223837 112435	ROOK \	26 PAGE	115
WHEN RECORDED MAIL TO:			
SECURITY PACIFIC BANK WASHINGTON	SKAN	IANIA CO, TITLE	•
P.O. BOX C240119 SEATTLE, WASHINGTON 98124			Repostered
OEATTE, #703TH40TIQ1¥98124	Nov 13-3	o 🦂 an 🦮 -	Indexed on a
	1.	Towns .	Indusert d
		g_{i}	Hints 11/20
	(, -		Mailed
	RESERVE	FOR AUDITOR'S	USE ONLY.
DEED O	F TRUST		
THIS DEED OF TRUST is granted this	davof		10
y Stephen I. Nellis, A Single Person			
"Grantor") to RAINIER CREDIT COMPANY (Trustee"), in trust for SECU WHITE SALMON OFFICE		and the second second	("Beneficiary"), at
1. CONVEYANCE. Grantor hereby bargains, sells and conveys to Tre	ustee in trust, with power of		
n the following described real property ("Property"), whether now owned or late	er acquired, located at	Mpo 11 R Flume Rd	(STREET)
WILLARD WA 98665 (SP CODE)	, in Skamania	County, V	Vashington and leg
described as: Lot 9 Plat Of Willard According To The Plat Thereof Recorded I			. 3
Plats, Page 62, In The County Of Skamania, State Of Washington		P // 1	
		(E J	-
#\$			± 14
			# 1 To 1 T
	. \ 1	1 7	
2. ASSIGNMENT OF RENTS.	es.	- 6	,
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, receipts, income and other payments due on default under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding.	Grantor's interest in all ex ding the immediate and cor or to become due under the diect the Payments, but su	isting and future leas ntinuing right to collect Contracts (Payment ch ficense shall not c	es, licenses and o t, in either Grantor s"). As long as the constitute Beneficie
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, receipts, income and other payments due on default under this Deed of Trust, Grantor is granted a license to co	Grantor's interest in all ex ding the immediate and cor or to become due under the dilect the Payments, but su be construed as obligating and or expense or perform and or	isting and future leas ntinuing right to collect a Contracts ("Payment ch license shall not co	es, licenses and o t, in either Grantor is"). As long as the constitute Beneficia
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, receipts, income and other payments due of no default under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments recommendations. SECURED OBLIGATIONS. This Deed of Trust secures performance	Grantor's interest in all ex- ding the immediate and cor- or to become due under the elect the Payments, but su be construed as obligating by expense or perform any ob- derived by it.	isting and future leas htmuing right to collect contracts (Payment of ficense shall not collected deneficiary or any recepting at the Colligation under the Collected	es, licenses and o t, in either Grantor is"). As long as the constitute Beneficia iver to take any ac contracts. Beneficia
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, receipts, income and other payments due on default under this Deed of Trust, Grantor is granted a license to co consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments recome payment of the sum of fourteen thousand eight hundred seventy dollars and	Grantor's interest in all exding the immediate and cor or to become due under the lilect the Payments, but su be construed as obligating of y expense or perform any of seived by it.	isting and future leas ntinuing right to collect to Contracts ("Payment ch ficense shall not con- seneficiary or any receivabligation under the Contained in this (es, licenses and o t, in either Grantor is"). As long as the constitute Beneficia eiver to take any ac contracts. Beneficia Deed of Trust and
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), included Beneficiary's name, all rents, receipts, income and other payments due of no default under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments recome payment of the sum of fourteen thousand eight hundred seventy dollars and any payments of the sum of fourteen thousand eight hundred seventy dollars and the payments of Grantor to Beneficiary, whether or not such obligations as Beneficiary or (c) identified as being secured by the Property ("Secured Oblig obligating Beneficiary to make any future advance to Grantor. AFFIRMATIVE COVENANTS. Grantor shall:	Grantor's interest in all ex- ding the immediate and cor- or to become due under the lifect the Payments, but su be construed as obligating a y expense or perform any of served by it. of each agreement of Gran- fourteen cents promissory note(s) dated modifications and extensions are (a) related by class or leations.	isting and future leas atinuing right to collect Contracts (Payment of ficense shall not contained in this (Interest, together with sind, (b) now contempt in this Dead of Trust	es, licenses and of t, in either Grantor is"). As long as the constitute Beneficial contracts. Beneficial contracts. Beneficial contracts and construents are construents.
