

When Recorded Return To:
Accurate Title Group
2925 Country Drive
St. Paul, MN 55117

After Recording Return To:

KeyBank National Association
Accurate Title Group
P.O. Box 6899
Cleveland, OH 44101

1077577-02 [Space Above This Line For Recording Data]
785 94444

SHORT FORM DEED OF TRUST

DEFINITIONS

Words used in multiple sections of this Security Instrument are defined below and in the Master Form.

“Master Form” means that certain Master Form Deed of Trust recorded in the Office of the Recorder on 02/10/10, in Book/Volume _____ at Page(s) _____ or Recording No. 2010174874, for land situate in the County of SKAMANIA

“Borrower” is
GREGORY D. WIEBE, MARRIED
BRENDA WIEBE, MARRIED

The Borrower’s address is 161 PEYROLLAZ RD
CARSON, WA 98610

Borrower is the trustor or Grantor under this Security Instrument.

“Lender” is KeyBank National Association
4910 Tiedeman Road, Suite B, Brooklyn, OH 44144

Lender is the beneficiary or Grantee under this Security Instrument.

“Property” means the property that is described below under the heading “Transfer of Rights in the Property,” which includes the real property located at:

161 PEYROLLAZ RD CARSON, WA 98610

(“Property Address”), which is also located in [include lot, block, plat name, section-township-range, as appropriate]:

the County of SKAMANIA, in the State of Washington
W 245 FT SE QUARTER NE QUARTER NW QUARTER, SECT 28, T3N, R8E,
W.M., SKAMANIA COUNTY

and as may be more fully described in Schedule A (see, Page 4). The Assessor’s Tax Parcel or Account Number for this property is: 03082812120000

“Security Instrument” means this document, which is dated 04/10/13, together with all Riders to this document.

“Co-Grantor” means any Borrower who signs this Security Instrument but does not execute the Debt Instrument.

“Trustee” is
FIRST AMERICAN TITLE INSURANCE COMPANY
2101 FOURTH AVE SUITE 800
SEATTLE, WA 98121

"Debt Instrument" means the promissory note signed by Borrower and dated 04/10/13. The Debt Instrument states that Borrower owes Lender U.S. \$ 181,273.30 plus interest. Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than 04/28/2033.

"Property" means the property that is described below under the heading "Transfer of Rights in the Property."
"Loan" means all amounts owed now or hereafter under the Debt Instrument, including without limitation principal, interest, any prepayment charges, late charges and other fees and charges due under the Debt Instrument, and also all sums due under this Security Instrument, plus interest.

TRANSFER OF RIGHTS IN THE PROPERTY

This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Debt Instrument; and (ii) the performance of Borrower's covenants and agreements under this Security Instrument and the Debt Instrument. For this purpose, Borrower irrevocably grants and conveys to Trustee, in trust, with power of sale, the following described Property located at the address provided above.

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to grant and convey the Property, that the Property will not be used for or in connection with any illegal activity and that the Property is unencumbered as of the execution date of this Security Instrument, except for this Security Instrument and the encumbrances described in Schedule B, which is attached to this Security Instrument and incorporated herein by reference. Borrower warrants and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

INCORPORATION OF MASTER FORM PROVISIONS

Definitions in the Master Form that are not set forth above and Section 1 through and including Section 24 of the Master Form, are incorporated into this Security Instrument by reference. Borrower acknowledges having received a copy of the Master Form and agrees to be bound by the Sections and paragraphs of the Master Form incorporated into this Security Instrument.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument (including those provisions of the Master Form that are incorporated by reference) and in any Rider executed by Borrower and recorded with it.

BORROWER:


GREGORY D. WIEBE

BORROWER:


BRENDA WIEBE

BORROWER:

BORROWER:

BORROWER:

BORROWER:

BORROWER:

BORROWER:

NOTARY PUBLIC
STATE OF WASHINGTON
ROBYNE L DODGE LITTLE
My Appointment Expires Mar. 4, 2015

NOTARY PUBLIC
STATE OF WASHINGTON
ROBYNE L DODGE LITTLE
My Appointment Expires Mar. 4, 2015

STATE OF WASHINGTON
CITY/COUNTY OF Skamania

I certify that I know or have satisfactory evidence that Gregory D. Wiebe
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: 4/10/13
Notary Public
State of Washington
Robyne L. Dodge Little
My appt. Exp. 03-04-2015

