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12098 (A) FORIA No. 881—Oregon Trust Deed Series—TRUST DEED TRUST DEED 32933 hetween -75 20 June day of , as Grantor, 15th THIS TRUST DEED, made this.... Barry Kooiman , as Trustee, 1 Klamath County Title Company Klamath Falls Forest Estates , as Beneficiary, WILIVESEIN: Grantor irrevocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property Klamath County, Oregon, described as: and in KHOMOHA-DUHA-DOMA-EARCHER-SARDA-KUMPA

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and also subject to all conditions, restrictions, reservations, easements, exceptions, rights and/or rights of way affecting said property.

together with all and singular the tenements, hereditaments and appurtenances and all other rights thereunto belonging or in anywise now or hereafter appertaining, and the rents, issues and profits thereof and all fixtures now or hereafter attached to or used in connec-tion with said real estate. FOR THENDE OF SECURING PERFORMANCE of each adreement of grantor herein contained and payment of the Thirty Three Hundred and No/100-und the terms of a promissory note of even date herewith, payable to beneficiary or order and made by grantor, the thereon according to the terms of a promissory note of even date herewith, payable to beneficiary or order and made by grantor, the final payment of principal and interest hereof, if not sooner paid, to be due and payable. The date of maturity of the debt secured by this instrument is the date, stated above, on which the final installment of said note and the of maturity of the debt secured by this instrument, irrespective of the maturity dates expressed therein, or sold, conveyed, assigned or alienated by the grantor without first having obtained the written consent or approval of the beneficiary. The above described real property is not currently used for egitultural, timber or graing purposes. To protect the security of this trust deed, grantor agrees: To protect the security of this trust deed, grantor agrees: (a) consent to the making of any map or plat of said property (b) join in

Other, at the beneliciary's option, in our own and payable.
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tor in enforcing this obligation and trustee's and attorney's red. ... ear in and defend any action or, proceeding purporting to rights or powers of beneficiary or trustee; and in any suit, rights or powers of beneficiary or trustee may appear, including ng in which the beneficiary or trustee may appear, including forclosure of this deed, to pay all costs and expense; in-forclosure of this deed, to pay all costs and expense; in-of title and the beneficiary's or trustee's automey's less the of title and the beneficiary's or trustee's automey's court and in the versit of an appeal from any judgment or i court, famitor further agrees to pay such sum as the ap-i court, grantor further agrees to pay such sum as the ap-i adjudge reasonable as the beneficiary's or trustee's attor-r appeal. ol title in conn fees act arch tion with o ally incurrer To appea security i meeding action or proceed any suit for the cluding eviden-amount amount of at fixed by the decree of the pellate court ney'e fees on

court shall adjudge reasonable as the beneficiary's or trustee's attor-less on such appeal. It is mutually agreed that: In the event that any portion or all of said property shall be taken in the vent that any portion beneficiary shall have the property of the state of the state of the state of the state in the state of the state of the state of the state of the definition of such taking, when and attorney's less necessarily put and full reasonable costs, expenses and attorney's less necessarily put and dy grantor in such proceedings, shall be predict on the state of the state in such proceedings, necessarily paid or incurring's less, in such proceedings, agrees, at its own expense, to take such actions d'hereby; and frantients as shall be necessary in obtaining such actions ion, promptly, upon heneliciary's request. 9. At any time and irom time to time upon written request of, beneas com to pay appli both ficiar

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(a) consent to the making of any map or plat of said property; (b) join in any consent to the making of any restriction thereon; (c) join in any restriction thereon; (c) join in any restriction thereon; (c) join in any constraint of the property. The substraint of the property is the substraint of the property. The substraint of the property is the substraint of the property. The substraint of the property is the substraint of the property. The substraint of the property is the conclusive proof of the traintuments thereoi. Trustee's less for any of the substraint of the substraint of the substraint of the property. The substraint of the property is the conclusive proof of the traintuments thereoi. Trustee's less for any of the substraint is substraint on the substraint of erty or issues at less cost ney's let liciary r

less costs and expenses upon any indebtedness secured hereby, and in such der ney's less upon any indebtedness secured hereby, and in such der liciary may determine. 11. The entering upon and taking possession of said property, the collection of such rents, issues and profits, or the proceeds of lire and other collection of such rents, issues and profits, or any taking or damage of the insurance policies or compensation or awards for any taking or damage of the property, and the application or release thereof as aloresaid, shall, not cure or waive any default or notice of default hereunder or invalidate any act done waive any default or notice. ure or done

