

38-17449
Filed for Record at Request ofREQUEST FOR FULL RECONVEYANCE
To be used only when note has been paid

Name CIT FINANCIAL SERVICES

Address 432 So. SEVENTH STREET

City and State KLAMATH FALLS, OREGON 97601

CORPORATE NAME

DEED OF TRUST

NAMES AND ADDRESSES OF ALL GRANTORS:

GRANTOR (1): CARLOS H. Romero

GRANTOR (2): Ronda D. Romero

ADDRESS: 1618 Crescent

Klamath Falls, Ore. 97601

AGE 26
AGE 25

BENEFICIARY: C.I.T. FINANCIAL SERVICES, INC.

LICENSE NO.

ADDRESS: 432 So. Seventh St.
Klamath Falls, Ore. 97601BRANCH NO.
1261

TRUSTEE: TRANSAMERICA TITLE INSURANCE COMPANY

ADDRESS: 600 Main, Klamath Falls, Ore. 97601

GRANTOR (3):

LOAN NUMBER
20551289DATE DUE
EACH MONTH
01DATE OF LOAN
1/18/79Date Finance Charge begins
to accrue if other than date
of transaction 1/23/79TOTAL OF PAYMENTS
\$ 17,893.72NUMBER OF
PAYMENTS
96DATE FIRST
PAYMENT DUE
3/01/79AMOUNT OF FIRST PAYMENT
\$ 223.72OTHER PAYMENTS DUE EACH
SUCCEEDING MONTH ON
DUE DATE ABOVEAMOUNT OF OTHER PAYMENTS
\$ 186.00DATE FINAL PAYMENT DUE
2/01/87AMOUNT FINANCED
\$ 9430.52

AGREED RATE OF CHARGE:

☐ 3% per month on that part of the unpaid amount financed not in excess of \$300, 1 1/4% per month on that part of the unpaid amount financed in excess of \$300 but not in excess of \$1,000, and 1 1/4% per month on that part of the unpaid amount financed in excess of \$1,000 but not in excess of \$5,000.

☒ 1 1/4% per month on the unpaid amount financed.

THIS DEED OF TRUST SECURES FUTURE ADVANCES - MAXIMUM OUTSTANDING \$ 20,000.00

By this Deed of Trust, the undersigned (all, if more than one) hereafter "Trustor", for the purpose of securing payment of a Promissory Note of even date from Trustor to Beneficiary above named, and all future advances from Beneficiary to Trustor, the Maximum Outstanding at any given time not to exceed said amount stated above, hereby grants, transfers and assigns to the above named Trustee in trust, with power of sale, the following described real estate together with all improvements thereon, which property is situated in Oregon, County of Klamath.

SEE ATTACHED DESCRIPTION

The real property described herein is not currently used for agricultural, grazing or timber purposes.

If the Trustor shall fully pay according to its terms the indebtedness hereby secured then this Trust Deed shall become null and void.

Trustor agrees to pay when due all taxes, liens and assessments that may accrue against the above described property and shall maintain insurance in such form and amount as may be satisfactory to the Beneficiary in said Beneficiary's favor, and in default thereof, Beneficiary may (but is not obligated to do so and without waiving its right to declare a default) effect said insurance in its own name or pay such lien, tax or assessment, and the amount so paid with interest at the rate set forth above shall be added to and become part of the obligation secured by this Deed of Trust.

Should Trustor sell, convey, transfer or dispose of, or further encumber said property, or any part thereof, without the written consent of Beneficiary, being first had and obtained, then Beneficiary shall have the right, at its option, to declare all sums secured hereby forthwith due and payable.

Upon default by Trustor in payment of any indebtedness secured hereby or in the performance of any agreement hereunder, all sums secured hereby shall immediately become due and payable at the option of Beneficiary and without demand but upon notice to Trustor. In such event and upon written request of Beneficiary, the Trustee shall sell, for lawful money of the United States, the property then subject to this Deed of Trust, as a whole or in separate parcels, at Beneficiary's option, in accordance with the provisions of the laws of the State of Oregon, in force at the time of such sale, and if in separate parcels, in such order as Beneficiary may direct, at public auction to the highest bidder for cash in lawful money of the United States, payable at the time of sale. Trustee may postpone the sale of all or any portion of said property by public oral announcement at the time and place of sale, and from time to time thereafter may postpone such sale by public oral announcement at the time fixed by the preceding postponement. Trustee shall apply the proceeds of sale to payment of all sums then secured hereby, and the remainder, if any, to the person or persons legally entitled thereto.