[Signature]
Notary Public
Title
My Appointment expires: 3/4/15

STATE OF WASHINGTON
CITY/COUNTY OF Skamania

I certify that I know or have satisfactory evidence that Brenda Wiebe
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 this instrument and acknowledged it as the _____ of _____ to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

Dated: ~~4/10/13~~ 04/10/13
(2)

[Signature]
Notary Public
Title
My Appointment expires: 3/4/15

NOTARY PUBLIC
STATE OF WASHINGTON
ROBYNE L DODGE LITTLE
My Appointment Expires Mar. 4, 2015

THIS INSTRUMENT PREPARED BY: KeyBank National Association / Kristy Young

Schedule A

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF SKAMANIA. THE WEST 245 FEET OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 3 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, EXCEPT THAT PORTION THEREOF LYING WITHIN A 300 FOOT STRIP OF LAND ACQUIRED BY THE UNITED STATES OF AMERICA FOR THE BONNEVILLE POWER ADMINISTRATION FOR ELECTRIC TRANSMISSION LINES, BY DECLARATION RECORDED FEBRUARY 6, 1919 IN BOOK 7 OF DEEDS AT PAGE 315. ALSO EXCEPT ANY PORTION THEREOF LYING WITHIN THE EAST 415 FEET OF SAID SOUTHEAST QUARTER. ALSO EXCEPTING THEREFROM THE NORTH 171 FEET THEREOF. ALSO EXCEPT PUBLIC ROADS. ALSO KNOWN AS LOT 3 OF THE LAUGHERY SHORT PLAT RECORDED MAY 22, 1978 IN BOOK 2 OF SHORT PLATS AT PAGE 52, RECORDS OF SKAMANIACOUNTY, WASHINGTON, EXCEPT THE NORTH 21 FEET OF SAID LOT 3. ABBREVIATED LEGAL W 245 FT SE QUARTER NE QUARTER NW QUARTER, SECT 28, T3N, R8E, W.M., SKAMANIA COUNTY THIS BEING THE SAME PROPERTY CONVEYED TO GREG WIEBE AND BRENDA WIEBE, HUSBAND AND WIFE, DATED 07.18.1995 AND RECORDED IN INSTRUMENT NO. 122965, IN THE SKAMANIA COUNTY RECORDERS OFFICE. PARCEL NO. 03082812120000

Schedule B

Unofficial Copy

Reference Number: 130731605520C

EXHIBIT A

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN THE COUNTY OF SKAMANIA.

THE WEST 245 FEET OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 3 NORTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, EXCEPT THAT PORTION THEREOF LYING WITHIN A 300 FOOT STRIP OF LAND ACQUIRED BY THE UNITED STATES OF AMERICA FOR THE BONNEVILLE POWER ADMINISTRATION FOR ELECTRIC TRANSMISSION LINES, BY DECLARATION RECORDED FEBRUARY 6, 1919 IN BOOK 7 OF DEEDS AT PAGE 315. ALSO EXCEPT ANY PORTION THEREOF LYING WITHIN THE EAST 415 FEET OF SAID SOUTHEAST QUARTER. ALSO EXCEPTING THEREFROM THE NORTH 171 FEET THEREOF. ALSO EXCEPT PUBLIC ROADS. ALSO KNOWN AS LOT 3 OF THE LAUGHERY SHORT PLAT RECORDED MAY 22, 1978 IN BOOK 2 OF SHORT PLATS AT PAGE 52, RECORDS OF SKAMANIA COUNTY, WASHINGTON, EXCEPT THE NORTH 21 FEET OF SAID LOT 3.

ABBREVIATED LEGAL

W 245 FT SE QUARTER NE QUARTER NW QUARTER, SECT 28, T3N, R8E, W.M., SKAMANIA COUNTY

This being the same property conveyed to GREG WIEBE AND BRENDA WIEBE, HUSBAND AND WIFE, dated 07.18.1995 and recorded in Instrument No. 122965, in the SKAMANIA County Recorders Office.

PARCEL NO. 03082812120000

1047577

Address : 161 PEYROLLAZ RD, CARSON, WA



+U03749962+

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