5984

American Trependera

TA-M-1422-9

Vol. Mg/ Page 19007

NOTE AND MORTGAGE

THE MORTGAGOR,

CLAUDE EUGENE BEEBE

mortgages to the STATE OF OREG					
CONTRACTOR OF CONTRACT CONTRACTOR		- brokke Director of 1	Tratament Affairs	numeriant to ORS 407 030	the follow.
mortgages to the STATE OF OREG	ON, represented and actini	g by the Director of t	veterans milans,	paradant to one willow,	mic romon
mortgages to the critical or critical					
Oing described real property located	The Artist of the Park	າ V1∋m	iath .		
() in initial title and in the initial and a manager in the initial title initial title in the initial title init	in the State of Oregon and	County of NIGH	ia Lii		

Lot 15, Block 10, TRACT 1152, NORTH HILLS, according to the plat of record in the office of the County Clerk, Klamath County, State of Oregon.

County of Klamath

en energy on disserved

parties that the periods now blanched and this statement because in

MOGRETER

time policies processed the processes against the

together with the tenements, heriditaments, rights, privileges, and appurtenances including roads and easements used in connection with the premises; electric wiring and fixtures; furnace and heating system, water heaters, fuel storage receptacles: plumbing, ventilating, water and irrigating systems; screens, doors; window shades and blinds, shutters; cabinets, built-ins, linoleums and floor coverings, built-in stoves, ovens, electric sinks, air conditioners, refrigerators, freezers dishwachers; and all fixtures now or hereafter printing or on the premises; and any shrubbery. flora, or timber now growing or hereafter planted or growing thereon; and any installed in or on the premises; and one of the foregoing items, in whole or in part, all of which are hereby declared to be appurtenant to the land, and all of the rents, issues, and profits of the mortgaged property;

to secure the payment of Fifty Thousand and no/100----- Dollars (\$.50,000.00----), and interest thereon, evidenced by the following promissory note:

I promise to pay to the STATE OF OREGON Fifty Thousand and no/100-----Dollars (\$50,000,00-----), with interest from the date of

\$ 340.00----- on or before January 1, 1982----- and \$340.00 on the 1st of each month------thereafter, plus one-twelfth of----- the ad valorem taxes for each successive year on the premises described in the mortgage, and continuing until the full amount of the principal, interest and advances shall be fully paid, such payments to be applied first as interest on the unpaid balance, the remainder on the principal.

The due date of the last payment shall be on or before December 1, 2011-----In the event of transfer of ownership of the premises or any part thereof, I will continue to be liable for payment and the balance shall draw interest as prescribed by ORS 407.070 from date of such transfer.

This note is secured by a mortgage, the terms of which are made a part hereof Vacado Ciegene

Klamath Falls, Oregon

this 30 day of October

The mortgagor or subsequent owner may pay all or any part of the loan at any time without penalty.

The mortgagor covenants that he owns the premises in fee simple, has good right to mortgage same, that the premises are free from encumbrance, that he will warrant and defend same forever against the claims and demands of all persons whomsoever, and this covenant shall not be extinguished by foreclosure, but shall run with the land.

MORTGAGOR FURTHER COVENANTS AND AGREES:

- 1. To pay all debts and moneys secured hereby;
- Not to permit the buildings to become vacant or unoccupied; not to permit the removal or demolishment of any buildings or improvements now or hereafter existing; to keep same in good repair; to complete all construction within a reasonable time in accordance with any agreement made between the parties hereto;
- 3. Not to permit the cutting or removal of any timber except for his own domestic use; not to commit or suffer any waste;
- 4. Not to permit the use of the premises for any objectionable or unlawful purpose;
- 5. Not to permit any tax, assessment, lien, or encumbrance to exist at any time;
- Mortgagee is authorized to pay all real property taxes assessed against the premises and add same to the principal, each of the advances to bear interest as provided in the note;
- To keep all buildings unceasingly insured during the term of the mortgage, against loss by fire and such other hazards in such company or companies and in such an amount as shall be satisfactory to the mortgagee; to deposit with the mortgagee all such policies with receipts showing payment in full of all premiums; all such insurance shall be made payable to the mortgagee; insurance shall be kept in force by the mortgagor in case of foreclosure until the period of redemption expires;

19008

produces bein be red in cose of the workers) in the cities work highest sign resolves changes extend to led or so the land course common a commence of the course of the workers. Duning of 10-2391

8. Mortgagee shall be entitled to all compensation and damages received under right of eminent domain, or for any security voluntarily released, same to be applied upon the indebtedness;

9. Not to lease or rent the premises, or any part of same, without written consent of the mortgagee;

To promptly notify mortgagee in writing of a transfer of ownership of the premises or any part or interest in same, and to furnish a copy of the instrument of transfer to the mortgagee; a purchaser shall pay interest as prescribed by ORS 407.070 on all payments due from the date of transfer; in all other respects this mortgage shall remain in full force and effect.

