

WHEN RECORDED RETURN TO: Lacamas Community Credit Union
PO Box 1108
Camas, WA 98607

This Space Provided for Recorder's Use

MODIFICATION AGREEMENT

Grantor(s): RICK W. PFEIFER and
ELAINE T. PFEIFER, husband and wife

Grantee: LACAMAS COMMUNITY CREDIT UNION

Legal Description: Lot(s) 12, 13 & 14, of MALFAIT RIVER FRONT TTS

Assessor's Property Tax Parcel or Account No.: 02-05-31-4-3-0201-00

On or about May 10, 2006, Grantor(s) executed and delivered to Grantee (also referred to as "Lender") a Deed of Trust encumbering the real property described above.

This Deed of Trust was recorded on May 15, 2006, at 12:05P in the records of SKAMANIA COUNTY, STATE OF WASHINGTON, DOC #2006161583. The Deed of Trust secures a Promissory Note and/or Loan Agreement ("Loan Agreement") in the original amount of \$49,000.00. The current principal balance owing on the Loan Agreement is \$40,584.99.

MODIFICATION. Grantor(s) and Lender hereby modify the Loan Agreement and Deed of Trust as follows:

☒ **Principal Balance Increase.** The principal amount is increased to \$40,853.93.

☒ **Interest Rate.** The interest rate is changed to:

☒ a fixed interest rate of 4.74% for 60 months and then the rate changes to 7.740% fixed for the remaining 120 months.

☐ a variable interest rate of _____%. The rate may change based on changes in the following index: _____.

The interest rate on the loan is determined by adding a margin of _____ points to the index. The rate may change _____ [*frequency*], based on the index in effect as of _____.

_____%. The rate will not be less than _____% nor more than _____%.

☒ **Payment Schedule.** The new payment schedule is 60 payments of \$316.20 monthly beginning 02/15/2011, 119 payments of \$363.24 monthly beginning 02/15/2016, 1 payment of \$362.30 due and payable 01/15/2026.

☒ **Extension.** The maturity date is changed to 01/15/2026.

☐ **Assumption.** The following person(s) or entity(s), referred to below as the "Assuming Party," has assumed and is now liable for the indebtedness and obligations of Trustor under the Deed of Trust.

Name: _____

Address: _____

☐ **Other.** _____

- [] Fee. Borrower agrees to pay Credit Union a fee of \$ _____ in exchange for this modification. Borrower hereby authorizes Credit Union to deduct the fee from Borrower(s) share account with Credit Union, unless Borrower pays the fee separately to Credit Union upon signing this Modification Agreement.

CONTINUING VALIDITY. Except as modified above, the terms of the original Deed of Trust and Loan Agreement shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Deed of Trust and the Loan Agreement as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the Loan Agreement. It is the intention of Lender to retain as liable all parties to the Deed of Trust and all parties, makers, and endorser to the Loan Agreement, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Deed of Trust does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification but also to all such subsequent actions.

DATED this 11th of FEBRUARY, 2011.

EACH GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION AGREEMENT AND AGREES TO ITS TERMS.

GRANTORS:

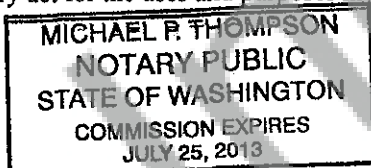
GRANTEE: Lacamas Community CREDIT UNION

[Signature]
Elaine J. Payer

By: [Signature]
 Title: President/CEO

STATE OF Washington)
) ss.
 County of Clark

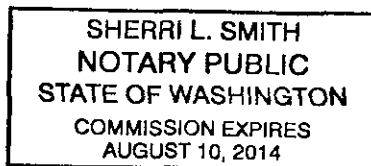
I certify that I know or have satisfactory evidence that Rick W. Elaine T. Pfeiffer is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument and acknowledged it to be (his/her) free and voluntary act for the uses and purposes mentioned in the instrument.



Dated: Feb 11, 2011
[Signature]
 Notary Public for Washington
 My Commission Expires: July 25, 2013

STATE OF Washington)
) ss.
 County of Clark

I certify that I know or have satisfactory evidence that Kathleen Romane is the person who appeared before me, and said person acknowledged that (he/she) signed this instrument, on oath stated that (he/she) was authorized to execute the instrument and acknowledged it as the President/CEO of Lacamas Community Credit Union to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.



[Signature]
 Notary Public for Clark Co, WA
 My Commission Expires: Aug. 10, 2014