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, receipts, income and other payments due of no default under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments receive are expressly limited to giving of proper credit for all Payments receive payment of the sum of fourteen thousand eight hundred seventy dollars and applications of Grantor to Beneficiary, whether or not such obligations are deneficiary or (c) identified as being secured by the Property ("Secured Obligability Beneficiary to make any future advance to Grantor. 4. AFFIRMATIVE COVENANTS. Grantor shall: 4.1 MAINTENANCE OF PROPERTY. Maintain and preserve the Property and the property of the property of the Property; and the Property of the Propert	Grantor's interest in all ex- ding the immediate and cor or to become due under the elect the Payments, but su be construed as obligating a y expense or perform any of served by it. of each agreement of Grantourteen cents promissory note(s) dated modifications and extensions are (a) related by class or the ations'). Nothing contained Property in good condition a and restore any improvement	isting and future leas atinuing right to collect Contracts (Payment of ficense shall not conficense shall not conf	es, licenses and of t, in either Grantor is"). As long as the constitute Beneficial contracts. Beneficial contracts. Beneficial contracts and construction and contracts and construction and contracts and contract
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), included Beneficiary's name, all rents, receipts, income and other payments due of no default under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments receive are expressly limited to giving of proper credit for all Payments receive payment of the sum of fourteen thousand eight hundred seventy dollars and a payable to Beneficiary or order and made by Grantor, including all renewals, muture obligations of Grantor to Beneficiary, whether or not such obligations a Beneficiary or (c) identified as being secured by the Property ("Secured Obligability Beneficiary to make any future advance to Grantor. 4. AFFIRMATIVE COVENANTS. Grantor shall: 4.1 MAINTENANCE OF PROPERTY. Maintain and preserve the Property; 4.2 COMPLIANCE WITH LAWS. Comply with all laws, ordinar Property; 4.3 REAL ESTATE INTERESTS. Perform all obligations to be performed or charges levied against the Property; and all claims for labor, maintain or charges levied against the Property; and all claims for labor, maintain and all claims for labor.	Grantor's interest in all ex- ding the immediate and cor or to become due under the officet the Payments, but su be construed as obligating a y expense or perform any office the divided by it. of each agreement of Grantourteen cents promissory note(s) dated modifications and extensions are (a) related by class or the ations'). Nothing contained Property in good condition a and restore any improvement ormed by Grantor under the ons secured by the Property	isting and future leas attinuing right to collect Contracts (Payment of ficense shall not contracts) or any reception under the Cotor contained in this (Interest, together with kind, (b) now contempt in this Dead of Trust and repair, ordinary went which may be damas, conditions and rest Contracts;	es, licenses and of t, in either Grantor is"). As long as the constitute Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts and contracts and contracts and contracts and tear exceptions affecting the constructions affecting and coverage.
