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FORM No. 60	81Oregon Trust Dead Series.				65
TC 38	-9554	5個72 2. made this 10th	TRUST DEED day of	September	, 1975 – , between , as Grantor, , as Trustee,
Guad Pio	alupe Galvan, J neer National T	itle Insurance C	. Hill		, as Beneficiary.
and	Craptor irrevocably	grants, bargains, sell	s and conveys to the	rustee in trust, with po	ver of sale, the property

County', Oregon, described as: Grantor Irre Klamath

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Lot 5 in Block 19, Second Addition to Nimrod River Park

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which said described real property does not exceed three acres, together with all and singular the tenements, hereditaments and apprentiate and all other rights thereanto belonging or in anywise now or hereafter appertaining, and the rents, issues and profits thereof and all listures now or hereafter attached to or used in connection with said real estate, and all listures now or hereafter attached to or used in connection with said real estate, and all listures now or hereafter attached to or used in connection with said real estate, and all listures now or hereafter attached to or used in connection with said real estate, and all listures now or hereafter attached to or used in connection with said real estate, and and the rents, issues and province of the FOR THE PURPOSE OF SECURING PERFORMANCE of each agreement of grantor herein contained and puyment of the sum of "Five. Hundred and No/100", the other and and payable to beneticiary or order and made by grantor, the there according to the terms of a promissory note of even date herewith, payable to beneticiary or order and made by grantor to the detored and No/100 with the secured by this instrument is the date stated above, on which the final installment of suid note the date state of maturity of the debt secured by this instrument is the date, stated above, on which the final installment of suid note becomes due and payable. In the event the within described property, or any part thereot, or any interest therein is sold, agreed to be sold, conveyed, assigned or alienated by the trustor, all obligations secured by this instrument is the appendix due and payable. In the option of the holder thereot, upon demand, shall become immediately due and payable.

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To protect the security of this trust deed, grantor agrees: 1. To protect preserve and maintain said property in food condition and repair; not to remove or demolish any building or improvement thereon; 2. To motect or restore promptly and be constructed, damaged or manner any building or improvement which may be constructed, damaged or interpret thereon; 3. To comply with all way, ordinances, regulations, covenants, condi-tions and testifications affecting said property; it the beneficiary so request, to those and testifications affecting said property; it the beneficiary so request, to proper public office or offices, as well as the cost of all lien searches mate by filing officers or searching agencies as may be deemed desirable by the beneficiary. 4. To provide and continuously maintain insurance on the buildings

by mink indicers of searching openers as may be accord domain. by independent A, T_0 provide and continuously maintain insurance on the buildings A. T_0 provide and continuously maintain insurance of the buildings now or herealter erected on the said premises against loss or damage by fire and such other hazards as the beneficiary may from time to time require, in

beneficiary. To provide and continuously maintain insurance on the buildings now or herealter steads as the beneficiary may from time to time require, in and such other hazards as the beneficiary may from time to time require, in and such other hazards as the beneficiary may from time to time require, in and such other hazards as the beneficiary at least payable to the detained on the beneficiary as non-as insurance and to if the grantor shall be the beneficiary at least filter placed on said buildings, the beneficiary of the strained on any theorem to procure any second on as insured to if the grantor shall be beneficiary at least filter placed on said buildings, the beneficiary the entitie anount or release shall any part of the the same as grantor's expense. The amount of cure or write any mount on the same as the theorem on the same as the theorem of the same as the theorem of the same as the term of the same and the same and the same as the term of the same and the same as the same as the term of the same as the term of the other term of the term of th

fully seized in fee simple of said described real property and has a valid, unencumbered title thereto State Bar, a bank, trust company

NOTE: The Trust Deed Act provides that the trustee bereander must be either an attorney, who is an active member of the Oregon or savings and loan association authorized to do business under the lows of Oregon or the United States, or a title insurance real property of this state, its subsidiaries, affiliates, agents or branches.

rity, or any pair instrument, irrespective of the maturity direct several so secured by this instrument, irrespective of the maturity direct several stand, shall become immediately due and payable.
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into and proceed to loreclose this trust deed in the manner provided in ORS 86.740 to 86.795. 13. After default at any time prior to live days before the date set by 13. After default at any time prior to live days before the date set by the truster for the truster saile, the grantor or other persons rustfreed, respectively of the sources of the trust deed and the trust of the beneficiary or his successors trust deed and the obligation secured that the then due under the terms of the trusty included of the obligation and trusters and early attrust deed and the trust of the obligation and trusters and early include the terms of the trust of the obligation and trusters and early attrust would not the centing \$50 methods here than such portion of the the dealult, in which even all loreclosure proceeding shall be dismissed by the trustee.

