

**RETURN ADDRESS:**  
HERITAGE BANK  
301 Skagit Commercial  
Lending  
P.O. Box 1578  
Olympia, WA 98507

CHICAGO TITLE  
620037824

**MODIFICATION OF DEED OF TRUST**

Reference # (if applicable): 201011030025 Additional on page \_\_\_\_

Grantor(s):  
1. R & S MANAGEMENT CO., LLC

Grantee(s)  
1. HERITAGE BANK

Legal Description: LT. 3 & PTN OF LT. 4, ANACORTES <sup>H (MD)</sup> SHORT PLAT NO. AN-94-005,  
9502160015 - SKAGIT COUNTY

Additional on page \_\_\_\_

Assessor's Tax Parcel ID#: P33184/350230-2-208-0300

**THIS MODIFICATION OF DEED OF TRUST dated April 2, 2019, is made and executed between R & S MANAGEMENT CO., LLC, a Washington limited liability company whose address is 12708 Marine Dr. Anacortes, WA 98221 ("Grantor") and HERITAGE BANK, whose address is 301 Skagit Commercial Lending, P.O. Box 1578, Olympia, WA 98507 ("Lender").**

**MODIFICATION OF DEED OF TRUST  
(Continued)**

Loan No: 439007550

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DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated October 8, 2010 (the "Deed of Trust") which has been recorded in Skagit County, State of Washington, as follows:

Recorded on November 03, 2010 under recording 201011030025.

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

LOT 3, ANACORTES SHORT PLAT NO. AN-94-005, AS APPROVED JANUARY 26, 1995, AND RECORDED FEBRUARY 16, 1995, IN VOLUME 11 OF SHORT PLATS, PAGES 183 AND 184, UNDER AUDITOR'S FILE NUMBER 9502160015, RECORDS OF SKAGIT COUNTY, WASHINGTON, IN SECTION 30, TOWNSHIP 35 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN.

EXCEPT ALL THAT PORTION LYING WITHIN TRACT 1, PLATE 11, ANACORTES TIDE AND SHORE LANDS, ACCORDING TO THE OFFICIAL MAP THEREOF IN THE OFFICE OF THE STATE LAND COMMISSIONER AT OLYMPIA, WASHINGTON.

TOGETHER WITH THAT PORTION CONVEYED BY QUIT CLAIM DEED FROM THE CITY OF ANACORTES, A WASHINGTON MUNICIPAL CORPORATION, RECORDED JULY 21, 2017, UNDER AUDITOR'S FILE NO. 201707210114, RECORDS OF SKAGIT COUNTY, WASHINGTON, BEING DESCRIBED AS A PORTION OF LOT 4, ANACORTES SHORT PLAT NO. 94-005, AS APPROVED JANUARY 26, 1995, AND RECORDED FEBRUARY 16, 1995, IN VOLUME 11 OF SHORT PLATS, PAGES 183 AND 184, UNDER AUDITOR'S FILE NUMBER 9502160015, RECORDS OF SKAGIT COUNTY, WASHINGTON, IN SECTION 30, TOWNSHIP 35 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE MEANDER CORNER COMMON TO SECTIONS 19 AND 30, TOWNSHIP 35 NORTH, RANGE 2 EAST OF THE WILLAMETTE MERIDIAN; THENCE SOUTH 88°03'11" EAST, ALONG THE EASTERLY PROJECTION OF THE LINE COMMON TO SAID SECTIONS 19 AND 30 FOR A DISTANCE OF 606.69 FEET TO THE ANACORTES INNER HARBOR LINE, AS DEPICTED BY THAT SURVEY PERFORMED BY THE WASHINGTON STATE DEPARTMENT OF NATURAL RESOURCES AND RECORDED UNDER SKAGIT COUNTY AUDITOR'S FILE NO. 200110030106; THENCE SOUTH 28°28'51" EAST ALONG SAID INNER HARBOR LINE FOR A DISTANCE OF 29.99 FEET TO THE LINE COMMON TO LOT 3 AND LOT 4 OF SAID ANACORTES SHORT PLAT NO. 94-005, AND THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE CONTINUING SOUTH 28°28'51" EAST ALONG SAID INNER HARBOR LINE FOR A DISTANCE OF 273.43 FEET TO THE NORTHEASTERLY CORNER OF THAT PROPERTY DELINEATED AS TRACT 2 OF SAID ANACORTES SHORT PLAT NO. 94-005; THENCE NORTH 88°08'26" WEST, ALONG THE LINE COMMON TO TRACT 2 AND LOT 4 OF SAID ANACORTES SHORT PLAT NO. 94-005, FOR A DISTANCE OF 113.30 FEET TO THE CORNER COMMON TO LOT 3 AND LOT 4 THEREOF; THENCE NORTH 4°08'38" WEST ALONG THE LINE COMMON TO LOT 3 AND LOT 4 OF SAID SHORT PLAT FOR A DISTANCE OF 237.28 FEET TO THE POINT OF BEGINNING.

SITUATE IN THE COUNTY OF SKAGIT, STATE OF WASHINGTON.

The Real Property or its address is commonly known as 2915 W Avenue, Anacortes, WA 98221. The Real Property tax identification number is P33184/350230-2-208-0300.

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


The Legal Description is hereby changed.

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 endorser 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 2, 2019.

GRANTOR:

R & S MANAGEMENT CO., LLC

By:   
RICHARD F. WRIGHT, Member of R & S MANAGEMENT CO., LLC

By:   
SHAWN C. DICKSON, Member of R & S MANAGEMENT CO., LLC

LENDER:

HERITAGE BANK

x   
Shawn M. Kalenik, S.V.P.  
Authorized Officer

**MODIFICATION OF DEED OF TRUST  
(Continued)**

Loan No: 439007550

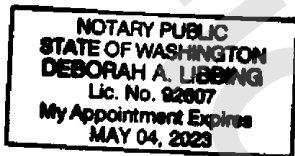
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**LENDER ACKNOWLEDGMENT**

STATE OF Washington )  
 ) SS  
COUNTY OF Inchamish )

This record was acknowledged before me on April 9, 2019 by Theresa M. Robinson.

Deborah A. Libbing  
(Signature of notary public) Residing in Marysville



Notary Public  
(Title of office)

My commission expires:  
May 4, 2023  
(date)

**MODIFICATION OF DEED OF TRUST  
(Continued)**

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**LIMITED LIABILITY COMPANY ACKNOWLEDGMENT**

STATE OF Washington )  
 ) SS  
COUNTY OF Skagit )

This record was acknowledged before me on April 3, 2019 by RICHARD T. WRIGHT, Member of R & S MANAGEMENT CO., LLC.



Vivian Summers  
(Signature of notary public)

VP Notary  
(Title of office)

My commission expires: August 22, 2019  
(date)

**LIMITED LIABILITY COMPANY ACKNOWLEDGMENT**

STATE OF Florida )  
 ) SS  
COUNTY OF Broward )

This record was acknowledged before me on April 8<sup>th</sup>, 2019 by SHAWN C. DICKSON, Member of R & S MANAGEMENT CO., LLC.



Catherine J Boylan  
(Signature of notary public)

Notary Public  
(Title of office)

My commission expires: August 2, 2020  
(date)