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Filed & Recorded in Official Records
of SKAMANIA COUNTY
SKAMANIA COUNTY AUDITOR
J MICHAEL GARVISON
Fee: \$47.00

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DEED OF TRUST

Trustor(s) LISA C. PESTANA, A MARRIED WOMAN WHO ACQUIRED TITLE AS, LISA C. PESTANA, AN UNMARRIED WOMAN AND JEFFREY T. SOLLMAN, A NON VESTED SPOUSE

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

Beneficiary Wells Fargo Bank, N.A., 101 North Phillips Avenue, Sioux Falls, SD 57104

Legal Description THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON: PARCEL I A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 460 FEET WEST OF THE NORTHEAST CORNER OF GOVERNMENT LOT 9 IN SAID SECTION 1; THENCE SOUTH 542.2 FEET TO THE NORTH LINE OF ROAD; THENCE EAST ALONG SAID NORTH LINE OF THE THEN STATE ROAD SURVEY A DISTANCE OF 50 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 100 FEET; EAST 102.2 FEET; THENCE SOUTH 100 FEET; THENCE WEST 102.2 FEET TO THE TRUE POINT OF BEGINNING. PARCEL II A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 842.2 FEET SOUTH OF A ROCK MARKING THE INTERSECTION WITH THE WEST LINE OF THE SHEPARD D.L.C. AND THE NORTH LINE OF SAID SECTION 1, SAID POINT BEING THE INTEREST OF THE NORTH LINE OF STATE ROAD #8; THENCE WEST ALONG THE NORTH

Assessor's Property Tax Parcel or Account Number 02070110140000

Reference Numbers of Documents Assigned or Released



Prepared by:
Wells Fargo Bank, N.A.
JAIME VANCE
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Billings, MT 59107-9900

State of Washington
REFERENCE #: 20072837400066

Space Above This Line For Recording Data
Account number: 650-650-7632862-1XXX

SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Deed of Trust ("Security Instrument") is **NOVEMBER 16, 2007** and the parties are as follows:

TRUSTOR ("Grantor"): **LISA C. PESTANA, A MARRIED WOMAN WHO ACQUIRED TITLE AS, LISA C. PESTANA, AN UNMARRIED WOMAN AND JEFFREY T. SOLLMAN, A NON VESTED SPOUSE** whose address is: **PO BOX 193, PO Box 103, STEVENSON, WASHINGTON 98648**

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 **SKAMANIA**, State of Washington, described as follows:
Assessor's Property Tax Parcel Account Number(s): **02070110140000**

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON: PARCEL I A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 460 FEET WEST OF THE NORTHEAST CORNER OF GOVERNMENT LOT 9 IN SAID SECTION 1; THENCE SOUTH 542.2 FEET TO THE NORTH LINE OF ROAD; THENCE EAST ALONG SAID NORTH LINE OF THE THEN STATE ROAD SURVEY A DISTANCE OF 50 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 100 FEET; EAST 102.2 FEET; THENCE SOUTH 100 FEET; THENCE WEST 102.2 FEET TO THE TRUE POINT OF BEGINNING. PARCEL II A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 842.2 FEET SOUTH OF A ROCK MARKING THE INTERSECTION WITH THE WEST LINE OF THE SHEPARD D.L.C. AND THE NORTH LINE OF



SAID SECTION 1, SAID POINT BEING THE INTEREST OF THE NORTH LINE OF STATE ROAD #8; THENCE WEST ALONG THE NORTH

with the address of **367 ROCK CREEK ROAD, STEVENSON, WASHINGTON 98648** and parcel number of **02070110140000** 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 **\$ 90,000.00** 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 **DECEMBER 16, 2047**.
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 **2/7/1997** as Auditor's File Number **127303** in Book **162** at Page **486** of the Official Records in the Office of the Auditor of **SKAMANIA** 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).


Grantor **LISA C. PESTANA**

11-16-07
Date


Grantor **JEFFREY T. SOLLMAN**

11-16-07
Date



Grantor Date

Grantor Date

Grantor Date

Grantor Date

Grantor Date

Grantor Date



For An Individual Acting In His/Her Own Right:

State of OREGON

County of HOOD RIVER

On this day personally appeared before me

LISA C. Pestana & Jeffrey T. Sollman
(here insert the name of grantor or grantors) to me known to be the individual, or individuals described in and who executed the within and foregoing instrument, and acknowledged that he (she or they) signed the same as his (her or their) free and voluntary act and deed, for the uses and purposes therein mentioned. Given under my hand and official seal this 16 day of NOV, 2007.

