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THIS INDENTURE WITNESSETH: That HI-WIN TRUST
of the County of Klamath, State of Oregon, for and in consideration of the sum of
Thirty Thousand and No/100ths Dollars (\$30,000.00), to it
in hand paid, the receipt whereof is hereby acknowledged, ha S granted, bargained, sold and conveyed, and
by these presents do ES grant bargain, sell and convey unto DARREL GENE ORTIS

of the County of Klamath, State of Oregon, the following described premises situated in Klamath County, State of Oregon, to-wit:

NE 1/4 Section 13, Township 36 South, Range 10 East E.W.M.
Lots 20, 21, 22 & 23, Block 14, Sprague River, Oregon
S 1/2 SW 1/4 SE 1/4 Section 4, Township 36 S, R 10 East E.W.M.
SW 1/4 Section 5, Township 36 S, R 10 East E.W.M.
E 1/2, SW 1/4, undivided 264/294 interest NW 1/4 Section 8, Township
36 South, Range 10, E.W.M.
All of Section 9, Township 36 South, Range 10 East E.W.M.
All of Section 16, Township 36 South Range 10 East E.W.M.
All of Section 17, township 36 South, Range 10 East E.W.M.
N 1/2 N 1/2, SW 1/4 NE 1/4, W 1/2 SE 1/4 of Section 21, Township
36 South, Range 10 East, E.W.M.
W 1/2 W 1/2 of Section 22, Township 36 South, Range 10 East E.W.M.
NW 1/4 NW 1/4 of Section 27, Township 36 South, Range 10 East E.W.M.
E 1/2 E 1/2 NE 1/4 less R.R. R/way, Section 28, Township 36
All in Klamath County, Oregon

Together with the tenements, hereditaments and appurtenances thereto belonging, or in anywise appertaining.
To have and to hold the same with the appurtenances, unto the said DARREL GENE ORTIS

HIS heirs and assigns forever.

THIS CONVEYANCE is intended as a Mortgage to secure the payment of the sum of
Thirty Thousand and No/100ths Dollars
(\$ 30,000.00) in accordance with the terms of that certain promissory note of which the
following is a substantial copy:

\$ 30,000.00 Klamath Falls, Oregon May 20, 1974
DARREL GENE ORTIS
Thirty Thousand and No/100ths (\$30,000.00) Springfield, Oregon
with interest thereon at the rate of 5 percent per annum from June 1, 1974
annual installments of not less than \$ 3,000.00 in any one payment; interest shall be paid annually until paid, payable in
the minimum payments above required; the first payment to be made on the 1st day of June
1974, and a like payment on the 1st day of June thereafter, until the whole sum, principal and
interest has been paid; if any of said installments is not so paid, all principal and interest to become immediately due and collectible at the
option of the holder of this note. If this note is placed in the hands of an attorney for collection, I/we promise and agree to pay holder's
reasonable attorney's fees and collection costs, even though no suit or action is filed hereon; however, if a suit or an action is filed, the
amount of such reasonable attorney's fees shall be fixed by the court, or courts in which the suit or action, including any appeal therein,
is tried, heard or decided.
* Strike words not applicable.

HI-WIN TRUST

By: /s/ RAYSON COLBE TUPPER
By: /s/ RACHAEL ROBBINS TUPPER

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The mortgagor warrants that the proceeds of the loan represented by the above described note and this mortgage are:

- (a) ~~primarily for mortgagor's personal, family, household or agricultural purposes (see Important Notice below),~~
- (b) for an organization or (even if mortgagor is a natural person) are for business or commercial purposes other than agricultural purposes.

Now, if the sum of money due upon said instrument shall be paid according to the agreement therein expressed, this conveyance shall be void; but in case default shall be made in payment of the principal or interest or any part thereof as above provided, then the said DARREL GENE ORTIS

and his legal representatives, or assigns may foreclose the Mortgage and sell the premises above described with all and every of the appurtenances or any part thereof, in the manner prescribed by law, and out of the money arising from such sale, retain the said principal, interest and attorney's fees as provided in said note, together with the costs and charges of making such sale and the surplus, if there be any, pay over to the said HI-WIN TRUST its heirs or assigns.

Witness our hand & this 11th day of May, 1974

IMPORTANT NOTICE: Debtor, by listing out, whichever warranty (a) or (b) is not applicable; if warranty (a) is applicable and if the mortgage is a credit, as such word is defined in the Truth in Lending Act and Regulation Z, the mortgage must comply with the Act and Regulation Z, making required disclosures. For this purpose, if this instrument is to be a FIRST in a financing the purchase of a dwelling, use Stevens-Blatt Form No. 1305 or equivalent; if this instrument is NOT to be a first lien, use Stevens-Blatt Form No. 1306, or equivalent.

HI-WIN TRUST
By: Rayson Colde Lupper
By: Rachael Robbins Lupper

MORTGAGE
(FORM No. 7)

STATE OF OREGON,

County of Klamath

BE IT REMEMBERED, That on this 11th day of May, 1974, before me, the undersigned, a Notary Public in and for said County and State, personally appeared the within named Rayson Colde Lupper and Rachael Robbins Lupper, Trustees of the HI-Win Trust

known to me to be the identical individual(s) described in and who executed the within instrument and acknowledged to me that they executed the same freely and voluntarily.

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

[Signature]
Notary Public for Oregon.
My Commission expires 12-16-77

STATE OF OREGON
County of Klamath
I certify that the within instrument was received for record on the 11th day of May, 1974, at 4:31 o'clock P.M., and recorded in book 27-77 on page 5621 or as filed fee number 00001.
Record of Mortgages of said County.
Witness my hand and seal of County aforesaid.

W. D. WELCH
COUNTY CLERK
By: Rachael Robbins Lupper
Title: Wm 3 / Brandonson
4th June St,
R.D.

FEES \$4.00