

TRUST DEED

Vol. M-78 Page 21270

THIS TRUST DIED, made the 25th day of October, 1985, by
Theodore C. Jassing and Judy Faye Mi-
Transamerica Title Insurance Company
and Jeffrey J. Hinton and Mary Phyllis
and Linda R. Blasdon WITNESS

WITNESSES

fully grants, bequeaths, sells and conveys to trustee in trust, with power of sale, the property
County, Oregon, described as:

Loc. 11, KENNEDY COUNTRY ESTATES, in the County of Klamath, State of Oregon.

FOR THE PURPOSE OF SECURING PERFORMANCE of each agreement of grantor herein contained and payment of the
Two Thousand Four Hundred Fifty-Two Dollars and 82/100 Dollars, with interest
thereon, at the rate of six percent per annum, made of grantor to beneficiary, payable to beneficiary or order and made by grantor, the

The date of note
BOSTON, Mass., April 1, 19—

This difference obviously reflects primarily the more intensive woodland/agricultural timber or grazing purposes.

The government often seems to hold little trust about private information and communication media property; its good reputation is often undermined by its over-involvement. Therefore, it is important to build up a good and well-respected public image.

3. The importance of communication media institution's role in the development of democracy needs to be highlighted. It is considered that the media institution's role in the development of democracy is very important. Thus, the government should take the initiative to support the media institution's role in the development of democracy.

the most important factor in the development of personal safety from an economic point of view is the insurance market. The insurance market has been able to provide a wide range of insurance products which meet the needs of individuals and families. These products include life insurance, health insurance, disability insurance, long-term care insurance, and retirement savings plans. The insurance market has also been able to provide a variety of insurance products that are tailored to specific needs, such as auto insurance, homeowners insurance, and renters insurance. The insurance market has been able to provide a variety of insurance products that are tailored to specific needs, such as auto insurance, homeowners insurance, and renters insurance.

The Foreign Credit Control Act, which sets limits between governments and military agencies, long, however, looks like it is becoming passe. Some of its supporters, though, like a recent congressional presentation by the American government, say the rules would be improved. The rules and the comments were issued as part of the Defense Budget Request for fiscal year 1973. The modified budget, without major changes, recommends keeping the existing restrictions, except that there are downward, and outward, market limits, and the maximum possible of 2.7 percent, measured by potentialities, or growth, of the economy.

they will experience of that hour including the cost of tickets and expenses of the theater itself. This obligation will remain a valid attorney's fee until payment for presenting, producing, and managing performances at theaters, and in any other place of entertainment or for many purposes, including that of school, as per full costs and expenses. The "Schools" or other places of entertainment that may engage the services of the company shall pay the company all regular theater costs and expenses, plus a sum to defray the extra costs in the presentation of plays at schools. The extra costs in this connection shall be determined by the manager of the company.

However, the results of the present study suggest that performance differences between the two methods of food handling can have important implications for food safety. The findings of this study indicate that the use of a food thermometer is more effective than visual inspection for detecting undercooked ground beef. However, the use of a food thermometer is also more time consuming and requires additional training and equipment. Therefore, food safety managers should consider the trade-offs between the use of a food thermometer and visual inspection when developing food safety programs.

(a) consent to the making of any map or plat of said property; (b) join in granting any easement or creating any restriction thereon; (c) join in any indenture or other agreement affecting this deed or the ten or charge of any interest in it; (d) incur any liability, pecuniary or otherwise, in respect of any conveyance may be described as the "person or persons legally entitled thereto," and the recitals therein of any matters or facts shall be conclusive proof of the truthfulness thereof. Trustee's fee for any of the services mentioned in this paragraph shall be not less than \$15.

13. Upon any default by grantor hereunder, beneficiary may at any time, without notice, 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, enter upon and take possession of said property or any part thereof, in its own name or otherwise collect the rents, issues and profits, including those past due and unpaid, and apply the same, first, to the expenses of operation and collection, including reasonable attorney's fees and other professional and publication expenses secured hereby, and in such order as beneficiary may determine.

12. 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 premium, 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 cause of default hereunder or invalidate any act done pursuant to such notice.

12. Upon default by grantor in payment of any indebtedness secured hereby, or in the performance of any agreement hereunder, the beneficiary may foreclose all sums secured hereby immediately due and payable. In such an event and if the above described real property is currently used for agricultural, timber or grazing purposes, the beneficiary may proceed to foreclose this trust deed in equity, as a mortgage in the manner provided by law for mortgage beneficiaries. However if said real property is not so currently used, the beneficiary at his election may proceed to foreclose this trust deed in equity as a mortgage or direct the trustee to foreclose this trust deed by advertisement and sale. In the latter event the beneficiary or the trustee shall execute and cause to be recorded his written notice of default and his election to sell the said described real property to satisfy the obligations secured hereby, whereupon the trustee shall in the time and place of sale, give notice thereof as then required by law and proceed to foreclose this trust deed in the manner pro-

13. Should the beneficiary elect to foreclose by advertisement and sale there 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 36.760, may pay to the beneficiary or his successors in interest, respectively, the entire amount then due under the terms of this trust deed and all expenses incurred by the beneficiary in foreclosing and collecting actually received in addition to the terms of the obligation and trustee's and attorney's fees not exceeding \$50 each other than such portion of the principal as would not then be due had no default occurred and thereby cure the default, in which event all interest, less, if any, shall be dismissed by the trustee.

or otherwise proceedings shall be commenced by the trustee.

14. Otherwise, the sale shall be held on the date and at the time and place designated in the notice of sale. The trustee may sell said property either as one parcel or in separate parcels and shall sell the parcel or parcels at auction to the highest bidder for cash, payable at the time of sale. Trustee shall deliver to the purchaser its deed in form as required by law conveying the property so sold, but without any covenant or warranty, express or implied. The rentals in the event of any matters of fact shall be conclusive proof

of the truthfulness therof. Any person, excluding the trustee, but including the grantor and beneficiary, may purchase at the sale.

13. When trustee sells 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) to the obligation created by the trust deed; (3) to all persons having unadjusted claims amounting to the interest of the trustee in the trust assets; and these interests may appear at the order of their priority and (4), if any, to the grantee or his successor in interest entitled to such

Section 15. For any residue permitted by law, **beneficiary** may from time to time appoint a successor or successors to any trustee named herein or to any successor trustees appointed hereunder. Upon such appointment, and without necessary action by the successor trustees, the latter shall be vested with all title, powers, and duties conferred upon any trustee herein named or appointed hereunder. Each such appointment and any substitution shall be made by written instrument executed by **beneficiary**, containing a reference to this instrument and a place where it may be examined, at the office of the County Clerk, at the office of the County Recorder, or in any office in which the property is situated.

Clerk of the court shall be responsible for recording the first appearance of the successor trustee.

If 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 party hereto of pending sale 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.

