

36276

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REAL ESTATE MORTGAGE

SHORT FORM

THIS INDENTURE, Made the 5th. day of February, 1981
 By Jesus O. Ruiz and Dolores U. Ruiz

To Fred R. Mc Donald and Ruth Mc Donald, husband and wife,
 as joint tenants

Ten thousand and no/100, hereinafter designated as Mortgagee,
 WITNESSETH: That the Mortgagor mortgages to the said Mortgagee the real property situate in the
 County of Klamath, State of Oregon, and described as follows, to-wit:

The South 1/2 of the N. E. 1/4 of the Southwest 1/4 of
 Section 29, Township 35 South Range. 12 East of the
 Williamette Meridian.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in
 anywise appertaining, and the reversion or reversions, remainder and remainders, rents, issues and profits
 thereof.

As SECURITY for the payment of One Promissory Note, of which the
 following Secured true cop. I, to-wit:

\$ 10,000 January, 31st., 1981
 after date, for value received, promise to pay to

or order, at Fred R. Mc Donald & Ruth Mc Donald, husband & wife, the sum of
\$10,000 Dollars,
 with interest at the rate of 6 1/2 per cent per Annun from date, until paid, interest
 payable \$ 112.30, and if not so paid to be compounded from date, until paid, interest
 and bear the same rate of interest as the principal; and should the interest not be paid
 then the whole sum of principal and interest shall become immediately due and payable at the option of
 the holder of this note. Principal and interest payable in lawful money of the United States.

No penalty on advanced
 payments on principal.

By Jesus O. Ruiz and Dolores U. Ruiz

ORDER NO.

AND THE MORTGAGOR promises to pay said note according to the terms and conditions thereof, and in
 case of default in the payment of the same, or of any installment of interest thereon when due, the Mortgagee,
 or assigns, may declare the whole debt immediately due and payable, and may foreclose this
 mortgage, and may include in such foreclosure a reasonable counsel fee, to be fixed by the Court, together
 with all payments made by the Mortgagee for taxes and assessments on said premises, including taxes on the
 interest of the Mortgagee therein by reason of this Mortgage; and for insurance of the buildings on said
 premises paid by the Mortgagee, and for any adverse claims to the mortgaged property paid by Mortgagee as
 well as the cost of searching title to the mortgaged premises, subsequent to the execution hereof, all of which
 payments the Mortgagee is hereby authorized to make, and the same with interest thereon at the same rate
 as provided in said Promissory Note, together with said counsel fees, are secured by this mortgage, and
 payable to the Mortgagee, or assigns, in United States lawful money, out of the proceeds
 of sale under said foreclosure.

Witness the hand and seal of the Mortgagor.

Given at Medford, Oregon

21512 OF CYTROSITY

STATE OF CALIFORNIA,

County of Los Angeles

ss.

On FEB 9th, 1981, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Fred R McDonald and Ruth McDonald, known to me to be the person whose name are subscribed to the within Instrument, and acknowledged to me that he executed the same.

Witness my hand and official seal

J.R. Henville
NAME (TYPED OR PRINTED)
Notary Public in and for said County and State.

J.R. Henville.

THIS SPACE FOR RECORDER'S USE ONLY

STATE OF OREGON,)
County of Klamath)

Filed for record at request of

on this 20th day of February A.D. 19 81
at 2:29 o'clock P M, and duly

recorded in Vol. M81 of Deeds
page 3060

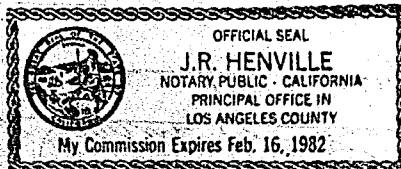
EVELYN BIEHN, County Clerk

By *Bernetha J. DeLoach* Deputy

Fee \$7.00

ORDER No. _____

When recorded, please mail this
Instrument to



10/1/81
1/23/82

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1/23/82

WORKBOOK - SMALL LOAN
EVELYN BIEHN WORKBOOK