property, and the application or release thereof as aloresaid, shall not cure of valve any deluuit or notice of delauit hereunder or invalidate any act done pursuant to such notice. 12. Upon delauit by dranter in payment of any indebiedness secured hereby or in his performance by immediately due and payable. In or agricultural, and it the above decodent of the property is currently used in a event timber or farsing parameters, the beneficiary may proceed by law for mortfage deed in equily, one it said real property is not the trust deed in equily as a licitary as or direct the trustee to forcelone this trust deed in equily as a licitary as or direct the trustee to forcelone the trust deed in equily as a licitary as or direct the trustee to forcelone this trust deed in equily as a licitary as or direct the trustee to forcelone the molic thereby at the more has elected her and the trust of the trustee shall execute the property is detected by the trust deed in the manner pro-vided in ORS 86.73 (the direct of the trustee shall execute the trust and the herebies of clautit and his election to shall the upon the trustee shall lis thed to torcelose this trust deed in the manner pro-vided in ORS 86.73 (the direct of the trust deed in the manner pro-vided in ORS 86.74 (the direct of the direct of order being as then upon the trustee shall lis the therebies of other the trust deed and the then aller of the trustee shall is the direct of order being as then upon the trustee shall is the direct of other the trust deed and the trustee 36.60 may pay to the beneficiary of the trust deed and the trustee 36.60 may pay to the beneficiary of the trustee and altorny is the appe-ORS, 56.60 may pay to the beneficiary of the trustee and torny is the of and oblightion secured thereby (inculting and trustee's and the rest, respec-ORS, 50 the entire amount then due undots and expenses actually incurred re-edifield of the direct and the direct of the trustee and attem of the due had mo delault doethall due the trustee and attem of

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the default of the time and of date and at the time and only sell said property either all the parcel or parcels at the time of sale. Trustee required by law conveying rewarranty, express or improof . but

t the tale. the powers provided herein, trustee nd of (1) the expenses of sale, in-cassonable charge by trustees the trust deed, (3) to all persons interest of the trustee in the trust order of their priority and (4) the order of their set entitled to such shall apply cluding the attorney. (laving rec deed as the curplus, if

a their intervention of the granier or to his successor in the successor in the granier of the granier of the successor is the successor of the successor is only transfer name there in or to any problem a successor is only transfer name intervention of the successor is one of the successor Surplus. 16. For any reason permitted by taw permitting different of any transce network of any transce network of any transce network of any transce network of any without successor transce have transce and the supervised with all title, conveyance for discussion of successor transce have appointed powers and duties contered upon any transcriptions hall be made by written powers and duties contered upon any transcription in the supervised with all title, conveyance for the pointed mode and substitution hall be made by written herein network of the supervised written and substitution hall be made by written herein network of the supervised written and substitutions and the successor trust deep hereinder, exceeded by beneliciary, contexted in the ollice of the County or appointment of the successor trustee and hall be conclusive protof of physics appointment of the successor trustee is not acknowledded is made a public record as provided by law, other deed of obligated to notify any proceeding in which granter, beneliciary of trustee shall be a party unless cuch action proceeding in which granter, beneliciary trustee, shall be a party unless cuch actions proceeding in the successor trustee.

NOTE: The Trust Deed Act provides that the trustee hereunder must be either an attorney, who is an or savings and loan association authorized to do business under the laws of Oregon or the United Sta property of this state, its subsidiaries, affiliates, agents or branches, or the United States or any agency

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13299 The grantor covenants and agrees to and with the beneficiary and those claiming under him, that he is law-	
fully seized in ree simple of care	Stranged to the house of the state of the st
and that he will warrant and forever defend the same against all persons whomsoever.	A the second
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), (a)* primarily for grantor's personal, family, household or agricultural purposes (see Important Notice below), (a)* primarily for grantor's personal, family, household or agricultural purposes (see Important Notice below), (a)* primarily for grantor's personal, family, household or agricultural purposes of the described purposes	
tors, personal loberby, whether or not named as a bound of the singular number includes that is a bound of the singular number includes the terminine and the neuter, and the singular number includes the target above written.	A second s
* IMPORTANT NOTICE: Delete, by lining out, whichever warranty for a creditor * IMPORTANT NOTICE: Delete, by lining out, whichever warranty for a creditor not applicable; if warranty (a) is applicable and the beneficiary is a creditor or such word is defined in the Trainbin-Lending Act and Regulation Z, the or such word is defined in the Trainbin-Lending Act and Regulation Z, the boneticitary MUST comply with the Act and Regulation by making required beneficiary is a trainbin to be a FIRST lien to finance beneficiary is a trainbin the Stevens-News Form No. 1305 or equivalent; the superstant of this purpose, if this instrument is to be a first lien to finance or superstant of the	
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County of Klamath Personally appeared who, being duly sworn, Personally appeared the above named president and that the latter is the Darry Kocince secretary of secretary o	ti
and that the seal attixed to the foregoing instrument is the corporate seal is and that the seal attixed to the foregoing instrument is the corporate seal of said corporation and that said instrument ward of directors; and each of half of said corporation by authority of its board of directors; and each of half of said corporation by authority of its board of directors; and each of half of said corporation by authority of its board of directors; and each of half of said corporation by authority of its board of directors; and each of half of said corporation by authority of its board of directors; Before me: (OFFICIAL SEAD) () workers public for Oregon () workers provision expires:	
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That portion of Lot 15, Block 18, situated North and West of a point S00 Deg. 00'40" W415 ft. and W1000 ft. from the Northeast corner of said Lot 15, Block 18, Klamath Falls Forest Estates Sycan Unit, as recorded in Klamath County, Oregon.

iled for record an XXXXXXXXA. D. 19.77 of 2;19 of clark pM., and	TATE OF OREGON; COUNTY	OF KLAMATH; 55.
FEE \$ 9.00 By Lat Ma Cullongh	duly recorded in Vol	
		By Pat Mc Cullongh J

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