

A-24406

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Vol. M74 Page 5442

10-21-000790-06

ASSIGNMENT OF RENTS—ADDITIONAL COLLATERAL SECURITY

KNOW ALL MEN BY THESE PRESENTS, THAT WHEREAS under date of April 24, 1974
EQUITABLE SAVINGS AND LOAN ASSOCIATION, an Oregon Corporation, of Portland, Oregon, (hereinafter referred to as the as-
signee) agreed to make a loan of Twenty-six thousand and no hundredths (\$ 26,000.00)
Dollars to Robert E. Hall and Peggy Hall, Husband and wife (hereinafter

referred to as the assignors) which loan is evidenced by assignor's note dated April 24, 1974
for Twenty-six thousand and no hundredths (\$ 26,000.00) Dollars and
interest payable in equal monthly payments of Two hundred four and fifty-five hundredths
(\$ 204.55) Dollars each, payable on the 5th

day of each and every month, commencing with November 1974, secured by a mortgage/deed of trust dated April 24,
1974, filed for record on May 1, 1974 as Document No. 88418, and recorded in Book M74,
Page 5440, thereof of the Mortgage Records of Klamath County, Oregon, and

WHEREAS the said assignors agree, in consideration of the making of the aforesaid loan, to assign as additional collateral
security the rent and income from the hereinafter described property:

NOW, THEREFORE, for and in consideration of the premises and the payment to the assignors of the sum of One Dollar
and other good and valuable considerations, the receipt whereof is hereby acknowledged, Robert E. Hall and Peggy
Hall, Husband and wife

(the aforesaid assignors) hereby assign to the said assignee, or its assigns, all rents and revenues from the following described
property: Lot 7 in Block 94, BUENA VISTA, according to the duly recorded plat on file in
the office of the County Clerk of Klamath County, Oregon.

and the assignors hereby expressly authorize and empower the said assignee, its agents or attorneys, at its election, without notice to
the assignor (or their successors in interest) as agent for the assignor or assignors to take and maintain full control of said property
and the improvements thereon; to oust tenants for non-payment of rent; to lease all of said property or any portion thereof in the
name of the assignors on such terms as it may deem best; to make alterations or repairs it may deem advisable and deduct the cost
thereof from the rents; to receive all rents and income therefrom and issue receipts therefor and out of the amount or amounts so
received to pay the necessary operating expenses and to retain the usual charges for thus managing said property; and to apply
on the aforesaid mortgage any amount due upon the debt secured thereby; to pay taxes, assessments and premiums on insurance;
policies, or renewals thereof, on said property, or amounts necessary to carry out any covenant in the said mortgage contained;
the assignee herein to determine which items are to be met first; and to pay any surplus so collected to the owners of said property;
and those exercising this authority shall be liable to the owners only for the amount collected hereunder and the accounting thereof
and as to all other persons those exercising this authority are acting only as agent of the owners in the protection of the mortga-
gee's interest. In no event is the right to such management and collection of rents to affect or restrict the right of the mortgagee
to foreclose the aforesaid mortgage according to its terms.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be
applicable to all genders.

Dated this 24th day of April, A.D., 1974

STATE OF OREGON
COUNTY OF KLAMATH

} ss.

Robert E. Hall
Robert E. Hall
Peggy Hall
Peggy Hall

BE IT REMEMBERED, that on this 25th day of May, A.D., 1974, before me,
the undersigned, a Notary Public in and for said county and state personally appeared the within named Robert E. Hall
and Peggy Hall, Husband and wife

who are known to me to be the identical individuals described in and who executed the within instrument, and acknowledged to
me that they executed the same freely and voluntarily.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal the day and year last above written.

Butler J. Sch...
Notary Public for Oregon

My Commission expires March 4, 1976

STATE OF OREGON, COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title
this 1st day of May A.D., 1974 at 4:22 o'clock P.M., and duly recorded in
Vol. M74 of Mortgages on Page 5442

Fee \$2.00

WM. D. MILNE, County Clerk
By *Hazel D. Hagel* Deputy

A-24361

KNOW ALL MEN BY

association, being the id

A-24361

WARRANTY DEED

This Indenture With
Thomas,

to her paid, h
and convey unto Klam

successors
its heirs and assigns, th
Oregon, to-wit:

Lots 7A,
City of Klam
thereof on f

Subject to
visions ther
husband and
Robinson, hus
November 6,
County, Oreg

TO HAVE AND TO HOLD
heirs and assigns forever. And
successors heirs and assigns, that
are free from all incumbrances
and that she will warrant
above set forth.

IN WITNESS WHEREOF,
26th day of May