

WETNESSETH:

Grantor herewith grants, bargains, sells and conveys to trustee in trust, with power of sale, the property in Klamath

9 27
in Block 27 of Tract 1113-Original Shores-Unit 2 as shown on the map filed on December 9, 1977 in Volume 21, page 20 of Maps in the Office of the County Recorder of said County.

1. The first step in the process of identifying a problem is to define the problem. This involves identifying the symptoms of the problem and determining the scope of the problem. Once the problem has been defined, the next step is to identify the causes of the problem. This involves identifying the factors that are contributing to the problem and determining the underlying causes. Once the causes have been identified, the next step is to develop a plan to address the problem. This involves identifying the actions that need to be taken to address the problem and determining the resources that will be needed to implement the plan. Finally, the last step in the process is to implement the plan and monitor the results. This involves putting the plan into action and tracking the progress of the plan to ensure that the problem is being addressed effectively.

IN WITNESS WHEREOF, and after reading the foregoing, I have hereunto set my hand and the seal of the Court at New York, New York, this 14th day of May, 1964.

7-11-64

[Handwritten signatures and dates across the top of the page]

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[illegible]

the date of maturity of the promissory note, the principal and interest hereof, if not sooner paid, to be due and payable July 23, 1989.

[illegible]

10. Upon any default by grantor hereunder, beneficiary may at any time with the right, either in person, by agent or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby created, conclusively prove the truthfulness thereof, Trustee's fees for all of the services mentioned in this paragraph shall be not less than \$5.

[illegible]

17. The entering upon and taking possession of said property, the collection of such rents, issues and profits, or the proceeds of fire and other insurance policies or compensation or awards for any taking or damage of the property, and the application or release thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.

[illegible][illegible]

13. Should the beneficiary elect to foreclose by advertisement and sale then after default at any time prior to five days before the date set by the trustee for the trustee's sale, the grantor or other person so privileged by ORS 86.760, may pay to the beneficiary or his successors in interest, respectively, the entire amount then due, under the terms of the trust deed and the obligation secured thereby (including costs and expenses actually incurred in enforcing the obligation), and all such

1. To pay all costs and expenses of this trust including the cost of this deed and expenses of the same incurred in connection with the execution of this deed.

[illegible]

15. When trustee fails pursuant to the powers provided herein, trustee shall apply the proceeds of sale to payment of (1) the expenses of sale, including the compensation of the trustee and a reasonable charge by trustee's attorney, (2) the obligations secured by the trust deed, (3) to all persons having recorded liens subordinate to the interest of the trustee in the trust deed as their interests may appear to the order of their priorities and (4) the surplus, if any, to the grantor or to

11. For any reason permitted by law beneficiary may from time to time appoint a successor or successors to any trustee named herein or to any successor trustee herein or hereunder. Upon such appointment, and without conveyance to the successor trustee, the trustee shall be vested with all title, powers and duties conferred upon me in this instrument, hereinafter appointed hereunder. Each such appointment and appointment shall be in the same manner as herein provided.

17. Trustee accepts this trust when this deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any

parties hereto of pending suit under any other deed of trust or of any action or proceeding in which grantor, beneficiary or trustee shall be a party unless such action or proceeding is brought by trustee.

he grantor covenants and agrees to and with the beneficiary and their claimants under him, that he is bound by the provisions of

of and decedent's real property and has a valid, unencumbered title thereto	that the source hereunder shall be either an attorney, who is an active member of the Oregon State Bar, a bank, trust company or insurance company authorized to do business under the laws of Oregon or the United States, a title insurance company authorized to insure title in and to real property in this state
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78081

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 business or commercial purposes other than agricultural purposes, or (c) for business or commercial purposes other than agricultural purposes.

IN WITNESS WHEREOF, said grantor has hereunto set his hand the day and year first above written.

IMPORTANT NOTICE: If the signature of the grantor is a corporation, use the form of an authorized officer.

Robert L. Rankin, Eleanor W. Rankin

Witnessed By Mark Reinster 4-29-78

STATE OF CALIFORNIA

COUNTY OF Los Angeles ss

On July 1, 1978 before me, the undersigned, a Notary Public in and for said County and State, personally appeared MARK REINSTER known to me to be the person whose name is subscribed to the within instrument as a witness thereto, who being by me duly sworn, depose and said: That he resides at Los Angeles

and was present and saw Robert L. Rankin, Eleanor W. Rankin, personally known to him to be the persons described in and whose name is subscribed to the within and annexed instrument, execute the same and that affiant subscribed his name to the same as a witness to said execution.

Notary Seal (Rev. 7-71)

FOR NOTARY SEAL OR STAMP

OFFICIAL SEAL GERALD E. GREEN NOTARY PUBLIC - CALIFORNIA LOS ANGELES COUNTY My Commission Expires Aug. 25, 1978

said trust deed pursuant to which, is cause all evidence 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

TRUST DEED

STATE OF OREGON

County of Klamath ss. I certify that the within instrument was received for record on the 16th day of August, 1978, at 9:11 o'clock A.M., and recorded in book 1178 on page 18037 or as file/roll number 53484. Record of Mortgages of said County. Witness my hand and seal of County affixed.

Wellington Realty, Inc. 572 E. Beer Street, Pasadena, CA 91101

Wm. D. Milne County Clerk Title By Cynthia Schuch Deputy

18038

18038

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 business purposes, or for any other purpose not primarily for business purposes other than agricultural~~
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. If compliance with the Act not required, disregard this notice.

Robert L. Rankin
Robert L. Rankin
Eleanor W. Rankin
Eleanor W. Rankin

Witnessed by *Mark Reinstein*
4-29-78

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

1085 93.4901

STATE OF CALIFORNIA

COUNTY OF *Los Angeles*

On *12* *JULY*, 1978, before me, the undersigned, a Notary Public in and for said County and State, personally appeared *MARK REINSTEIN*

known to me to be the person whose name is subscribed to the within instrument, as a witness thereto, who being by me duly sworn, depose and said that he resides at *Los Angeles*

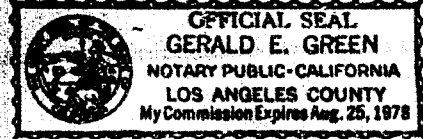
that he was present and saw *Robert L. Rankin* or *Eleanor W. Rankin*

personally known to him, the person described in, and whose name is subscribed to the within and annexed instrument, execute the same, and that affiant subscribed his name thereto as a witness thereto.

Signature *Gerald E. Green*



FOR NOTARY SEAL OR STAMP



said trust deed or promissory note, in whole or in part, and to reconvey, without warranty, to the parties designated by the terms of said trust deed the 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: *1978*

Do not fail to deliver this Trust Deed ON THE NOTE which it secures. Both must be delivered to the trustee for cancellation before reconveyance will be made.

TRUST DEED

Grantor
Beneficiary

Wells Fargo Realty Services Inc.
572 E. Green Street
Pasadena, CA 91101

KAREN STARK
Trust Services

STATE OF OREGON

County of *Klamath*

I certify that the within instrument was received for record on the *16th* day of *August*, 1978, at *9:11* o'clock A.M., and recorded in book *478* on page *18037* or as file/reel number *53484*.
Record of Mortgages of said County.

Witness my hand and seal of County affixed.

Wm. D. Milne

County Clerk

Title

By *Bonita Schlotch* Deputy

Fee \$6.00