

89749

REAL PROPERTY MORTGAGE — OREGON  
UNITED STATES NATIONAL BANK OF OREGONVol. 74 Page 7111Mortgagor: MARVIN L. LONG - DARLENE F. LONG, husband and wife Date June 5, 1974  
(Buyer)  
Mortgagee: UNITED STATES NATIONAL BANK OF OREGON, CHILOQUIN BRANCH Amount: \$4,103.40  
(Seller, Contractor, Lender)

As security for a note from the above named Mortgagor to the above named Mortgagee executed contemporaneously herewith in the amount set forth above, the Mortgagor hereby mortgages to the Mortgagee the following described real property in Klamath County, Oregon:

Beginning on the west line of the Crater Lake Highway in Fort Klamath, Oregon at the north-east corner of land deeded to Guss Page, being a point described as 150 feet northwesterly along the east line of Lot 4, Section 16, Township 33 South, Range 7½ E.W.M., from the southeast corner thereof; thence west along the north line of said Guss Page's property a distance of 206 feet; more or less, to the water ditch; thence northerly along said ditch line to a point west of a point 82½ feet northwesterly along Highway from the point of beginning; thence east to highway, thence southeasterly to the point of beginning, being a portion of said Lot 4 of said Section together with the right to the use of water from well on the property of the grantor lying immediately ~~west~~ east of and across the Highway from said above described and conveyed land.

If said note, or any extension or renewal thereof, is paid as agreed, this Mortgage shall be void. In case of default in the payments thereon, this Mortgage may be foreclosed as provided by law.

During the term of this Mortgage, Mortgagor agrees to the following:

1. All taxes, assessments, liens and encumbrances of all kinds in connection with this property shall be paid promptly when due and if not so paid, Mortgagee shall have option of paying same, adding the cost to the debt secured by this Mortgage, the added amount drawing interest at the same rate as the note.
2. Mortgagor agrees to cover said property and improvements with insurance as required by Mortgagee. If not so covered, Mortgagee shall have the option of purchasing such coverage, adding the cost to debt secured by this Mortgage, the added amount drawing interest at the same rate as the note.
3. Mortgagor will keep all improvements on the property in good order and repair and will not commit or suffer any waste of the premises, nor remove from the premises any of the improvements.
4. Mortgagor hereby assigns to Mortgagee all leases, rentals, and the income from these during the term of the Mortgage.
5. During the term of this Mortgage any additions or improvements shall be covered by this Mortgage.
6. In the event any suit or action is instituted to foreclose this Mortgage, or in the event of any appeal therefrom, the Mortgagor agrees to pay all costs and disbursements allowed by law, and such sum as the court may adjudge reasonable as attorneys' fees. All such sums shall be secured by this Mortgage and included in the decree of foreclosure, and will draw interest at the same rate as the note.

x Marvin L. Long Mortgagor  
Marvin L. Long  
x Darlene F. Long Mortgagor  
Darlene F. Long  
Witness

STATE OF OREGON

County of Klamath

On this 5th day of June, 19 74, before me personally appeared \_\_\_\_\_, witness, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as a witness thereto. He, being duly sworn by me, stated that he (she) resides in \_\_\_\_\_ County, Oregon; that he was present and saw \_\_\_\_\_ and \_\_\_\_\_, personally known to him to be the signers of the foregoing instrument as parties thereto, sign and deliver the same and he heard them acknowledge that they executed the same, and that he, the witness, thereupon signed his name as a witness thereto at the request of said \_\_\_\_\_ and \_\_\_\_\_.

Notary Public for Oregon  
My Commission Expires \_\_\_\_\_



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For value received, the foregoing Mortgage is hereby assigned to the United States National Bank of Oregon.

STATE OF OREGON

County of Klamath

Before me appeared the within named and acknowledge the foregoing instrument to be their voluntary act and deed.

Notary Public for Oregon  
My Commission Expires: April 19, 1977

Mortgage

TO

ASSIGNED TO  
UNITED STATES NATIONAL BANK OF OREGON

STATE OF OREGON,

County of KLAMATH

I certify that the within instrument was received for record on the 16th day of April, 19 74 at 3:37 o'clock P. M. and recorded in Book 1171 on Page 7111 Record of Mortgages of said County

Witness my hand and seal of County Office.

County Clerk (Recorder)

By Michael J. Hagan Deputy

AFTER RECORDING RETURN TO:  
UNITED STATES NATIONAL BANK  
OF OREGON

CHILQUIN BRANCH  
UNITED STATES NATIONAL BANK OF O  
P. O. BOX 377 ADDRESS  
CHILQUIN, OREGON 97614 OREGON  
for the attention of: Department