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), included Beneficiary's name, all rents, receipts, income and other payments due to no default under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments receives are expressly limited to giving of proper credit for all Payments receives are expressly limited to giving of proper credit for all Payments receives are expressly limited to giving of proper credit for all Payments receives are expressly limited to giving of proper credit for all Payments receives are expressly limited to giving of proper credit for all Payments receives are expressly limited to giving of proper credit for all Payments receives are expressly limited to giving of proper credit for all Payments received as the property duties are expressly limited to giving of proper credit for all Payments received as a secure of the property of the sum of fourteen thousand eight hundred seventy dollars and the property of the property of the property of continue and preserve the property; 4.1 MAINTENANCE OF PROPERTY. Maintain and preserve the Property; 4.2 COMPLIANCE WITH LAWS. Comply with all laws, ordinar Property; 4.3 REAL ESTATE INTERESTS. Perform all obligations to be perfected or charges levied against the Property; and all claims for labor, maintained upon the Property; 4.5 INSURANCE. Insure continuously, with financially sound and	Grantor's interest in all ex- ding the immediate and cor or to become due under the officet the Payments, but su be construed as obligating a y expense or perform any office decided by it. of each agreement of Grantourteen cents promissory note(s) dated modifications and extensions are (a) related by class or the ations'). Nothing contained Property in good condition a and restore any improvement ormed by Grantor under the ons secured by the Property atterials, supplies or otherwis	isting and future leas attinuing right to collect Contracts (Payment of ficense shall not conficense shall not con	es, licenses and of the in either Grantor is. As long as the constitute Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts and contracts and contracts and grantor shall be constructed by Grantor shall be constructed ar and tear exceptions affecting into and governments and go
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, feceipts, income and other payments due on default under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments recome payment of the sum of fourteen thousand eight hundred seventy dollars and in the payment of the sum of fourteen thousand eight hundred seventy dollars and interest thereon as evidenced by a payable to Beneficiary or order and made by Grantor, including all renewals, muture obligations of Grantor to Beneficiary, whether or not such obligations are seneficiary or (c) identified as being secured by the Property ("Secured Obligability Beneficiary to make any future advance to Grantor: 4. AFFIRMATIVE COVENANTS. Grantor shall: 4.1 MAINTENANCE OF PROPERTY. Maintain and preserve the Property; 4.2 COMPLIANCE WITH LAWS. Comply with all laws, ordinar Property; 4.3 REAL ESTATE INTERESTS. Perform all obligations to be perfectly against all risks, casualties and losses through standard fire limitation, insurance against fire, theft, casualty, vandalism and any othe	Grantor's interest in all ex- ding the immediate and cor or to become due under the olitect the Payments, but su be construed as obligating a y expense or perform any of exived by it. of each agreement of Grant fourteen cents promissory note(s) dated nodifications and extensions are (a) related by class or the ations'). Nothing contained property in good condition a and restore any improvement ormed by Grantor under the ons secured by the Property atterials, supplies or otherwis and extended coverage or risk Beneficiary may rease	isting and future leas attinuing right to collect Contracts (Payment of ficense shall not contracts) or any reception of the contract of the contained in this (Interest of the contained in this (Interest of the contract of	es, licenses and of the in either Grantor is.) As long as the constitute Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts and contracts and contracts and construct and construct and tear exceptions affecting and tear exceptions affecting and governments and governments and governments and constructions affecting and contracts and co
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, receipts, income and other payments due on odefault under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments red 3. SECURED OBLIGATIONS. This Deed of Trust secures performance the payment of the sum of fourteen thousand eight hundred seventy dollars and the sum of fourteen thousand eight hundred seventy dollars and the payable to Beneficiary or order and made by Grantor, including all renewals, muture obligations of Grantor to Beneficiary, whether or not such obligations as Beneficiary or (c) identified as being secured by the Property (Secured Obligabiligating Beneficiary to make any future advance to Grantor. 