Beneficiary may, without the concurrence of Trustor and/or Trustee, at any time and for any reason, by instrument in writing substitute a successor to any Trustee named herein or acting hereunder, which instrument when properly acknowledged and recorded in the office of the Recorder of the County where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee, who shall succeed to all its title, estate, rights, powers and duties.

This Deed inures to the benefit of, and binds all parties hereto, their heirs, legatees, administrators, executors, successors and assigns.

THE UNDERSIGNED TRUSTOR REQUESTS THAT A COPY OF ANY NOTICE OF DEFAULT AND OF ANY NOTICE OF SALE HEREUNDER BE MAILED TO HIM AT HIS ADDRESS HEREIN BEFORE SET FORTH.

Signature of Trustor

STATE OF OREGON

COUNTY OF Klamath

SS.

Before me: (OFFICIAL SEAL)

Notary Public for Oregon
My commission expires:

82-1538 (3-75) OREGON

January 18, 1979.

Personally appeared the above named grantors
and acknowledged the foregoing instrument to be their
voluntary act and deed.RICHARD J. WICKLINE
NOTARY PUBLIC - OREGON

My Commission Expires

Filed for Record at Request of

Dated

Dated _____

Deed of Trust, the

CORPORATE NAME

CC BY

Address: 600 Main, Klamath Falls, Ore. 97601

2074

Carlos H Romero 1-18-79
Linda Romero 1-18-79

TE OF OREGON, COUNTY CLERK

Transamerica Title Co.

led for record at request of _____

A.D. 1976 at 3:18 clock P.M. on _____

January _____ day of _____

Mortgages _____ on Page 2073

tuly recorded in Vol. M79 _____ of _____

Wm D. MILNE, County Clerk

Renetha H. Litch

[illegible]

THE UNDERSIGNED TRUSTOR REQUESTS THAT A COPY OF ANY NOTICE OF DEFAULT AND OF ANY NOTICE OF SALE HEREUNDER BE MAILED TO HIM AT HIS ADDRESS HEREBEFORE SET FORTH.

Signature of Trustor _____

_____ at any time and for any reason by instrument in writing submitted in the office of the Recorder of the County where said property is situated shall be conclusive proof of proper substitution of such successor Trustee who shall succeed to all its title, estate, rights, powers and duties.

This Deed makes no mention to the benefit of, and binds all parties hereto, their heirs, assigns, administrators, executors, successors and assigns.

Substantive a contract in any Trustee named herein or acting hereunder which instrument when properly acknowledged and recorded in the office of the Recorder of the County where said property is situated shall be conclusive proof of proper substitution of such successor Trustee who shall succeed to all its title, estate, rights, powers and duties.

Especially may without the concurrence of Trustor and/or Trustee at any time and for any reason by instrument in writing submitted in the office of the Recorder of the County where said property is situated shall be conclusive proof of proper substitution of such successor Trustee who shall succeed to all its title, estate, rights, powers and duties.

Notwithstanding second delivery and the remainder it say to the person to whom said property was sold for the preceding paragraph and said property was sold for the preceding paragraph and said property was sold for the preceding paragraph.

[Illegible signature]

STATE OF OREGON
COUNTY OF CLATSOP

I hereby certify that the foregoing instrument is a true and correct copy of the original as the same appears from the records of said county.

Notary Public for Oregon
My commission expires _____

RICHARD J. WICKLINE
NOTARY PUBLIC - OREGON

Witness my hand and seal at _____
this _____ day of _____, 19____.

[Illegible signature]

SIGNATURE OF TESTATOR

WITNESSES SET FORTH IN AFFIDAVIT