

BOOK 256 PAGE 367

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J. Mol. Liq., 1997, Vol. 72, pp. 1-10. © 1997 J. Mol. Liq., Inc.
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12345678910111213141516171819202122232425262728293031323334353637383940414243444546474849505152535455565758596061626364656667686970717273747576777879808182838485868788899091929394959697989910010110210310410510610710810911011111211311411511611711811912012112212312412512612712812913013113213313413513613713813914014114214314414514614714814915015115215315415515615715815916016116216316416516616716816917017117217317417517617717817918018118218318418518618718818919019119219319419519619719819920020120220320420520620720820921021121221321421521621721821922022122222322422522622722822923023123223323423523623723823924024124224324424524624724824925025125225325425525625725825926026126226326426526626726826927027127227327427527627727827928028128228328428528628728828929029129229329429529629729829930030130230330430530630730830931031131231331431531631731831932032132232332432532632732832933033133233333433533633733833934034134234334434534634734834935035135235335435535635735835936036136236336436536636736836937037137237337437537637737837938038138238338438538638738838939039139239339439539639739839940040140240340440540640740840941041141241341441541641741841942042142242342442542642742842943043143243343443543643743843944044144244344444544644744844945045145245345445545645745845946046146246346446546646746846947047147247347447547647747847948048148248348448548648748848949049149249349449549649749849950050150250350450550650750850951051151251351451551651751851952052152252352452552652752852953053153253353453553653753853954054154254354454554654754854955055155255355455555655755855956056156256356456556656756856957057157257357457557657757857958058158258358458558658758858959059159259359459559659759859960060160260360460560660760860961061161261361461561661761861962062162262362462562662762862963063163263363463563663763863964064164264364464564664764864965065165265365465565665765865966066166266366466566666766866967067167267367467567667767867968068168268368468568668768868969069169269369469569669769869970070170270370470570670770870971071171271371471571671771871972072172272372472572672772872973073173273373473573673773873974074174274374474574674774874975075175275375475575675775875976076176276376476576676776876977077177277377477577677777877978078178278378478578678778878979079179279379479579679779879980080180280380480580680780880981081181281381481581681781881982082182282382482582682782882983083183283383483583683783883984084184284384484584684784884985085185285385485585685785885986086186286386486586686786886987087187287387487587687787887988088188288388488588688788888989089189289389489589689789889990090190290390490590690790890991091191291391491591691791891992092192292392492592692792892993093193293393493593693793893994094194294394494594694794894995095195295395495595695795895996096196296396496596696796896997097197297397497597697797897998098198298398498598698798898999099199299399499599699799899910001001100210031004100510061007100810091010101110121013101410151016101710181019102010211022102310241025102610271028102910301031103210331034103510361037103810391040104110421043104410451046104710481049105010511052105310541055105610571058105910601061106210631064106510661067106810691070107110721073107410751076107710781079108010811082108310841085108610871088108910901091109210931094109510961097109810991100110111021103110411051106110711081109111011111112111311141115111611171118111911201121112211231124112511261127112811291130113111321133113411351136113711381139114011411142114311441145114611471148114911501151115211531154115511561157115811591160116111621163116411651166116711681169117011711172117311741175117611771178117911801181118211831184118511861187118811891190119111921193119411951196119711981199120012011202120312041205120612071208120912101211121212131214121512161217121812191220122112221223122412251226122712281229123012311232123312341235123612371238123912401241124212431244124512461247124812491250125112521253125412551256125712581259126012611262126312641265126612671268126912701271127212731274127512761277127812791280128112821283128412851286128712881289129012911292129312941295129612971298129913001

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REFERENCE # 20033237000737

ACCOUNT #: 0651-651-2231468-1998

**(With Future Advance Clause)**

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is 12/04/2003 and the parties are as follows:

TRUSTOR ("Grantor"):  
TIM M. WALKER AND LYNN PATRICIA WALKER, HUSBAND AND WIFE WHO  
ACQUIRED TITLE AS TIM M. WALKER AND LYNN P. PERRY WALKER

whose address is: 841 OREGON VIEW RD WASHOUGAL, WA. 98671  
TRUSTEE: Wells Fargo Financial N.A.