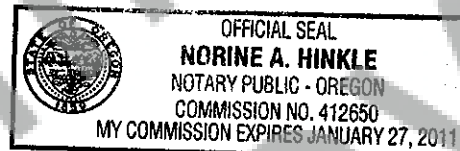
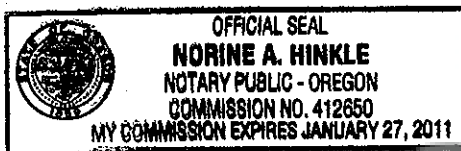
Witness my hand and notarial seal on this the 16 day of NOV, 2007

Norine A. Hinkle
Signature

[NOTARIAL SEAL]

Norine A. Hinkle
Print Name:

Notary Public



My commission expires: 1-27-2011



EXHIBIT A

Reference: 20072837400066

Account: 650-650-7632862-1998

Legal Description:

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF SKAMANIA, STATE OF WASHINGTON: PARCEL I A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 460 FEET WEST OF THE NORTHEAST CORNER OF GOVERNMENT LOT 9 IN SAID SECTION 1; THENCE SOUTH 542.2 FEET TO THE NORTH LINE OF ROAD; THENCE EAST ALONG SAID NORTH LINE OF THE THEN STATE ROAD SURVEY A DISTANCE OF 50 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 100 FEET; EAST 102.2 FEET; THENCE SOUTH 100 FEET; THENCE WEST 102.2 FEET TO THE TRUE POINT OF BEGINNING. PARCEL II A TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 1, TOWNSHIP 2 NORTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN, SKAMANIA COUNTY, WASHINGTON, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 842.2 FEET SOUTH OF A ROCK MARKING THE INTERSECTION WITH THE WEST LINE OF THE SHEPARD D.L.C. AND THE NORTH LINE OF SAID SECTION 1, SAID POINT BEING THE INTEREST OF THE NORTH LINE OF STATE ROAD #8; THENCE WEST ALONG THE NORTH LINE OF SAID ROAD 310 FEET MORE OR LESS, TO THE SOUTHEAST CORNER OF A TRACT OF LAND CONVEYED TO RAY JUERGENS BY INSTRUMENT RECORDED IN BOOK Z, PAGE 27, AND THE TRUE POINT OF BEGINNING; THENCE NORTH 276 FEET, MORE OR LESS, TO THE SOUTH LINE OF A TRACT OF LAND CONVEYED TO WILLIAM EVANS BY INSTRUMENT RECORDED IN BOOK W, PAGE 76; THENCE WEST ALONG SAID SOUTH LINE AND ITS EXTENSION 312.2 FEET TO THE EAST LINE OF JOHN BAUGHMAN TRACT; THENCE SOUTH 70 FEET, MORE OR LESS, TO THE NORTHWEST CORNER OF TRACT OF LAND CONVEYED TO GALL G. COLLINS, ET UX, BY INSTRUMENT RECORDED IN BOOK 69, PAGE 660; THENCE EAST ALONG SAID NORTH LINE 109 FEET TO THE EAST LINE OF SAID TRACT; THENCE SOUTH ALONG SAID EAST LINE 110 FEET OF THE NORTHWEST CORNER OF A TRACT OF LAND CONVEYED TO BLANCH L. KEESLE BY INSTRUMENT RECORDED IN BOOK T, PAGE 643; THENCE ALONG SAID NORTH LINE 100 FEET TO THE EAST LINE OF SAID TRACT; THENCE SOUTH ALONG SAID EAST LINE TO THE NORTH LINE OF SAID ROAD; THENCE EAST ALONG SAID ROAD TO THE POINT OF BEGINNING. LESS

Exhibit A, CDP.V1 07/2004

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AND EXCEPT: COMMENCING AT A POINT SOUTH 00 DEGREES 50 MINUTES 52 SECONDS WEST 542.42 FEET FROM A ROCK MARKING THE INTERSECTION OF THE WEST LINE OF THE SHEPARD D.L.C. WITH THE NORTH LINE OF SAID SECTION 1, SAID POINT BEING THE INTERSECTION OF THE WEST LINE OF THE SAID SHEPARD D.L.C. WITH THE NORTH LINE OF SECOND STREET IN THE CITY OF STEVENSON; THENCE NORTH 88 DEGREES 23 MINUTES 50 SECONDS WEST, ALONG THE NORTH LINE OF SECOND STREET 619.00 FEET; THENCE NORTH 00 DEGREES 50 MINUTES 52 SECONDS EAST 210.00 FEET TO THE NORTHWEST CORNER OF A TRACT OF LAND CONVEYED TO THE GRANTEE BY INSTRUMENT RECORDED IN BOOK 231, PAGE 930 AND THE TRUE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 50 MINUTES 52 SECONDS EAST 60.49 FEET TO A POINT ON THE SOUTH LINE OF A TRACT OF LAND CONVEYED TO DARRELL SHAW AND LEANNE SHAW BY INSTRUMENT RECORDED IN BOOK 237, PAGE 293; THENCE SOUTH 88 DEGREES 53 MINUTES 51 SECONDS EAST, ALONG THE NORTH LINE OF SAID SHAW TRACT 108.99 FEET; THENCE SOUTH 00 DEGREES 50 MINUTES 52 SECONDS WEST 61.44 FEET TO THE NORTHEAST CORNER OF GRANTEE; THENCE NORTH 88 DEGREES 23 MINUTES 50 SECONDS WEST ALONG THE NORTH LINE OF SAID GRANTEE'S TRACT 109.00 FEET TO THE TRUE POINT OF BEGINNING, CONTAINING 0.153 ACRES, MORE OR LESS. ABBREVIATED LEGAL: PORTION NE 1/4 S1 T2N R7E WILLAMETTE MERIDIAN SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENTS, COVENANTS, OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY.

