

21525

TRUSTEE'S DEED

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THIS INDENTURE, Made this 16th day of March, 1983, between H. F. SMITH, herein called "trustee", and WASHBURN ENTERPRISES, INC., an Oregon corporation, herein called "second party";

W I T N E S S E T H:

Theodore J. Paddock, Ralph A. Crawford, Richard A. Paddock, Larry G. Pettit and Jackie G. Lyon, as grantors, executed and delivered to H. F. Smith, as trustee, for the benefit of Washburn Enterprises, Inc., an Oregon corporation, as beneficiary, that certain trust deed dated July 18, 1979, and duly recorded July 19, 1979, in Volume M-79, Page 17134, Mortgage Records of Klamath County, Oregon. In said trust deed the real property therein described and hereinafter described was conveyed by said grantors to said trustee to secure, among other things, the performance of certain obligations of grantors to said beneficiary.

By bargain and sale deed dated December 14, 1979, recorded January 3, 1980, in Volume M-80, Page 153, Deed Records of Klamath County, Oregon, Larry G. Pettit conveyed all of his interest in and to the real property hereinafter described to Ralph A. Crawford and Theodore J. Paddock.

By bargain and sale deed dated December 21, 1979, recorded January 3, 1980, in Volume M-80, Page 152, Deed Records of Klamath County, Oregon, Jackie G. Lyon conveyed all of his interest in and to the real property hereinafter described to Ralph A. Crawford and Theodore J. Paddock.

By bargain and sale deed dated December 28, 1979, recorded January 3, 1980, in Volume M-80, Page 154, Deed Records of Klamath County, Oregon, Richard A. Paddock conveyed all of his interest in and to the real property hereinafter described to Ralph A. Crawford and Theodore J. Paddock.

By bargain and sale deed dated March 12, 1980, recorded March 21, 1980, in Volume M-80, Page 5389, Theodore J. Paddock and Ralph A. Crawford conveyed all of their interest in and to the real property hereinafter described to Bruce E. Brink and Barbara L. Brink, husband and wife.

By assignment of trust deed dated May 5, 1980, recorded May 8, 1980, in Volume M-80, Page 8481, Mortgage Records of Klamath County, Oregon, Theodore J. Paddock and Ralph A. Crawford assigned all of their interest in and to the real property described below and in and to the deed of

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trust herein first set out to Bruce E. Brink and Barbara L. Brink, husband and wife.

By estoppel deed dated February 14, 1983, recorded _____, 1983, in Volume M-83, Page _____, Deed Records of Klamath County, Oregon, Bruce E. Brink and Barbara L. Brink conveyed all of their interest in and to the real property hereinafter described to Washburn Enterprises, Inc., an Oregon corporation.

Grantors and their successors in interest have defaulted in the performance of the obligations secured by said trust deed and, by reason of said default, the successors in interest to grantors have executed and delivered the estoppel deed last mentioned above.

NOW, THEREFORE, in consideration of the premises and by the authority vested in said trustee by the laws of the State of Oregon and by said trust deed, trustee does hereby convey unto second party all interest which grantors had or had the power to convey at the time of grantors' execution of said trust deed, together with any interest that said grantors or their successors in interest acquired after the execution of said trust deed in and to the following-described real property, situated in Klamath County, State of Oregon, to-wit:

Lot 5, Block 1, WASHBURN PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

TO HAVE AND TO HOLD the same unto second party, its successors and assigns forever.

IN WITNESS WHEREOF, the undersigned trustee has hereunto set his hand the day and year first hereinabove written.

H. F. Smith
Trustee

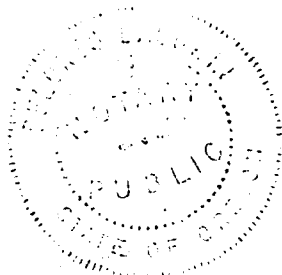
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STATE OF OREGON
County of KLAMATH

ss. March 16, 1983

Personally appeared the above-named H. F. SMITH, Trustee, and
acknowledged the foregoing instrument to be his voluntary act and deed.

Before me:



Deborah D. Quinn
NOTARY PUBLIC FOR OREGON
My commission expires May 13, 1985

STATE OF OREGON; COUNTY OF KLAMATH; ss.

Filed for record

this 17th day of March A. D. 1983 at 3:49 o'clock P. M., and
duly recorded in Vol. M83 of Deeds on page 4156.

EVILYN BIEHN, County Clerk

By *Bernetha A. Ketch*

Fee \$12.00

After recording, return to:

H. F. SMITH
540 Main Street
Klamath Falls, Oregon 97601

SEND TAX STATEMENTS TO:

Washburn Enterprises, Inc.
P. O. Box 1886
Klamath Falls, Oregon 97601

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