TRUSTEE: Wells Fargo Financial National Bank  
c/o Specialize Service

401 West 24th Street, National City, CA 91950

BENEFICIARY ("Lender"): Wells Fargo Bank, N.A.  
P. O. BOX 31557  
BILLINGS, MT 59107

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 SKAMANIA, State of Washington, described as follows:
- THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 1 NORTH, RANGE 5 EAST, WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED

AS FOLLOWS MORE COMPLETE DESCRIPTION IN EXHIBIT 'A'

with the address of 841 OREGON VIEW RD WASHOUGAL, WA 986717927  
and parcel number of 01-05-16-0-0-1000-00

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.

EQ249A (06/2002)

## WASHINGTON - DEED OF TRUST



**Exhibit**  
(Legal Description)

Reference #: 20033237000737  
Acct #: 0551-651-2231468-1998

THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 1 NORTH, RANGE 6 EAST, WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS BEGINNING AT A 1/2 INCH IRON PIPE AT THE NORTHEAST CORNER OF SAID NORTHWEST QUARTER OF SECTION 16 THENCE SOUTH 59 DEGREES 10 MINUTES 00 SECONDS WEST, 1185.70 FEET THENCE SOUTH 38 DEGREES 55 MINUTES 00 SECONDS EAST, 414.10 FEET TO A 1/2 INCH IRON ROD ON THE RIGHT-OF-WAY LINE OF A ROAD THENCE SOUTH 53 DEGREES 58 MINUTES 37 SECONDS WEST, 45.27 FEET TO THE CENTERLINE OF SAID ROAD THENCE SOUTH 80 DEGREES 47 MINUTES 00 SECONDS WEST ALONG SAID CENTERLINE 100 FEET THENCE LEAVING SAID CENTERLINE, NORTH 07 DEGREES 00 MINUTES 31 SECONDS EAST, 1030.82 FEET TO THE NORTH LINE OF SAID NORTHWEST QUARTER THENCE SOUTH 87 DEGREES 44 MINUTES 32 SECONDS EAST ALONG SAID NORTH LINE, 1289.08 FEET TO THE POINT OF BEGINNING TOGETHER WITH A 60.00 FOOT EASEMENT, THE CENTERLINE OF WHICH IS DESCRIBED AS FOLLOWS BEGINNING OF A POINT IN THE CENTERLINE OF STATE HIGHWAY 14, WHICH POINT IS SOUTH 11 DEGREES 22 MINUTES 50 SECONDS WEST (WASHINGTON COORDINATE SYSTEM, SOUTH ZONE) 4030.75 FEET FROM AN IRON PIPE AT THE NORTHWEST CORNER OF SAID SECTION 16 THENCE NORTH 40 DEGREES 43 MINUTES 00 SECONDS WEST, 296.10 FEET THENCE ALONG THE ARC OF A 200 FOOT RADIUS CURVE TO THE RIGHT FOR AN ARC DISTANCE OF 130.38 FEET THENCE NORTH 3 DEGREES 22 MINUTES 00 SECONDS 287.21 FEET THENCE ALONG THE ARC OF A 60 FOOT RADIUS CURVE TO THE RIGHT FOR AN ARC DISTANCE OF 70.95 FEET THENCE NORTH 77 DEGREES 08 MINUTES 00 SECONDS WEST, 1045.34 FEET THENCE ALONG THE ARC OF A 400 FOOT RADIUS CURVE TO THE EAST FOR AN ARC DISTANCE OF 191.99 FEET THENCE NORTH 50 DEGREES 26 MINUTES 00 SECONDS EAST 268.48 FEET THENCE ALONG THE ARC OF A 200 FOOT RADIUS CURVE TO THE LEFT FOR AN ARC DISTANCE OF 180.29 FEET THENCE NORTH 1 DEGREES 13 MINUTES 00 SECONDS WEST, 416.32 FEET THENCE ALONG THE ARC OF A 300 FOOT RADIUS CURVE TO THE RIGHT FOR AN ARC DISTANCE OF 219.30 FEET THENCE NORTH 40 DEGREES 40 MINUTES 00 SECONDS EAST, 485.71 FEET THENCE ALONG THE ARC OF A 153.195 FOOT RADIUS CURVE TO THE LEFT FOR AN ARC DISTANCE OF 38.64 FEET THENCE NORTH 26 DEGREES 13 MINUTES 00 SECONDS EAST, 271.54 FEET THENCE ALONG THE ARC OF A 200 FOOT RADIUS CURVE TO THE LEFT TO AN ARC DISTANCE OF 69.41 FEET THENCE NORTH 6 DEGREES 20 MINUTES 00 SECONDS EAST 145.54 FEET THENCE ALONG THE ARC OF A 60 FOOT RADIUS CURVE TO THE RIGHT FOR AN ARC DISTANCE OF 77.96 FEET THENCE NORTH 80 DEGREES 47 MINUTES 00 SECONDS EAST, 252.77 FEET THENCE ALONG THE ARC OF A 60 FOOT RADIUS CURVE TO THE RIGHT FOR AN ARC DISTANCE OF 98.61 FEET THENCE SOUTH 5 DEGREES 03 MINUTES 00 SECONDS EAST, 342.17 FEET TO THE CENTER OF A 50 FOOT RADIUS CUL-DE-SAC AND THE TERMINUS OF SAID RIGHT-OF-WAY CENTERLINE, SAID POINT BEING SOUTH 44 DEGREES 12 MINUTES 44 SECONDS EAST, 2729.73 FEET FROM THE NORTHWEST CORNER OF SECTION 16. ABBREVIATED LEGAL N/A