The mortgagee may, at his option, in case of default of the mortgagor, perform same in whole or in part and all expenditures draw interest at the rate provided in the note and all such expenditures shall be immediately repayable by the mortgage.

Default in any of the covenants or agreements herein contained or the expenditure of any portion of the loan for purposes other than those specified in the application, except by written permission of the mortgagee given before the expenditure is made, shall cause the entire indebtedness at the option of the mortgagee to become immediately due and payable without notice and this

The failure of the mortgagee to exercise any options herein set forth will not constitute a waiver of any right arising from a breach of the covenants.

In case foreclosure is commenced, the mortgagor shall be liable for the cost of a title search, attorney fees, and all other costs incurred in connection with such foreclosure.

Upon the breach of any covenant of the mortgage, the mortgagee shall have the right to enter the premises, take possession, collect the rents, issues and profits and apply same, less reasonable costs of collection, upon the indebtedness and the mortgagee shall have the right to the appointment of a receiver to collect same.

The covenants and agreements herein shall extend to and be binding upon the heirs, executors, administrators, such assigns of the respective parties hereto.

It is distinctly understood and agreed that Constitution, ORS 407.010 to 407.210 and any session of the constitution of the co	this note and mortgage are subject to the provisions of Arti- bisequent amendments thereto and to all rules and regular or of Veterans' Affairs pursuant to the provisions of ORS 40; Include the feminine, and the singular the plural where	strators, successors and
WORDS: The masculine shall be dearned	insequent amendments thereto and to all rules and regular or of Veterans' Affairs pursuant to the provisions of ORS 407 Include the feminine, and the singular the plural where	cle XI-A of the Oregon ions which have been
the second recent to the second second to	include the feminine, and the singular the plural where	such connotations are
्रास्त्रम् सम्बद्धाः स्थापना स्थापना । स्थापना सम्बद्धाः । स्थापना स्थापना स्थापना ।	And the second s	tang tight bulk kalipa
	Considerable Consi	en tagran, and one and any one and any one and one and one
The state of the branch		
	하는 하는 한테를 하는 취임 중에 비용하는 중요요. 그 그 그 그 그 그 그 그는 그는 그는 그를 보는 것이다.	military in the second
· · · · · · · · · · · · · · · · · · ·	to the first the second	
A The Control of the	s inspecies in Agregate party, place yet each over expensive. The Minney of a party manager over the early extrator of the deep control of the early expensive and the early over the early extrator of the early expensive and the early extrator of the early expensive and the early extrator of the early extrator of the early expensive and the early extrator of the early extrator of the early expensive and the early extrator of the early ex	
WITNESS WHEREOF, The mortgagors h	ave set their hands and seals this 30 day of 0cc	tely, a
	On surper 200 Hoteleric members as a	19.07
and the state of t	Cardo Eugene Bu	7
	July su	(Seal)
Company of the compan	The foregrowing to the Contact of the contact of the con-	,
The second one waster in the second of		(Seal)
The second second second	Sand and the Children	(Seal)
그는 그는 그리고 없는 것은 사람들이 되는 것이 없는 것이 없는데 없다.	ACKNOVA PO	The second secon
STATE OF OREGON.	ACKNOWLEDGMENT	CASANTA CO
· · · · · · · · · · · · · · · · · · ·	아들들 마루막다 하는 수 있었다. 그렇게 동안된 말을 살아가다.	to the second second
County of Klamath	······································	\$1. 特别美国人名英格兰人名英格兰
Before me, a Notary Public, personally appeare	d the within	
	d the within named Claude Eugene	Beebe
act and deed.	his wife, and acknowledged the foregoing instrument to be	/ 0
WITNESS by hand and	O Manual to be	voluntary
WITNESS by hand and official seal the day and	year last above written	
STORY OF A NY SALES	11/60 1	^
	W Where T.	Edinaton
	Notary	Public for Orgon
	My Commission expires3-22-85	V
	MORTGAGE	
ROM		260414
ATE OF OREGON,	TO Department of Veterans' Affairs	
County of Klamath	>55.	
I certify that the within was received		
I certify that the within was received and duly re	corded by me in	ock of Mortgages
Page 19007 on the 30th day of Oct	ober, 1981 EVELYN BIEHN Klamarkounty C1	
Desnettia il Solichi		erk
- Thursday	Deputy. The HECCEPTE SERVED SE	profit in the
d October 30, 1981	oclock 4:03 PM	
Klamath Falls, Oregon County Klamath	to the second of	
After records	By Denethan Statoch	D :
After recording return to: PARTMENT OF VETERANS' AFFAIRS General Services Pullship	TOTAL DESIGNATION OF DO	Deputy.
Salem Orogon orogo	INCUIN PARTEE \$8.00	
1 L4 (Rev. 5-71)	ALM ALO MONORAR FOR THE	