47384

in

03

TRUST DEED

Vol. M18 Page

THIS TRUST DEED, made this Richard Paul Hartney & Barbara Jean Hartney, Husband & Wife as tenants by the as Grantor, and WELLS FARGO REALTHY SECURIOR TO and WELLS FARGO REALTY SERVICES INC., TRUSTEE UNDER TRUST NO. 7219 , as Trustee,

Grantor irrevocably grants, bargains, sells and conveys to trustee in trust, with power of sele, the property

County, Oregon, described as: WITNESSETH: ., as Beneficiary,

Lot 17 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 ell 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 connection with said real estate.

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

thereon according to the terms of a promissory note of even date herewith, payable to beneficiary or order and made by grantor, the linal 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 linal installment of sold, conveyed, assigned or alienated by the grantor without first having obtained the written consent or approval of the therein, shall become immediately due and payable.

The above described real property is not currently used for agricultural, timber or grazing purposes.

that, at the house party option, all obligations secured by this instrument, that become party option all obligations secured by this instrument, therefore, that become party option all obligations secured by this instrument, respective the string constant of approach of the engineering of the present of the control of the engineering of the present of the engineering of the present of the engineering of the present of the engineering of the engi

NOTE: The Trust Deed Act provides that the trustee hereunder must be either an attorney, who is an active member of the Oregon State But a Book trust company or savings and loan association authorized to do business under the laws of Oragon or the United Stutes, a state of the Oregon State But a Book trust company property of this state, its subsidiaries, affiliates, agents or branches, or the United Stutes or any agency thereof.

The grantor covenants and agrees to and with the beneficiary and those claiming under him, that he is lawfully seized in fee simple of said described real property and has a valid, unencumbered title thereto

and that he will warrant and forever defend the same against all persons whomsoever.

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 organisation, or (even if grantor is a natural person) are for business or commercial purposes other than e This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, 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 lien 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-Noss Form No. 1306, or equivalent. If compliance with the Act not required, disregard this notice. Diecleard land foul farture Parlaca Jean Barting BARBARA JEAN HARTNEY (If the signer of the above is a corporation, use the form of acknowledgment opposite.) (ORS 93.490) STATE OF CALIFORNIA COUNTY OF San Bernardino and March 22 1978 who, being duly sworn, say that the former is the , before me, the undersigned, a Notary Public in and for Richard Paul Hartneyn and Barbara JEan said State, personally appeared_____ and that the latter is the Hartney , a corporation, ment is the corporate seal s signed and sealed in be-d of directors; and each of voluntary act and deed, known to me to be the person. S whose name. S subscribed to the within instrument and acknowledged to me (OFFICIAL SEAL) they WITNESS my hand and official seal Te be used only when obligations have been paid. TO: ., Trustee 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 DATED: Beneficiary Do not lose or destroy this Trust Deed OR THE NOTE which it secures. Both must be delivered to the trustee for cancellation before reconveyance will be made TRUST DEED STATE OF OREGON (FORM No. 881) NESS LAW PUB. CO. PORTLAND County of Klamath I certify that the within instru-RICHARD PAUL HARTNEY"... ment was received for record on the ...11thday of May , 1978 ... at ... 2:03 o'clock P.M., and recorded in book... M78 on page 9685 or BARBARA JEAN HARTNEY SPACE RESERVED Grantor FOR RECORDER'S USE Record of Mortgages of said County. WELLS FARGO REALTY SERVICES INC Witness my hand and seal of Beneficiary County affixed. AFTER RECORDING RETURN TO Wm. D. Milne County Clerk WELLS FARGO REALTY SERVICES INC., 572 E. GREEN ST. By Bernetle & Lels The Deputy PASADENA, CA 91101