3. **MAXIMUM OBLIGATION LIMIT AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$50,000.00 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 12/04/2043
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 February 10, 1997 as Auditor's File Number 9702100017 in Book N/A at Page N/A of the Official Records in the Office of the Auditor of CLARK 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.
- 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.
- ☒ Third Party Rider
- ☒ Leasehold Rider
- ☐ Other

**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).

Tim M. Walker  
TIM M. WALKER

Grantor

12/4/03  
Date

Lynn Patricia Walker  
LYNN PATRICIA WALKER

Grantor

12-4-03  
Date

Grantor

Date

Grantor

Date

Grantor

Date

Grantor

Date

**ACKNOWLEDGMENT:**

(Individual)

STATE OF Washington COUNTY OF Clark ss.

I hereby certify that I know or have satisfactory evidence that

Tim M. Walker, Lynn Patricia Walker is/are the

person(s) who appeared before me and said person(s) acknowledged that he/she/they signed this instrument and acknowledged it to be his/her/their free and voluntary act for the uses and purposes mentioned in the instrument.

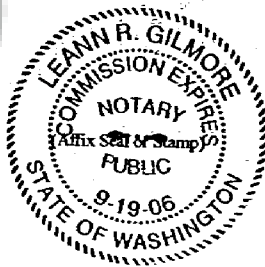
Dated: 12-4-2003

LeAnn R. Gilmore

LeAnn R. Gilmore, Notary

(Print name and include title)

My Appointment expires: 9-19-2006





**ILLEGIBLE NOTARY SEAL DECLARATION**

I CERTIFY UNDER PENALTY OF PERJURY THAT THE NOTARY SEAL ON THE DOCUMENT TO WHICH THIS STATEMENT IS ATTACHED READS AS FOLLOWS:

Name of  
Notary: LEANN R. GILMORE

Notary Commission  
Number: N/A

Date Commission  
Expires: September 19, 2006

Date and Place of  
Notary Execution: December 4, 2003 CLARK County, Washington

Date & Place of  
This Execution: December 8, 2003 Washington County, OR

  
WENDI VAANDERING

Wells Fargo Bank, N A