4. AFFIRMATIVE COVENANTS. Grantor shall: 4.1 MAINTENANCE OF PROPERTY. Maintain and preserve the Property; 4.2 COMPLIANCE WITH LAWS. Comply with all laws, ordinar Property; 4.3 REAL ESTATE INTERESTS. Perform all obligations to be perfectly and the Property; 4.4 PAYMENT OF DEBTS AND TAXES. Pay promptly all obligations or charges levied against the Property; and all claims for labor, maintain or charge upon the Property; 4.5 INSURANCE. Insure continuously, with financially sound and Property against all risks, casualties and losses through standard fire limitation, insurance against fire, theft, casualty, vandalism and any othe be in an aggregate amount of not less than the full replacement cost of a removal of debris, and shall name Beneficiary as loss payee, as its inte may be applied to the Secured Obligations in any manner as Beneficiar any proceeding to forècolose upon this Deed of Trust. In the event of foreigns and proceeding to forècolose upon this Dee	ding the immediate and cor of to become due under the officet the Payments, but su be construed as obligating of y expense or perform any office served by it. of each agreement of Gran fourteen cents promissory note(s) dated nodifications and extensions are (a) related by class or leations. Nothing contained Properly in good condition a and restore any improvement notes, regulations, covenant ormed by Grantor under the ons secured by the Property sterials, supplies or otherwise and extended coverage or risk Beneficiary may reason all improvements on the Pro- grest may appear. The amony determines, and such an	isting and future leas atinuing right to collect Contracts (Payment of ficense shall not contracts) or any recepbligation under the Cotor contained in this fathereof, together with sind, (b) now contempt in this Dead of Trust and repair, ordinary we towhich may be damas, conditions and resept which, if unpaid, much to be beneficiary, all insurance or otherwise which, if unpaid, most property, including the country collected under collected un	es, licenses and of t, in either Grantor is.) As long as the constitute Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts and contracts and contracts and construct and tear exception of the construction of the construction of the contracts and governments and governments and governments and governments on the contract of the contract
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, receipts, income and other payments due on odefault under this Deed of Trust, Grantor is granted a license to co consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments recome payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sevent of the payment of the sevent of the payment of the sum of fourteen the payment of the p	ding the immediate and corporate to become due under the diffect the Payments, but subject the Payments of Grand fourteen cents. Promissory note(s) dated nodifications and extensions are (a) related by class or leations. Nothing contained properly in good condition and restore any improvement ormed by Grantor under the ons secured by the Property therials, supplies or otherwise and extended coverage or risk Beneficiary may reast all improvements on the Property determines, and such appreciouse, all of Grantor's rise declosure, all of Grantor's rise declosure.	isting and future leas attinuing right to collect Contracts (Payment of Icense shall not contracts) or any recepbligation under the Cotor contained in this I thereof, together with sind, (b) now contemple in this Dead of Trust and repair, ordinary we towhich may be damas, conditions and reserving all taxes, assessme to which, if unpaid, much ble to Beneficiary, all insurance or otherwise which, if unpaid, much perty, including the counts collected under application shall not caughts in the insurance	es, licenses and of t, in either Grantor is.) As long as the constitute Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts. Beneficial contracts and contracts and contracts and construct contracts and construct contracts and tear exception of destroyed; strictions affecting and contracts and governments and governments and governments on the insurance policies accepted insurance policies and continuance policies shall passed in the insurance policies shall passed in the contract contracts and continuance policies shall passed in the contract contracts and continuance policies shall passed in the contracts and
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), included Beneficiary's name, all rents, receipts, income and other payments due on odefault under this Deed of Trust, Grantor is granted a license to occonsent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments receive payment of the sum of fourteen thousand eight hundred seventy dollars and a payable to Beneficiary or order and made by Grantor, including all renewals, muture obligations of Grantor to Beneficiary, whether or not such obligations as seneficiary or (c) identified as being secured by the Property ("Secured Obligating Beneficiary to make any future advance to Grantor. 4. AFFIRMATIVE COVENANTS. Grantor shall: 4.1 MAINTENANCE OF PROPERTY. Maintain and preserve the Property. 4.2 COMPLIANCE WITH LAWS. Comply with all laws, ordinar Property. 