

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 the purchase of real property.

This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, 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 feminine 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 as 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, or is not to finance the purchase of a dwelling use Stevens-Ness Form No. 1306, or equivalent. If compliance with the Act is not required, disregard this notice.

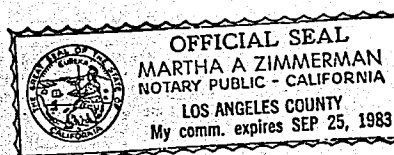
Ying-Lin Chen
Lina H. Chen

STATE OF CALIFORNIA } SS.
COUNTY OF Los Angeles }
On July 21, 1980 before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared Lina H. Chen

known to me
to be the person whose name is subscribed to the
within instrument and acknowledged that she executed the
same.

Martha A. Zimmerman

FOR NOTARY SEAL OR STAMP

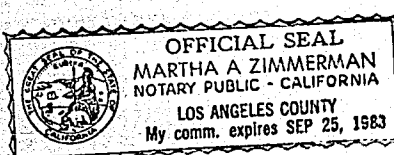


STATE OF CALIFORNIA } SS.
COUNTY OF Los Angeles }
On July 22, 1980 before me,
the undersigned, a Notary Public in and for said County and State,
personally appeared Ying-Lin Chen

known to me
to be the person whose name is subscribed to the
within instrument and acknowledged that he executed the
same.

Martha A. Zimmerman

FOR NOTARY SEAL OR STAMP



TRUST DEED

FORM No. 8811
STEVENS-NESS LAW PUBL. CO., PORTLAND, ORE.

Ying-Lin Chen & Lina H. Chen
3636 Summer Avenue #210
Pomona, Calif. 91766
Grantor

Clayton L. Matson & Gjerda J. Matson
1121 No. Viceroy Avenue
Covina, Calif. 91723
Beneficiary

AFTER RECORDING RETURN TO
Mr. and Mrs. Clayton L. Matson
1121 No. Viceroy Avenue
Covina, Calif. 91723

OFFICE OF THE COUNTY CLERK
COUNTY OF Klamath
RECORDED
SPACE RESERVED
FOR
RECORDER'S USE

STATE OF OREGON, } SS.
County of Klamath }
I hereby certify that the within instrument was received for record on the
28th day of July, 1980,
at 10:08 o'clock A.M., and recorded
in book/reel/volume No. M80 on
page 13979 or as document/file/
instrument/microfilm No. 87455
Record of Mortgages of said County.

Witness my hand and seal of
County affixed.

Wm. D. Milne
Deputy