parties hereto, but on his/her/their heirs, devisees, legatees, administrators, executors, and assigns. The term Beneficiary shall mean the holder and owner of the note secured hereby, whether or not named as Beneficiary herein.

9. ADDITIONAL TERMS AND CONDITIONS: (check one)

- a. None
- b. As set forth on the attached Exhibit _____ which is incorporated by this reference.

(Note: If neither "a" nor "b" is checked, then option "a" applies.)

Rosalie G. Robles
ROSALIE G. ROBLES

Ronald E. Allen
RONALD E. ALLEN

STATE OF WASHINGTON

COUNTY OF SKAGIT

ss.

I certify that I know or have satisfactory evidence that ROSALIE G. ROBLES AND RONALD E. ALLEN (is/are) the person(s) who appeared before me, and said person(s) acknowledged that they signed this instrument and acknowledged it to be their free and voluntary act for the uses and purposes mentioned in this instrument..

Dated: 5-28-08

Cassandra M. Mitchell

Notary name printed or typed:
Notary Public in and for the State of WA
Residing at Mt. Vernon
My appointment expires: 3-10-09

CASSANDRA M. MITCHELL

REQUEST FOR FULL RECONVEYANCE - Do not record. To be used only when note has been paid.

TO: TRUSTEE

The undersigned is the legal owner and holder of the note and all other indebtedness secured by the within Deed of Trust. Said note, together with all other indebtedness secured by said Deed of Trust, has been fully paid and satisfied; and you are hereby requested and directed, on payment to you of any sums owing to you under the terms of said Deed of Trust, to cancel said note above mentioned, and all other evidences of indebtedness secured by said Deed of Trust delivered to you herewith, together with the said Deed of Trust, and to reconvey, without warranty, to the parties designated by the terms of said Deed of Trust, all the estate now held by you thereunder.

Dated: _____



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