4.3 REAL ESTATE INTERESTS. Perform all obligations to be perfectly against all risks, casualties and losses through standard fire firmitation, insurance against fire, theft, casualty, vandalism and any othe be in an aggregate amount of not less than the full replacement cost of a removal of debris, and shall name Beneficiary as loss payee, as its inte may be applied to the Secured Obligations in any manner as Beneficiar any proceeding to foreclose upon this Deed of Trust. In the event of for purchaser at the foreclosure sale; 4.6 — HAZARDOUS WASTE. Notify Beneficiary within twenty-four regulated substance, or of the receipt by Graritor of any notice, order or existence of or potential for environmental pollution of any kind exist	Grantor's interest in all ex- ding the immediate and cor or to become due under the officet the Payments, but su be construed as obligating of y expense or perform any officered by it. of each agreement of Grant fourteen cents promissory note(s) dated modifications and extensions are (a) related by class or it ations. Nothing contained Property in good condition a and restore any improvement ormed by Grantor under the ons secured by the Property aterials, supplies or otherwise and extended coverage or risk Beneficiary may rease all improvements on the Pro- prest may appear. The amo- ny determines, and such ap reclosure, all of Grantor's ri- (24) hours of any release of communication from any	isting and future leas attinuing right to collect Contracts (Payment of ficense shall not contracts) or any receive to contained in this (Interest) to contained in this Dead of Trust and repair, ordinary we the which may be damast, conditions and rest which, if unpaid, must be to Beneficiary, all insurance or otherwises which, if unpaid, must be to Beneficiary, all insurance or otherwises which, if unpaid, must collected under application shall not caughts in the insurance of a repolyable quantity overcomental authority.	es, licenses and of the insurance policies shall passed to facutate the insurance policies and governments on the insurance policies shall passed to demolition a the insurance policies shall passed to demolition a the insurance policies shall passed to day the which relates to the insurance policies shall passed to day the which relates to the insurance policies shall passed to day the passed to day the passed to the insurance policies shall passed to day the passed to the
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), included Beneficiary's name, all rents, feceipts, income and other payments due on odefault under this Deed of Trust, Grantor is granted a license to occonsent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments rectained as a secure of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payments of Grantor to Beneficiary, whether or not such obligations as deneficiary or (c) identified as being secured by the Property 'Secured Obligations of Grantor to Beneficiary, whether or not such obligations and sendiciary or (c) identified as being secured by the Property 'Secured Obligations and property; and the property 'Secured Obligations of Grantor or the Property; and all claims for labor, machine payments and property against all risks, casualties and losses through standard fire firmitation, insurance against fire, theft, casualty, vandalism and any othe be in an aggregate amount of not less than the full replacement cost of a removal of debris, and shall name Beneficiary as loss payee, as its inte may be applied to the Secured Obligations in	Grantor's interest in all ex- ding the immediate and cor or to become due under the officet the Payments, but su se construed as obligating a y expense or perform any office development of Grantourten cents promissory note(s) dated modifications and extensions are (a) related by class or leations. Nothing contained property in good condition a and restore any improvement ormed by Grantor under the ons secured by the Property aterials, supplies or otherwise and extended coverage or risk Beneficiary may rease all improvements on the Pro- rest may appear. The amo- ry determines, and such ap- reclosure, all of Grantor's ri- collection the Property, or re- mediciary for all of Beneficiar collection the Payments in collection the Payments in	isting and future leas attinuing right to collect Contracts (Payment of ficense shall not contracts) or any reception of the contracts of the contracts of the contracts of the contracts; and repair, ordinary with which may be damaded as the contracts; and taxes, assessments which, if unpaid, much or contracts; and taxes, assessments which, if unpaid, much contracts of the contr	es, licenses and contracts. Beneficial contracts and construents and construents and tear exceptions affecting and tear and tear exceptions affecting and governments and governments and governments on the including, with the including, with the including, with the insurance policies and the insurance policies shall passed is continuance policies shall passed in the Property or and expenses incuring all reasons in the insurance policies and expenses incuring all reasons in the insurance policies and expenses incuring all reasons in the insurance policies all reasons in the insurance policies and expenses incuring the insurance policies and insurance po
