43243

TRUST DEED

Vol. M Fage

2974

THIS TRUST DEED made this 14 day of DECEMBER 19 77, between FRANK RAMIREZ & MOLLIE RAMIREZ, H & W AS TENANTS BY THE ENTIRETY , as Grantor, TRANSAMERICA TITLE INSURANCE CO. , as Trustee, and WELLS FARGO REALTY SERVICES INC., TRUSTEE UNDER TRUST NO.7219 as Beneficiary,

WITNESSETH:

Grantor irrevocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property in KLAMATH County, Oregon, described as:

Lot 23 in Block 7 OREGON SHORES SUBDIVISION-Tract#1053, in the County of Klamath, State of Oregon, as shown on the Map filed on October 3,1973 in Volume 20, pages 21 and 22 of MAPS in the office of the County Recorder of Said County.

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 lixtures now or hereafter attached to or used in connection with said real estate.

FOR THE PURPOSE OF SECURING PERFORMANCE of each agreement of grantor herein contained and payment of the

To protect the security of this trust deed, grantor agrees:

1. To protect, preserve and maintain said property in good conditions in the condition of the cond

y the trial court amount of the trial court, grantor survey of the trial court, grantor survey court shall adjudge reasonable as the benefices on such appeal.

It is mitutally, agreed that:

8. In the event that any portion or cit of a the right of eminent domain or condemnation if it so elects, to require the adjustment of the more such proceedings, and attorney all reasonable of the proceedings, shall be the survey of the survey o

7219-00560

The grantor covenants and agrees to and a fully seized in fee simple of said described real particles.	with the beneficiary and those claiming under him, that he is law- coperty and has a valid, unencumbered title thereto
and that he will warrant and forever defend the	same against all persons whomsoever.
(a)* primarily for grantor's personal, family, hour 统数 按照现象使用语数据数据数据数据数据数据数据数据数据数据数据	n represented by the above described note and this trust deed are: chold or agricultural purposes (see Important Notice below), skylyparock are for insured and are supported by the service of the service and owner including pladen, of the
tors, personal representatives, successors and assigns. The contract secured hereby, whether or not named as a bene masculine gender includes the feminine and the neuter, a	iterm beneficiary shall mean the foliate and whenever the context so requires, the context so requires, the and the singular number includes the plural.
IN WITNESS WHERFOF, said grantor I	has hereunto set his hand the day and year first above written.
*IMPORTANT NOTICE: Delete, by lining out, whichever warran not applicable; if warranty (a) is applicable and the beneficial or such word is defined in the Truth-in-Lending Act and Re beneficiary MUST comply with the Act and Regulation by n disclosures; for this purpose, if this instrument is to be a FIRST the purchase of a dwelling, use Stevens-Ness Form No. 1305 if this instrument is NOT to be a first lien, use Stevens-Ness For equivalent, if compliance with the Act not required, disreger lift the signer of the above is a corporation, use the form of admontagement appositie.)	ry is a creditor guitation Z, the staking required lien to finance or equivalent; m No. 1306, or
STATE OF OREGON, California }	STATE OF OREGON, County of
County of LOS Angeles	
January 17 th, 1978 Personally appeared the above named	Personally appeared and who, being duly sworn,
rank And Mollie Ramirez	each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of
	, a corporation,
ment to be the in- Before me:	and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.
(OFFICIAL Jamus Fancialdi	Before me:
Notary Public for profon / Californ	Notary Public for Oregon SEAL)
My commission expires: Samuel Concialdi	My commission expires:
OFFICIAL SEAL	
SAMUEL CONCIALDI NOTARY PUBLIC CALIFORNIA PRINCIPAL OFFICE IN LOS ANGELES COUNTY My Cammission Expires June 8, 1981	UEST FOR FULL RECONVEYANCE only when obligations have been paid.
trust deed have been fully paid and satisfied. You hereby said trust deed or pursuant to statute, to cancel all evid herewith together with said trust deed) and to reconvey, v	Il indebtedness secured by the foregoing trust deed. All sums secured by said are directed, on payment to you of any sums owing to you under the terms of tences of indebtedness secured by said trust deed (which are delivered to you without warranty, to the parties designated by the terms of said trust deed the ce and documents to
	Beneficiary
Do not lose or destroy this Trust Dood OR THE NOTE which it so	tures. Both must be delivered to the trustee for cancellation before reconveyance will be made.
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TRUST DEED	STATE OF OREGON Ss.
(FORM No. \$\$1)	County of Klamath
FRANK RAMIREZ	I certify that the within instru- ment was received for record on the
MOLLIE RAMIREZ	.16thday of Fabruary, 19.78, at2:56o'clockP.M., and recorded
Grantor	in book M78 on page 2974 or
	RECORDER'S USE as file/reel number
WELLS FARGO REALTY SERVICES INC., Beneficiary	Witness my hand and seal of County affixed.
AFTER RECORDING RETURN TO	Wm. D. Milne
WELLS FARGO REALTY SERVICES INC	- 12 h
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572 E. GREEN ST. PASADENA, CA 91101	By Sernethan Relach Doputy