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53558

TRUST DEED

Vol. 78 Page 18143

THIS TRUST DEED, made this 1st day of June, 1988, between Jeffrey W. Brumback, an unmarried man, as Grantor, TRANSAMERICA TITLE INSURANCE COMPANY, a CALIFORNIA CORPORATION as Trustee, and WELLS FARGO REALTY SERVICES, INC., a CALIFORNIA CORPORATION, TRUSTEE 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 2-2 in Block 2-2 of Tract 1113 Oregon 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.

together with all and singular the tenements, hereditaments and appurtenances and all other rights thereto belonging or in anywise now or hereafter appertaining, and the right to receive the proceeds of sale of the property described herein, to be held in trust for the use and benefit of the Beneficiary, and to be paid to the Beneficiary as and when the same shall become due and payable.

The above described property is hereby conveyed to the Trustee, to be held in trust for the use and benefit of the Beneficiary, and to be paid to the Beneficiary as and when the same shall become due and payable.

The Trustee shall hold the property described herein in trust for the use and benefit of the Beneficiary, and to be paid to the Beneficiary as and when the same shall become due and payable.

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

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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 a corporation, or (even if grantor is a natural person) are for business or commercial purposes other than agricultural purposes.
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 pledges, 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.

Jeffrey W. Brumbach
Jeffrey W. Brumbach

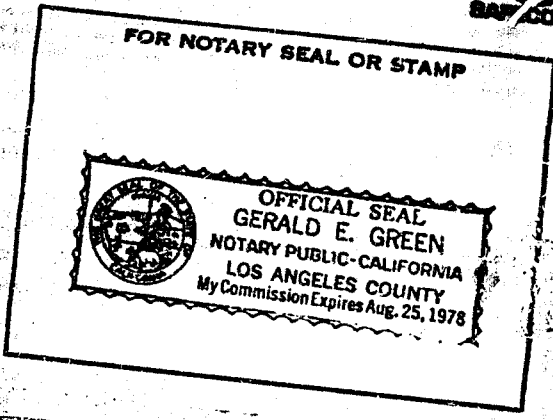
Witnessed by
Lawrence E. Roy 6-1-78

* 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.

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

(ORS 93.490)

STATE OF CALIFORNIA
COUNTY OF Los Angeles } ss.
On 30 June 1978
the undersigned a Notary Public in and for said County and State,
personally appeared *Lawrence E. Roy*
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, depared and said *Jeffrey W. Brumbach* resides at
He was present and saw Jeffrey W. Brumbach
personally known to *him* to be the person described
in and whose name is subscribed to the within and executed
instrument, execute the same, and that affiant subscribed his
Signature *Gerald E. Green*



Said trust deed or deeds to wit: to cancel all evidence of indebtedness secured by said trust deed
herein 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: _____, 19____

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 } ss.

I certify that the within instru-
ment was received for record on the
17th day of August, 1978,
at 9:15 o'clock AM, and recorded
in book N78 on page 18143
or as file/reel number 53558
Record of Mortgages of said County.
Witness my hand and seal of
County affixed.

Wm. D. Milne
County Clerk Title
By *Penelope Shiloh* Deputy
Fee \$6.00