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), included Beneficiary's name, all renis, feceipts, income and other payments due on odefault under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments rectained by a sequence of the sum of fourteen thousand eight hundred seventy dollars and payable to Beneficiary or order and made by Grantor, including all renewals, and payable to Beneficiary or order and made by Grantor, including all renewals, muture obligations of Grantor to Beneficiary, whether or not such obligations alteredicary or (c) identified as being secured by the Property ("Secured Coligobiligating Beneficiary to make any future advance to Grantor. 4. AFFIRMATIVE COVENANTS. Grantor shall: 4.1 MAINTENANCE OF PROPERTY. Maintain and preserve the Property; 4.2 COMPLIANCE WITH LAWS. Comply with all laws, ordinar Property; 4.3 REAL ESTATE INTERESTS. Perform all obligations to be performed by the Property against all risks, casualties and losses through standard fire limitation, insurance against fire, theft, casualty, vandalism and any othe be in an aggregate amount of not less than the full replacement cost of a removal of debris, and shall name Beneficiary as loss payee, as its internay be applied to the Secured Obligations in any manner as Beneficiar any proceeding to foreclose upon this Deed of Trust. In the event of for purchaser at the foreclosure sale; 4.6 HAZARDOUS WASTE. Notify Beneficiary within twenty-four regulated substance, or of the receipt by Grantor of any notice, order or existence of or potential for environmental pollution of any kind exist surrounding property; and 4.7 COSTS AND EXPENSES. Pay, reimburse and indemnify Ber in co	Grantor's interest in all ex- ding the immediate and cor or to become due under the officet the Payments, but su be construed as obligating a y expense or perform any office the payment of Grantourteen cents promissory note(s) dated hodifications and extensions are (a) related by class or the ations'). Nothing contained property in good condition a not restore any improvement ormed by Grantor under the ons secured by the Property atterials, supplies or otherwise and extended coverage or risk Beneficiary may rease all improvements on the Pro- arest may appear. The amony determines, and such ap reclosure, all of Grantor's ri- conficiary for all of Beneficiar tion or proceeding purporting collecting the Payments, if collection costs, costs of tit	isting and future leas attinuing right to collect Contracts (Payment of ficense shall not contracts) or any reception of the contracts of the contracts of the contracts of the contracts; and repair, ordinary with which may be damaded as the contracts; and taxes, assessments which, if unpaid, much or contracts; and taxes, assessments which, if unpaid, much contracts of the contr	es, licenses and on the inection affecting and tear exceptions and governments
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), include Beneficiary's name, all rents, receipts, income and other payments due on default under this Deed of Trust, Grantor is granted a license to co consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments recome payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the payment of the sum of fourteen thousand eight hundred seventy dollars and the seventy of the property ("Secured Obligations of Grantor to Beneficiary whether or not such obligations as a series and indemnity and preserve the Property; 4.1 MAINTENANCE OF PROPERTY, Maintain and preserve the Property; 4.2 COMPLIANCE WITH LAWS. Comply with all laws, ordinar Property; 4.3 REAL ESTATE INTERESTS. Perform all obligations to be perfectly against all risks, casualties and losses through standard fire individual property against all risks, casualties and losses through standard fire removal of debris, and shall name Beneficiary, with financially sound and Property against all risks, casualties and	Grantor's interest in all exding the immediate and cor or to become due under the ollect the Payments, but subject the Payments of Grantourier cents of each agreement of Grantourier cents. promissory note(s) dated and indiffications and extensions are (a) related by class or leations. Nothing contained or restore any improvement or many comments of the Property of Grantourier the consistency of the Williams of the Property of the Related Coverage of risk Beneficiary may reasonable insurers acceptate and extended coverage of risk Beneficiary may reasonable insurers acceptate and extended coverage of risk Beneficiary may reasonable insurers acceptate and extended coverage of risk Beneficiary may reasonable insurers acceptate and extended coverage of risk Beneficiary may reasonable insurers acceptate and extended coverage of risk Beneficiary may reasonable in the Property, or restriction or proceeding purporting on the Property, or restriction or proceeding purporting collecting the Payments, in collection costs, costs of the due to the payments of the due to the payments.	isting and future leas attinuing right to collect Contracts (Payment of ficense shall not contracts) or any receive tor contained in this (Interest, together with the contracts, and repair, ordinary with this Dead of Trust and repair, ordinary with the contracts; and taxes, assessments which, if unpaid, must be to Beneficiary, all insurance or otherwith the contracts of the contracts of the contracts of the contracts of a reportable quantity of the contracts of	es, licenses and on the inection of the insurance policies shall passed of the Property or and expenses incured of the property of the property of the property of the property or and expenses incured of the property of the
