RM No. 881-1-Oregon Inter Deed Safes-TRUST DEED (No res	striction on assignment).	LETEVERSNESSILAW PUBLISHING CO., PORTLAND, OR. 87204
		Vol. <u>M78</u> Page 23126 - @
HA38-16388-D	TRUST DEED	
이 가지 않는 것 같은 것 같	\sim	Sochamores, 1978, between
THIS TRUST DEED, made this	day of.	and Wife, as Grantor,, as Trustee,
don D. Nelson and Juan Hers	50119	, as Trustee,
ansamerica Title Insurance	wd Company	and Wife , as Grands, as Trustee, as Beneficiary,
WANDE A. WILLOW GUT		
	sells and conveys to	H: o trustee in trust, with power of sale, the property
Grantor irrevocably grants, bargains, Klamath County, Oregon	, described as:	
Klamath. County, Oregon	1, 000000	「「「「」」、「」」、「」」、「」、「」、「」、「」、「」、「」、「」、「」、「
he WZSEZNWZ of Section 22,	Township 38 S	Couth Range 9 East of the
he W2SE2NW2 of Section 22, Willamette Meridian, in the	County of Kla	amath, State of Uregon,
and an internet as an internet with the second s	9 00mmon 000	ement within the following described hip 38 South Range 9 East of the
e grantors agree to record	for 22 Tormat	hip 38 South Range 9 East of the h of 40 feet and a maximum width of
onerty ine Juziwa of Dec.		I G (O foot and a maximum width OI
llamette Meridian. With a		c following described property
) feet, this easement is to	Townshin 20 C.	outh, Range 9 East of the Willamette
he ESSEANWE of Section 22,	TOWNSHITP DO DO	The 29 Couth Range 9 East Of
eridian and the WZSEZNWZ OI	g Eggomente i	s to be recorded before any land is
he Willamette Meridian. Ini eleased in the original 40	acres describ	ed above.
eleases in the original 40		
	and the second second	1 Supervised and the second s Second second sec
DATES.	10	
유민이는 것 같은 것 같은 것 같은 것 같은 것 같은 것 같은 것 같이 많이 있는 것 같이 없다.	reditaments and annuat	mances and all other rights thereunto belonging or in anywise and all fixtures now or hereafter attached to or used in connec-
together with all and singular the tenements, he	ues and profits thereof a	nd all fixtures now or hereafter attached to or used in connec-
now or hereafter appendiming, and the second	the set of the second	and payment of the
for with said real estate. FOR THE PURPOSE OF SECURING . Fifteen Thousand Dolla	irs and No/100	Dollars, with interest
sum of HILLEEN In the terms of a promissory	note of even date herewi	ith; payable to beneficiary or order and made by grantor, me
The date of maturity of the		
becomes due and payable. The above described real property is not cur	the mark for paricultural.	i, timber or grazing purposes.
The above described real property is not cer	i, grantor agrees: (a)	pring any easement or creating any restriction thereon; (c) join in any
1. To protect, preserve and manifalli suit proper	erty in good condition gran subc	
and repair; not to remove or demolish any building or not to commit or permit any waste of said property.	od and workmanlike fram	atee in any reconveyance may be described as the "person or persons by antifued thereby" and the recipies therein of any matters or facts shall
and repair; not to remove or demolish any building of not to commit or permit any waste of said property. To complete or restore promptly and in for manner any building or improvement which may be cor manner any building or improvement which may be cor	instructed, damaged or lega	bridination or other agreement allecting this deed or the lieft of curates brodination or other agreement allecting this deed or the property. The stool; (d) reconvey, without warranty, all or any part of the property. The inter in any reconveyance may be described as the "person or persons ally entitled thereto," and the recitals therein of any matters or lacts shall ally entitled thereto," and the recitals therein of any matters or lacts shall for emethy provided the truthfulness thereof. Truster's fees for any of the licens mentioned in this paragraph shall be not less than \$5.
2. 10 climites or improvement which may be con- manner any building or improvement which may be con- destroyed thereon, and public and a solar incurred the destroyed thereon, and public and a solar incurred the form of the solar and the solar and the solar and ion in executing such linearing statements pursuent, to ion in executing such linearing statements pursuent, to ion in executing such linearing statements pursuent, to proper public office or offices, may well as the cost of a proper public office or solaring agencies as may be deep beneficiary. The solar continuously maintain insure	ions, covenants, condi-	10. Upon any default by grantor hereunder, Leneliciary may at any
tions and restrictions affecting said property; if the ben join in executing such financing statements pursuant to t	the Uniform Commer- time	e without notice, either in person, by agent or by a receiver to be applied to be adequacy of any security for inted by a court, and without regard to the adequacy of any security for inted by a court, and without regard to the adequacy of any security for the posterior of said prop-
cial Code as the beneficiary may require and to pay	for thing same in the point of the searches made the	including a count, secured, enter upon and take possession of said prop-
proper public on on others blancing ne may be dee	most desirable by the serty	included including those past due and unpaid, and apply the same,
by tiling ouncers or searching agentics as that be det	1556	costs and expenses of operation and collection, including reasonable attor-
by filing officers or searching agencies as into the provide and continuously maintain insure 4. To provide and continuously maintain insure 4. To provide and the beneficiary may from the destination of the band of the ban		y or any part thereol, in its own name sue or otherwise context ine same, ice and prolits, including those past due and unpaid, and apply the same, ice start and expenses of operation, and collection, including reasonable attor- ys less upon any indebtedness secured hereby, and in such order as ben- iary may determine. 11. The entering upon and taking possession of said property, the

