

73323

BOOK 48 PAGE 51

**SHORT FORM
DEED OF TRUST**

THIS DEED OF TRUST is made this 12th day of April, 1971,

BETWEEN Gerald O. Erickson and Louise C. Erickson, husband and wife,, as Grantor,

whose address is Route 2, Box 270, Washougal, Washington 98671,

and Transamerica Title Insurance Company, as Trustee,

whose address is P. O. Box 277, Stevenson, Washington 98648,

and PACIFIC NATIONAL BANK OF WASHINGTON,

whose address is Washougal Banking Center P. O. Box 105, Washougal, Washington.

Grantor has by irrevocably grants, bargains, sells and conveys to Trustee in trust, with power of sale, the following described property in Skamania County, Washington:

Lots 44 and 45 of WASHOUGAL RIVERSIDE TRACTS according to the official plat thereof on file and of record in the office of the Auditor of Skamania County, Washington; ALSO Lot 46 of WASHOUGAL RIVERSIDE TRACTS according to the official plat thereof on file and of record in the office of the Auditor of Skamania County, Washington; EXCEPT the northwestern 136.5 feet of the said Lot 46, being that portion thereof lying adjacent to the Skye Road and having a frontage of 200 feet on said Skye Road with a depth of 136.5 feet.

TOGETHER WITH all tenements, heretofore, and appurtenances, now or hereafter thereunto belonging or in anywise appertaining, and the rents, issues and profits thereof, and all fixtures and property that may be now located upon said real property or may hereafter be installed in or attached to or used in or adapted for use in the operation of the property and improvements, including, but without being limited to, all trees, shrubs, rockeries, retaining walls, walks, driveways, buildings, structures, improvements and fixtures, plumbing, heating, lighting, cooling and ventilating apparatus, awnings, door and window screens, built-in ranges, dishwashers, refrigerators, washers, disposals, dryers and mirrors, rugs, carpeting and other floor covering material, draperies, traverse rods and hardware, all of which property, whether fixed or annexed or not, shall for the purposes of this Deed of Trust be deemed conclusively to be real estate and conveyed hereby. Grantor agrees to execute and deliver, from time to time, such further instruments as may be requested by Beneficiary to confirm the title of this Deed of Trust on any property. This Deed of Trust is a security agreement, granting to beneficiary, an accrued party, a security interest in any such property and the grantor agrees to execute such financing statements as may be required by the beneficiary and pay, upon demand, filing fees for any such financing statements and continuation thereof.

HIS 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 **SEVENTY-SIX HUNDRED SEVENTY & 16/100 DOLLARS (\$7,670.16)** 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 as of his 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 21 inclusive of the Master Form Deed of Trust hereinafter referred to 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 covenant and agrees to fully perform all of said provisions. The Master Form Deed of Trust above referred to was recorded on the twelfth (12th) day of June, 1967, 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:

County	Book or Vol.	Page No.	Auditor's File No.	County	Book or Vol.	Page No.	Auditor's File No.
Adams	18 of Migs.	176	117288	Lt. Was.	346	841	711648
Ashley	Microfilmed under Auditor's No. 1021	571343		Lt. Was.	347	842	711649
Benton	632	749	661306	Mason	33	648	549667
Chehalis	602	404	371303	Okanogan	206	127	49800
Clallam	300	404	490581	Pend Oriole	26 of Migs.	411	123143
Clark	Auditor's Microfilm No. 072894	F-1770		Pierce	1200 of Migs.	17	2193030
Columbia	41 of Migs.	266	081300	Skamania	644	63031	
Cowlitz	73 P.	081	651300	Totten	2 of Offic. Rec.	202	123144
Douglas	12	350	114309	Skamania	16 of Migs.	37	68750
Terry	27 of Deeds	838	150919	Sapushish	116 of Offic. Rec.	604	1904449
Franklin	31	176	301303	Sprague	143 of Migs.	398	297155C
Garfield	Microfilmed under Auditor's No. 12719	524007		Stevens	107 of Migs.	312	383561
Grays Harbor	2b of Rec'd Doc.	220	188047	Thurston	265	73	762307
Island	297 of Migs.	130	188047	Was. Co. Sum	13	193	24139
Jefferson	404	190550		Was. Wasa	303 of Migs.	50	1028411
King	10 of Migs.	402	192427	Whidbey	61 of Migs.	717	374577
Kitsap	5428 of Migs.	26	080051	Whitman	1 of Migs.	239	
Klickitat	892	276	007412	Yakima	580	300	2133393
	108	446	339165				
	8 of Migs.	24	127305				

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, and 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 hereinabove set forth.

Gerald O. Erickson
711648
Louise C. Erickson

STATE OF WASHINGTON

Notary Public
On this 6th day of April, 1971,
before me the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared
Gerald O. Erickson and Louise C. Erickson

to me known to be the individuals described in and who executed the foregoing instrument, and acknowledged to me that they signed the same as their free and voluntary act and do for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed the day and year 1971,
certifying above written.

Leonard M. Delaney
Notary Public in and for the State of Washington
residing at Washougal

R.C.37(4-68)

THIS DEED IN WASHINGTON IS FOR ORDER'S USE.
COUNTY OF SKAMANIA 155

I HEREBY CERTIFY THAT THE WITHIN

INSTRUMENT OF WRITING, FILED BY

G. J. Helmer
C. L. Helmer *Da*

AT 9:30 A. M. Oct 13 1971

WAS RECORDED IN BOOK #8

OF Migs. AT PAGE 891

RECORDS OF SKAMANIA COUNTY, WASH.

Elspie *Elspie*

COUNTY AUDITOR

E. Meier *E. Meier*

NOTARY PUBLIC