2.1 ASSIGNMENT. Grantor further assigns to Beneficiary all of agreements for the use or occupancy of the Property ("Contracts"), included Beneficiary's name, all rents, feceipts, income and other payments due on odefault under this Deed of Trust, Grantor is granted a license to consent to Grantor's use of the Payments in any bankruptcy proceeding. 2.2 DISCLAIMER. Nothing contained in this Deed of Trust shall be to enforce any provision of the Contracts, expend any money, incur any duties are expressly limited to giving of proper credit for all Payments rectained by a sequence of the sum of fourteen thousand eight hundred seventy dollars and payable to Beneficiary or order and made by Grantor, including all renewals, and payable to Beneficiary or order and made by Grantor, including all renewals, muture obligations of Grantor to Beneficiary, whether or not such obligations all peneficiary to make any future advance to Grantor. 4. AFFIRMATIVE COVENANTS. Grantor shall: 4.1 MAINTENANCE OF PROPERTY. Maintain and preserve the Property; 4.2 COMPLIANCE WITH LAWS. Comply with all laws, ordinar Property; 4.3 REAL ESTATE INTERESTS. Perform all obligations to be performed by the Property against all risks, casualties and losses through standard fire limitation, insurance against fire, theft, casualty, vandalism and any othe be in an aggregate amount of not less than the full replacement cost of a removal of debris, and shall name Beneficiary as loss payee, as its intermay be applied to the Secured Obligations in any manner as Beneficiar any proceeding to foreclose upon this Deed of Trust. In the event of for purchaser at the foreclosure safe; 4.6 HAZARDOUS WASTE. Notify Beneficiary within twenty-four regulated substance, or of the receipt by Grantor of any notice, order or existence of or potential for environmental pollution of any kind exist surrounding property; and 4.7 COSTS AND EXPENSES. Pay, reimburse and indemnify Ber in connection with foreclosing upon this Deed of Trust, defending any act or Truste e under	Grantor's interest in all exding the immediate and cord to become due under the ollect the Payments, but subject the Payments of Grantourier cents of each agreement of Grantourier cents of the promissory note(s) dated nodifications and extensions are (a) related by class or leations. Nothing contained or restore any improvement or metallic the property in good condition and restore any improvement or regulations, covenant or metallic the property in good condition and restore any improvement or the property in good condition and restore any improvement or otherwise. I reputable insurers acceptate and extended coverage or risk Beneficiary may reasonall improvements on the Property determines, and such apprecioure, all of Grantor's risk Beneficiary for all of Beneficiar (24) hours of any release or roommunication from any ling on the Property, or remediciary for all of Beneficiar tion or proceeding purporting collecting the Payments, in collection costs, costs of the oversion of the Contracts; or	isting and future leas attinuing right to collect Contracts (Payment of ficense shall not conficense in this (Inc.) I now contempt in this Dead of Trust and repair, ordinary we take the conficense shall not can be conficense which, if unpaid, much to be to Beneficiary, all insurance or otherwises which, if unpaid, much conficense in the insurance of a report, including the counts collected under application shall not can ghts in the insurance of a report, including the counts collected under application shall not can ghts in the insurance of a report, including the counts collected under application shall not can ghts in the insurance of a report, and the use of the conficency of the rights of the country's reasonable costs and to affect the rights of the country of the count	t, in either Grantor's.'). As long as their constitute Beneficial fiver to take any accontracts. Beneficial fiver to take any accontracts and fiver existing a shall other existing and the constructions affecting fiver and tear exceptions affecting fiver existing fiver existing and governments on the insurance policies all pass of demolition at the insurance policies shall pass by of any hazardous the insurance policies shall pass by of any hazardous the property or and expenses incured and expenses incured and expenses incured the property or details of the property of the property or details of the property of th

7. RECONVEYANCE. Trustee shall reconvey such portion of the Property to the person entitled thereto upon written request of Beneficiary, or upon satisfaction of the Secured Obligations and written request for reconveyance made by Beneficiary or any person interested in the Property.

- 9. EVENTS OF DEFAULT. The occurrence of any of the following events shall, at Beneficiary's option, and at any time without regard to any previous knowledge on Beneficiary's part, constitute a default under the terms of this Deed of Trust, the Secured Obligations and all related loan documents:
 - 9.1 NON-PAYMENT OF PRINCIPAL OR INTEREST. Any payment of principal or interest on the Secured Obligations is not made when due; or
 - 9.2 FAILURE TO PERFORM. Any tax; assessment, insurance premium, tien, encumbrance or other charge against the Property, or any payment under a real estate contract covering the Property is not paid when due; or any other term, covenant or agreement of Grantor contained in this Deed of Trust or in any other document with Beneficiary, or in which Grantor grants a security interest in the Property, is not promptly performed or satisfied.
