

THIS TRUST DEED made this 26th day of September 1978 between EMIL EMBREY and ELIZABETH EMBREY, husband and wife

CLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, a corporation organized and existing under the laws of the United States, as grantor. William Sisemore, as trustee, and

WITNESSETH:

The grantor hereby grants, purveys, sells and conveys to the trustee, in trust, with power of sale, the property in Klamath County Oregon described as:

All that part of the SW 1/4 SW 1/4 of Section 7, Township 40 South, Range 1 East of the Willamette Meridian, lying Northeasterly from the California Highway, in the County of Klamath, State of Oregon.

which said described property is not currently used for agricultural, timber or grazing purposes, together with all improvements thereon, including but not limited to plumbing, lighting, heating, ventilation, air conditioning, electrical, mechanical and plumbing fixtures, together with all awnings, venetian blinds, floor coverings in place on the above described premises, including all interest therein which the grantor has or may hereafter acquire for the purpose of securing the sum of TWENTY SEVEN THOUSAND FIVE HUNDRED AND NO/100 (\$27,500.00) in the principal and interest being payable in monthly installments of \$249.70 commencing

October 2, 1978. The trustee shall hold the property in trust for the benefit of the beneficiary, and shall pay to the beneficiary the principal and interest thereon as provided herein.

The grantor hereby agrees to pay all taxes, assessments, insurance premiums and other charges on the property, and to maintain the property in good repair and condition.

The grantor further agrees to execute and record all documents necessary to carry out the terms of this trust, and to indemnify the trustee and attorney for all costs and expenses incurred in connection with the trust.

It is mutually agreed that the beneficiary shall have the right to occupy the property, and the grantor shall not be liable for any taxes, assessments, or other charges on the property.

In order to provide for the prompt payment of said loan, the grantor agrees to pay to the trustee the sum of \$27,500.00 in full at the time of the recording of this deed, and to pay to the trustee the sum of \$249.70 per month thereafter.

All the conditions, covenants, and agreements herein contained shall be deemed to be a part of this deed, and shall be binding on the grantor and the beneficiary.

STEEB
21566
249.70
TWENTY SEVEN THOUSAND FIVE HUNDRED AND NO/100
\$249.70

STEEB

With the grantor... the grantor hereby... the grantor hereby...

As additional security, grantor hereby assigns to beneficiary during the continuance of these trusts all rents, issues, royalties and profits of the property affected by this deed...

STROG

21567

The undersigned... The grantor... The trustee... The beneficiary...

At the time fixed by the preceding postponement... The trustee shall... The beneficiary may...

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

Emil Embrey (SEAL)
EMIL EMBREY
Elizabeth Embrey (SEAL)
ELIZABETH EMBREY

STATE OF OREGON
County of Klamath
THIS IS TO CERTIFY that on this 28th day of September 1978...

Donald Bert Hamilton
Notary Public for Oregon
My commission expires: 3/30/81

TRUST DEED
TO FEDERAL SAVINGS AND LOAN ASSOCIATION
Beneficiary

STATE OF OREGON
County of Klamath
I certify that the within instrument was received for record on the 28th day of September 1978...

REQUISIT FOR FULL RECONVEYANCE
To be used only when obligations have been paid.
The undersigned hereby warrants that the above described property is free from all indebtedness secured by the foregoing trust deed...

STROG