

Doc # 2006162442

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Filed by: SKAMANIA COUNTY TITLE

Filed & Recorded in Official Records  
of SKAMANIA COUNTY

J. MICHAEL GARVISON

AUDITOR

Fee: \$36.00

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P.O. Box 31557 MAC B6908-012

Billings, MT 59107-9900

*scr 28835*

## DEED OF TRUST

Trustor(s) MARK A. COLVILLE , A SINGLE MAN

Trustee(s) Wells Fargo Financial National Bank, 2324 Overland Ave, Billings, MT 59102

"Lender" is WELLS FARGO BANK, N.A.

Legal Description A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 7 NORTH, RANGE 6 EAST OF THE WILLAMETTE MARIDIAN IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS: LOT 3 PINE TREE SHORT PLAT RECORDED, IN AUDITOR FILE NO. 2005159232, SKAMANIA COUNTY RECORDS.

Assessor's Property Tax Parcel or Account Number 07-06-23-1-0-0605-00

*603*

Reference Numbers of Documents Assigned or Released



Prepared by:  
Wells Fargo Bank, N.A.  
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State of Washington  
REFERENCE #: 20061773341654

Space Above This Line For Recording Data  
Account number: 650-650-2545242-0XXX

## SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is JULY 18, 2006 and the parties are as follows:  
TRUSTOR ("Grantor"): **MARK A. COLVILLE** whose address is: **1301 NE 43RD ST, VANCOUVER, WASHINGTON 98663**

TRUSTEE: **Wells Fargo Financial National Bank, 2324 Overland Ave, Billings, MT 59102**

BENEFICIARY ("Lender"): **Wells Fargo Bank, N.A., 101 North Phillips Avenue, Sioux Falls, SD 57104**

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 COWLITZ, State of Washington, described as follows:  
Assessor's Property Tax Parcel Account Number(s): 07-06-23-1-0-0605-00  
**A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 7 NORTH, RANGE 6 EAST OF THE WILLAMETTE MARIDIAN IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON, DESCRIBED AS FOLLOWS: LOT 3 PINE TREE SHORT PLAT RECORDED, IN AUDITOR FILE NO. 2005159232, SKAMANIA COUNTY RECORDS.**

with the address of LOT 3 PINETREE SHORT PLAT, COUGAR, WASHINGTON 98616 and parcel number of 07-06-23-1-0-0605-00 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.

3. **MAXIMUM OBLIGATION LIMIT AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$ 74,250.00 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 JULY 20, 2011.

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 2/10/1997 as Auditor's File Number 970210105 in Book 1253 at Page 1294 of the Official Records in the Office of the Auditor of **COWLITZ** 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.
6. **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.

☐ N/A Third Party Rider

☐ N/A Leasehold Rider

☐ N/A Other: N/A

**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).

Mark A. Colville 7/24/06  
Grantor **MARK A COLVILLE** Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date

\_\_\_\_\_  
Grantor Date



Grantor

Date

Grantor

Date

Grantor

Date

**ACKNOWLEDGMENT:**

(Individual)

STATE OF WASHINGTON, COUNTY OF Skamania ~~COWLITZ~~ ss.

I hereby certify that I know or have satisfactory evidence that

**MARK A COLVILLE**

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: July 24, 2006

Julie Andersen  
(Signature)

Julie Andersen  
(Print name) NOTARY PUBLIC

My Appointment expires: 6/17/2010