by tiling ollices or searching desires status 4.7 To prove erected on the said premises against loss or damage by lire and prove the theory and continuously maintain insurance on the buildings in the presence of the said premises against loss or damage by lire and prove the theory as at the beneliciary may lore time to time require, in the granter shall be delivered to the barrer any such insurance and to policies of insurance shall be delivered to the barrer any such insurance and to the theory and the same at grant less titteen days prior to the expira-deliver said policies to the benelic now or herealter placed on said buildings. If the granter shall all for any reas at least litteen days prior to the expira-deliver said policies to the benelic now or herealter placed on said buildings. If the granter shall be delivered to granter, such any such insurance and to collected undey indebut denses secured hereby and in such order as beneliciary clary determine, or at option of beneliciary the entire amount so collease shall not cure or waive any delivered to granter. Such applied tor invalidate any act done pursuant to such notice. The form construction lens and to pay all '5. To keep said premeas deg that may be levied or assessed upon or against said propert due or deliverest and promptly deliver receipts therefor the same premiums, liens or other charges payable by with which to by direct payment, beneliciary may, at its one set forth in the note secured and the amount so paid, with interest ascribing with interest as aloreased. The pro-even and, with the obligated same and expresses of the debt secured by this trust deed, with the obligated same any such instead of any soil the trust deed, while the instead of any all construction of the best excured with rolice, and the mony rights and payment of the debt secured by this trust deed, while the there and expresses of this first including the cost is the secured in this true end in the form of the payment of the debt secured by this

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sectes and protits, including those past due and unpaid, and apply the same, less costs and expressed operation and collection, including reasonable autor-may's less updetermine. Including the entering upon and taking possession of said property, the collection of such rents, issues and profits, or the proceeds of lire and other insurance policies or compensation or awards for any taking or damage of the insurance policies or compensation or awards for any taking or damage of the insurance policies or compensation or awards for any taking or damage of the insurance policies or compensation or awards for any taking or damage of the wive any delault or notice of delault hereunder or involidate any act done pursuant for such notice. 12. Upon delault by grantor in payment of any indebtedness secured hereby or in his performance of any agreement hereunder, the beneficiary may dictare all sums secured hereby immediately is currently used for agricultural, and if the above described real property is not so currently used. The beneficiary fibed in equily, as end is and real property is not so currently used. The beneficiary and all the trusts to foreclose this trust deed in equity as a fiber of grazing purpose, adde in the manner provided by law for mortfage firedosure. In election may proceed to foreclose this trust deed in equity as a fiber and proceed to foreclose this trust deed in the manner pro-sulded in CPS 86.740 to 86.752. 13. Should the beneficiary or this successors in interest, where supon the trusts shall its the time and place of add, grant means and sale then alter default and proceed to foreclose thy advertisement and sale truste to 700 may pay to the beneficiary or his successors in interest, respec-wided in CPS 86.740 to 86.752. 13. Should the beneficiary or his successors in interest, respec-tive for the start any sale, the grantor or other person so privileged by truste to 700 may pay to the beneficiary or his successors in interest, respec-were the adverted thereby (including costs and ex

NOTE: The Trist. Deed Act provides that the fuster hereunder must be either an arlomey, who is on active member of the Oregon State Bor, a bank, trust company 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 subsidiartes, affiliates, agents or branches, or the United States or any agency thereof.

Z3127 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 organization, or (even if grantor is a natural person) are for business or commercial purposes other than agricultural This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, execu-tors, 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 terminine 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-Ness Form No. 1306, or equivalent. If compliance with the Act nor required, disregard this notice. (If the stater of the above is a corporation. don N) (If the signer of the above is a corporation, use the form of acknowledgment opposite.) (ORS 93.490) STATE OF OREGON, Alaska STATE OF олеоон, - 2-9 Star Boro-sh) ss. North county of Klamat County of ... Scottomber 20 19 78 Personally appeared Joan Nelson Personally appeared the above named each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of and acknowledged the toregoing instruand that the seal affixed to the foregoing instrument is the corporation, of said corporation and that said instrument was signed and sealed in be-half of said corporation by authority of its board of directors, and each of them acknowledged said instrument to be its voluntary act, and each of Before modeling and a second of the sealed in the sealed in the Notary Public for Oregon Alasse. My commission expires: 7-27-80 ment to be MS voluntary act and deed. Before n (OFFICIAL SEAL) Notary Fublic 161 Orefor 4 My conder MA Actin BICK My commission expires: 7-2.7-80NOTARY PUBLIC OREGON My Commission Expires 1211 AL SEP34: 4 (etc.) មនិស្រី ស្រី សម្តែន មនិស្រី ស្រី សេសាស Constant of the second se d protect in 10 116 Apons Harrespace tact higheris is use to to be used only when obligations have been paid the gas of the little of the the rest restrict to the ant, Trustee to the second of th TOV plus because of humanan are unever a verse 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 berewith 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 The grantomeducer was and to record a common ensement with the Control of Klaugth and the construction of a common ensement with the Control of Klaugh and the construction of the control Reines tor concellation before reconveyance will be made. 23.000 5 204 I certify that the within instru-The WySEkWuk of Geotrom 2, Younshyre, werening, Willametre Meridian, in the County of Klamath. ment was received for record on the Bath 3:46. No'clock P. M.; and recorded in book M7.8on page ... 23126 or Constant (Constant Constant Co Record of Mortgages of said County. Witness my hand, and seal of Witness my hand, and seal of County attixed. THIS TRUST DEED, unde dus Eldon & Ne Coursioan N Ison, Husband and Wife. Transvereis secondina selondorosran e. Company Wm. D. Milne County Clerk (公司)》を「外台市に 11 By Terneth TRUST Diefe . Deputy 201-1-0-12121 Child Contract and a contract and contract Fee \$6.00