 - 10. REMEDIES UPON DEFAULT. If any default occurs and is continuing, Beneficiary may, at its option:
 - 10.1 TERMINATE COMMITMENT. Terminate any outstanding and unfulfilled commitment to Grantor,
 - 10.2 ACCELERATE. Declare any or all of the Secured Obligations, together with all accrued interest, to be immediately due and payable without presentment, demand, protest or notice of any kind, all of which are expressly waived by Grantor;
 - 10.3 PAYMENTS. Pay such sums as may be necessary to pay any tax, assessment, insurance premium, lien, encumbrance or other charge against the Property, or any payment under a real estate contract covering the Property, without prejudice to Beneficiary's right to accelerate the Secured Obligations and foreclose upon this Deed of Trust. Grantor shall reimburse Beneficiary, upon demand, for all such amounts paid by Beneficiary, with interest thereon from the date of such payment at the highest rate that is, from time to time, applicable on any of the Secured Obligations. All unreimbursed amounts shall be added to and become a part of the Secured Obligations;
 - 10.4 COLLECTION OF PAYMENTS. Terminate the license granted to Grantor to collect the Payments; take possession of, manage and operate the Property under the terms of the Contracts; and demand and collect all Payments, including endorsing any check, draft or other instrument given as payment, either by itself or through an agent or judicially-appointed receiver. The Payments shall be applied first to payment of the costs of managing the Property and collecting the Payments, and then to the Secured Obligations;
 - 10.5 TRUSTEE'S SALE. Direct the Trustee, upon written request, to sell the Property and apply the sale proceeds in accordance with Washington's Deed of Trust Act (RCW 61.24.010, et seq.). Any person, except Trustee, may bid at the Trustee's sale; and
 - 10.6 OTHER REMEDIES. Pursue all other available legal and equitable remedies, including, without limitation, foreclosing upon this Deed of Trust as a mortgage.

Grantor expressly waives any defense or right, in any action or proceeding in connection with the Secured Obligations, that Beneficiary must first resort to any other security or person.

- 11. WAIVER. No waiver by Beneficiary of any deviation by Grantor from full performance of this Deed of Trust or the Secured Obligations, as the case may be, shall constitute a waiver of Beneficiary's right to require prompt payment or to assert any other right or remedy provided for in this Deed of Trust or the secured Obligations on the basis of the same or similar failure to perform.
- 12. SUCCESSORS AND ASSIGNS. This Deed of Trust inures to the benefit of and is binding upon the respective heirs, devisees, legatees, administrators, executors, successors and assigns of the parties hereto.

administrators, executors, successors and assigns of the	parties hereto.
	Stephen L. Nellis > Stephen T. Nellis > Stephe
	N/A
of the second o	N/A
	N/A
AC	KNOWLEDGMENT BY INDIVIDUAL
STATE OF WASHINGTON)	
Country of Mechitica)	
County of flechelics	
I certify that I know or have satisfactory evidence the	hat Zaning,
	is/are the individual(s) who signed this may unrefuse my
	and voluntary act for the uses and purposes mentioned in the instrument.
Dated:	NOTARI POBLICFOR THE STATE OF WASHINGTON)
	My appointment expires
	My appointment expires
ACKNOWLE	DOMENT IN A REPRESENTATIVE CAPACITY
STATE OF WASHINGTON)	
: ss.	
County of	
I certify that I know or have satisfactory evidence to	hat
and	is/are the individual(s) who
	hat (he/she/they) was/were authorized to execute the instrument and acknowledged it as the
· · · · · · · · · · · · · · · · · · ·	of
(IIILE) to be the free and voluntary act of such party for the use	(ENTITY)
	s and purposes memorine in the maneric.
Oaled:	(NOTARY PUBLIC FOR THE STATE OF WASHINGTON)
	My appointment expires
en e	
	REQUEST FOR RECONVEYANCE
To Trustee:	
 secured by this Deed of Trust, have been paid in full. Y 	otes secured by this Deed of Trust. Said note or notes, together with all other indebtedness ou are hereby directed to cancel said note or notes and this Deed of Trust, which are delivered a now held by you under this Deed of Trust to the person or persons legally entitled thereto.
7	
Dated:	
	Send Reconveyance To: