

30243

Vol 117 Page 9349

HOME REMODELING LOAN MTC 1396 INSTALMENT NOTE & MORTGAGE

First Federal Savings & Loan Association

Klamath Falls, Oregon

Loan No. 32-40004

For value received, the undersigned promise to pay to the order of First Federal Savings & Loan Association of Klamath Falls, Klamath Falls, Oregon the amount stipulated herein as TIME BALANCE in equal monthly instalments shown herein as MONTHLY PAYMENT beginning on the date set forth herein as FIRST PAYMENT DUE and on the same day of each month thereafter, together with interest from maturity at percent per annum. Should any instalment due hereunder become more than fifteen days past due, the undersigned shall pay to the holder thereof a late charge of five cents for each one dollar of such past due instalment. Should any instalment due hereunder become more than fifteen days past due, the holder hereof may declare any balance then owing due and payable. If suit or action be brought on this note, the undersigned agree to pay such costs and attorney's fees as the trial court may adjudge reasonable, and on appeal, if any, similar fees in the appellate court to be fixed by that court, and

Cash Sale Price \$
 Down Payment \$
 Principal Balance \$8,550.00
 Service Charge \$4,872.00
 Time Balance \$13,422.00
 Number of Payments 120
 Monthly Payments \$111.85
 First Payment Due July 15, 1977

to secure the payment of this note, the undersigned hereby mortgage to the First Federal Savings & Loan Association of Klamath Falls, Klamath Falls, Oregon, the real property situated at:

Rt. 1, Box 134-A Klamath Falls, Klamath Oregon
 Street City County State

and more specifically described as:

SEE ATTACHED DESCRIPTION SHEET

Provided, that if undersigned shall pay the time balance hereinabove, time being of the essence, then this mortgage shall be void, otherwise it shall remain in full force and effect. Upon default in any payment as set forth in the note above, the mortgage may be foreclosed and the undersigned shall pay all costs, expenses and attorney's fees as the court may adjudge reasonable. The undersigned mortgagors hereby waive and release said property from any claim of homestead exemption which they may have.

I HAVE RECEIVED A COPY OF THIS DOCUMENT

Kraig B. Weider
 BUYER (Mortgagor-Obligor)

State of Oregon } ss. Date 5-27-77
 County of Klamath }

Personally appeared the above named

Kraig B. Weider and Linda Weider

and acknowledged the foregoing instrument to be their act and deed. Before me:

Ernest V. Brown
 Notary Public for Oregon

My Commission Expires: 11-12-78

I HAVE RECEIVED A COPY OF THIS DOCUMENT

Linda L. Weider
 BUYER (Mortgagor-Obligor)

STATE OF OREGON } ss.
 County of }

I certify that the within instrument was received for record on the day of 1977, at o'clock M., and recorded in book on page Record of Mortgages of said County.

Witness my hand and seal of County affixed.

County Clerk-Recorder

By Deputy

LEGAL DESCRIPTION

9350

All that portion of Lot 9, Section 21, Township 39 South, Range 9 East of the Willamette Meridian, lying in the SE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section, and West of the Diversion Canal of the U.S.R.S. and all of Lot 1 of Section 28, said Township and Range. And

The SE $\frac{1}{4}$ of NE $\frac{1}{4}$ lying Easterly of the East Lateral (C-4-E) of Section 28, Township 39 South, Range 9 East of the Willamette Meridian, EXCEPT 12 acres more or less, conveyed by Leona E. Dutton, et vir, to Cora Farley by deed recorded on Page 589 of Vol. 94 of Deed Records of Klamath County, Oregon, ALSO the NE $\frac{1}{4}$ of SE $\frac{1}{4}$ of Section 28, Township 39 South, Range 9 East of the Willamette Meridian, RESERVING those portion conveyed to the United States of America by deed from C. A. Poindexter, recorded on page 318 of Vol. 34, Deed Records of Klamath County, Oregon, by deed from C. A. Poindexter, rec. 10/18/1912 on page 85 of Vol. 38, Deed Records of Klamath County, Oregon, and by deed from Leona E. David, a widow, rec. 2/28/31 on page 575 of Vol. 93 of said deed records. ALSO EXCEPTING portion of above described property conveyed to United States of America by Final Judgment in Condemnation rec. 7/12/50 on page 188 of Vol. 240 Deed Records of Klamath County, Oregon.

STATE OF OREGON, COUNTY OF KLAMATH, ss.

I, the undersigned, County Clerk, do hereby certify that the foregoing is a true and correct copy of the original as the same appears on the records of said County.

Witness my hand and seal of office this 27 day of May A.D. 1977 at 3:52 o'clock P.M. in the City of Medford, Oregon.

Duly recorded in Vol. M 77, of mortgages on Page 9349

6.00

Wm D. MILNE, County Clerk

By *Hazel Drayton*JRM
MTC