BANK	75301	MORTGAGE (Short Form)	Vol. <u>79</u> Pa	ge
lortgagor(s):	Don H. <u>Melvîn</u> Grace Melvîn		Address:620 NE Boston Roseburg, Orego	
orrower(s):	Don H, Melvin			
	Grace Melvin ted States National Bank of Orego	on. Roseburg	Address:	
				Bra
Klama	th County, Oregon:	n mortgaging to you, UNIT	TED STATES NATIONAL BANK OF	OREGON, this propert
	Total Indi		1052, CRESCENT PINES,	
	according	to the official pla	at thereof on file in the	
d all buildings and	other improvements and fixtures	now or later located on it	f Klamath County, Oregon. I'm also assigning to you any futur	e rents from the property
2. Debt Secu	ired. This mortgage and assignment	nent of rents secures the s	erms stated in this mortgage.	
2,555.	rneys' fees (including any on 97 , dated <u>Septér</u>	appeals), and other amou <u>aber 26</u> , 19 <u>79</u> , signec	interest, crums on the principal, interest, crums owing under a note with an odby $\underline{\text{Don H. Melvin and Grac}}_2$,	original amount financed e Melvin
d payable to you, or	which the last payment is due		<u>2</u> ,	
d extensions and renounts owed to you	enewals of any length. The mounder this mortgage.	rtgage will also secure futu	ıre credit you may later give me on t	this property, and any ot
	Liens, and Upkeep.			
3.1 l'II k	eep the property insured by cor fire and theft, and extended cov	npanies accept- r rerage insurance	6.3 If any co-borrower or I rupt; 6.4 If I've given you a false	
		h	haven't told you the truth about m the security, or about my use of the m	v financial situation abo
owing on the deb	unt will be enough to pay the ot secured by the mortgage or the	entire amount insurable value f	6.5 If any creditor tries, by li from any bank account any co-borro	egal process, to take mor
similar provision	whichever is less, despite any "co in the policy. The insurance po ss payable endorsement. No one	o-insurance or y	your branches, or any other mone have coming from you; or	y or property I may t
. your standard to	on the property, except the f	following "Per- a	6.6 If any person tries or three forfeiture on the property under a	ny land sale contract: or
3.2 I'll p	av taxes and any debts that m	ight become a the foll	foreclose any Permitted Lien or other 7. Your Rights After Default. A llowing rights and may use any one, o	fter a default you will h
other than yours	rty, and will keep it free of mort and the Permitted Liens just descr	gages and liens, at any 1 ribed.	Time: 7.1 You may declare the entir	e secured debt immediate
repair and will pr	so keep the property in good event the removal of any of the	improvements.	tue and payable all at once without no 7.2 You may collect all or ar	otice.
not done, you ma	of these things agreed to in this y do them and add the cost to the r doing these things whenever	e loan. I'll nav	by this mortgage directly from any and the control of the control	person obligated to pay
interest at the hi	ghest rate charged on any of the his mortgage. You may increase	notes that are	on may make ally letter l	from the property collect
the payments or interest. Even if	the secured debt to include you do these things, any failure t	the costs and ar	and pay the amount received, over an and other lawful expenses, on the debt 7.5 You may use any other	secured by this agreemen
De a default under you have for the d	er Section 6, and you may still u lefault.	ise other rights la	aw, this mortgage, or other agreement B. Satisfaction of Mortgage. Whe	s. n the secured debt is co
perty they are all si	or Transfers. If there are any cogning this mortgage. I won't sell	o-owners of the pietely	paid off, I understand that you'll give for me to record.	ve me a satisfaction of t
ten permission first	one year, or give it away, withou t. If you give me your permis r my responsibility to pay the de	ssion, it won't whenever	Change of Address; I'll give you rer I move. You may give me any no dress I've given you.	nmy new address in writi ptices by regular mail at t
mortgage. 5. Protecting Y	our Interest. I'll do anything the	10 at may now or will be o	 Oregon Law Applies. This mortg governed by Oregon law. 	gage and the loan it secu
be necessary to pe ecording fees and otl	erfect and preserve your mortgag her fees and costs involved.	e, and I'll pay	to all the terms of this mortgage.	
- 6.1 - If you	vill be a default: J≟don't±receive=any=payment=or		Dru L. Drel	2, a
- ∏ € 6.2 If I fa	gage when it's due; all to (keep lany agreement i've e is a default under any securi	made in this g g	Grace In 9 nelo	
trust deed, or oth	er security document that securi	ty agreement, # 3		
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ection costs, attorney 2,555.97	This mortgage and ass i ^s fees finclading any jared <u>Ser</u> ch the last dayraem is d	on anneals), and other <u>tabber 26</u> , 19. <u>79</u>	c sorgunss owing , signed hy Dog <u>H</u>	stilet a note wit	ilt art original er	របាយ ម្រាស់ជា
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