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all locaclosure proceedings shall be definised by the trustee. 14. Otherwise, the sale shall be held on the date and at the time and place designated in the notice of sale. The trustee may sell said property cells at no to the highest bidde for cash, payable at the time of sale. Trustee the processing the sale shall be held on the date and at the time and place designated in the notice of sale. The trustee may sell said property cells at the processing the sale shall be held on the date and at the time and place designated in the notice of sale. The trustee may sell said property sale of the highest bidde for cash, payable at the time of sale. Trustee the property so sold, but without any covenant or warranty, express or im-the property so sold, but without any covenant or warranty, express or im-the frantor and beneficiary, may purchase at the sale. 15. When trustee sells purchase at the sale. Shall apply the proceeds of sale to payment of (1) the expenses of sale, in-shall apply the proceeds of sale to payment of (1) the expenses of sale, in-shall apply the based of sale to payment of (1) the trustee (3) of all persons stormes, (2) to the obligation secured by the trust deed, (3) to all persons having recorded lines subsequent in the interest of the trustee, and (4) the surplus. 16. For any reason permitted by law beneliciary may from time to

acred as their interests inay appear in the once in the preset entitled to such surplus, if any, to the Arantor or to his successor in interest entitled to such surplus. B. For any reason permitted by law beneliciary may from time to time appoint a successor or successors to any trustee named herein and without successor trustee appointed hereinder. Upon such appointment, with all title, conveyance to the successor all upon any trustee herein manade by written hereinder. Each successor all upon any trustee herein manade by written instrument extended appeneliciary, containing reference to this trust deed instrument extended or which, when recorded in which the property is situated. Clerk or Recording the county or counties in with the successor trustee is shall be cacept to the county or counties in with the successor trustee is and 17. Trustee is any hereit of a public record as invited by law. Trustee is not aknowledged in made a public record as low writed, beneitiary or trustee is and the appendix in which, dramtor, beneitiary or trustee is and to any action or proceeding its brought by trustee.

The grantor covenants and agrees to and with the beneficiary and those claiming under him, that he is law-

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and that he will warrant and forever defend the same against all persons whomsoever. $\{ x \}$. The grantor warrants that real property described in this deed of trust $\{ x \}$. The grantor warrants that real property described in this deed of trust $\{ x \}$. The grantor warrants that real property described in this deed of trust $\{ x \}$. The grantor warrants that real property described in this deed of trust $\{ x \}$. The grantor warrants that real property described in this deed of trust $\{ x \}$. The grant warrant and forever defend the same against all persons whomsoever. $\{ x \}$. The grant warrant and forever defend the same against all persons whomsoever. $\{ x \}$. The grant warrant and forever defend the same against all persons whom so a same against all persons whom so a same again the same aga The grantor warrants that the proceeds of the loan represented by the above described note and this trust deed are: (a)* primarily for grantor's personal, family, household or agricultural purposes (see Important Notice below), (b) for an organization, or (even if grantor is a natural person) are for business or commercial purposes other than agricultural purposes. purposes. This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, execu-tors, personal representatives, successors and assigns. The term beneficiary shall mean the holder and owner, including pledgee, of the contract secured hereby, whether or not named as a beneficiary herein. In construing this deed and whenever the context so requires, the masculine gender includes the feminine and the neuter, and the singular number includes the plural. IN WITNESS WHEREOF, said grantor has hereunto set his hand the day and year first above written.

* IMPORTANT NOTICE: Delete, by lining out, whichever warranty (a) or (b) is not applicable; if warranty (a) is applicable and the beneficiary is a creditor or such word is defined in the Truth-in-Lending Act and Regulation Z, the beneficiary MUST comply with the Act and Regulation by making required disclosures; for this purpose, if this instrument is to be a FIRST lime to finance the purchase of a dwelling, use Stevens-Ness Form No. 1305 or equivalent; if this instrument is NOT to be a first lien, use Stevens-Ness Form No. 1306, or equivalent. If compliance with the Act not required, disregard this notice.

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ACCESSION OF

TO:

DATED:

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(If the signer use the form	of the above is a corporation, of acknowledgment opposite.)	(ORS	93.490}		
STATE OF ORREGON, California) Los Angeles (35.			STATE OF OREGON, County of		
County of				wh	o being duly sworn.
Person Gua	ally appeared the above named dalupe Galvan, Jr. an Galvan	nd Maria	each for himself and not c	one for the other, did say fl president and secretary of	that the latter is the
	× _ / / / /	act and deed.	and that the seal alfixed t of said corporation and th hall of said corporation by them acknowledged said Before me: os. Angeles	to the foregoing instrument hat said instrument was sign authority of its board of d instrument to be its volu	is the corporate seal and sealed in be- lirectors; and each of
. v	My commission expires: May 9, 1976	California	Notaty Public for Oregon My commission expires:		
TRUST DEED	K. S. KN NGTARY PUBLIC-C EOS ANGELES, Mygorimission Expire		ment was received for record on the 30 day of Sept. 19 75 at 10:53 o'clock a M., and recorded in book M 75 on page 11859 or as tile number 5472 record of Mortgages of said County. Witness my hand and seal of County affixed.	Wm D Milne County Clerk Title By Lugn J. J. Deputy STEVEN ARE LAW FUR. CO. O.	Proneer Not'I With 321 sw 444 Butland, Ohe. 97304

REQUEST FOR FULL RECONVEYANCE

To be used only when obligations have been paid.

. Trustee

S.

The undersigned is the legal owner and holder of all indebtedness secured by the foregoing trust deed. All sums secured by said trust deed have been fully paid and satisfied. You hereby are directed, on payment to you of any sums owing to you under the terms of said trust deed or pursuant to statute, to cancel all evidences of indebtedness secured by said trust deed (which are delivered to you herewith together with said trust deed) and to reconvey, without warranty, to the parties designated by the terms of said trust deed the estate now held by you under the same. Mail reconveyance and documents to

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Beneficiary

at Deed OR THE NOTE which it socures. Both must be delivered to the