OEM No. 881-Oregon Trust Deed Series-TRUST DEED.	MTC 122	154-L		W PUBLISHING CO., PORTLAND. OR	. 97204
22692	TRUST DE	ED	Vol. <u>183</u> F	age 6113	- 97
mus TRUST DEED, made this	20thday	OI		, 19.83., bet	weeп
		nd and V	Nife	, as Trustee,	, and
Randall L. Moyer and Joyce I Grantor, MOUNTAIN TITLE COMP Delores S. Vallier, Initial Trust UTA dated August 26, 1	Trustee of the 982	Delores	S. Vallier 19		<b>,</b>
- Depeticiary		ETH:		second sole the pro	nertv
Grantor irrevocably grants, bargai Klamath	ins, sells and convey	ys to trus	tee in trust, with	power or sale, the pro	perty
together with all and singular the tenements.	touristements and applications	ur (enances	and all other rights t	hereunto belonging or in	anywise conn <del>e</del> c-
together with all and singular the tenements, now or hereafter appertaining, and the rents, i tion with said real estate. FOR THE PURPOSE OF SECURING THREE THOUSAND AND T	ssues and profits thereo	of and all f	ixtures now or herealt ement of grantor here	in contained and paymen	t of the
the parable to benefic	iary or order and made	by granto	, the final payment of	of principal and interest h	hereot, il
becomes due and payable. In the event the w sold, conveyed, assigned or alienated by the sold, conveyed, assigned or alienated by the	within described property grantor without first ns secured by this instr	having obt ument, itro	ained the written conserved the material sective of the material section of the s		
herein, shall become mancatal property is not c The above described real property is not c	surrently used for agricuity	(a) consent	to the making of any m	ap or plat of said property; ( ny restriction thereon; (c) jo	b) join in oin in any
<ol> <li>To protect, preserve and instances, regime to commit or permit any waste of suid property.</li> <li>To complete or restore pt which may be destroyed thereon, and pay when due all costs incurred destroyed thereon, and pay when due all mances, regume for suit all takes, and porperty; if the best for a suit of the suit of the</li></ol>	or improvement thereon; good and workmanlike constructed, damaged or I therefor. lations, covenants, condi- beneficiary so requests, to to the Unilorm Commer-	subordinatio thereol; (d) grantee in legally entil be conclusiv services mer 10. time withou	reconvey, without warra any reconveyance may i led thereto," and the reci- re prool of the truthiulm stioned in this paragraph s Upon any delault by gr. at notice, either in perso- court and without rec	ity, all or any part of the pro- ble described as the "person- tals therein of any matters or sa thereoil. Truster's less for- hall be not less than $55$ . antor hereunder, beneliciary m h, by agent or by a receiver and to the adequacy of any g	or persy, rai or person facts sha any of th nay at an to be a security fi
tions and restrictions with linancing statements pursuant join in executing such linancing statements pursuant cal Code as the beneticiary may require and to pu proper public office or offices, as well as the cost of by filing officers or searching agencies as may be beneficiary. I To provide and continuously maintain in the said premises again.	deemed desirable by the	issues and less costs a new's less	profits, including those p	r upon and take possession (i) name sue or otherwise collections ist due and unpaid, and apply and collection, including reason ured hereby, and in such ord	nable att ler as ber

ticiary may determine. 11. The entering upon and taking possession of said property, the collection of such rents, issues and prolits, or the proceeds of threand other insurance policies or compensation or awards for any taking or damage of the property, and the application or release thereof as aloreasif, shall not cure or waive any default or notice of default hereunder at any invalidate any act done wurden to such notice.

waive any default or notice of default hereunder or invalidate any act done pursuant to such notice. 12. Upon default by grantor in payment of any indebtedness secured hereby or in his performance of any agreement hereunder, the beneficiary may declare all suma secured hereby immediately due and paysble. In such an oreent the beneficiary at his election may proceed to foreclose this trust deed avertisement and sale. In the latter event the beneficiary or the trustee shall is equive as a mortgade or direct the trustee to foreclose this trust deed bereby as a mortgade or direct the trustee to foreclose this trust deed by advertisement and sale. In the latter event the beneficiary or the trustee shall is set to be recorded his written notice of default and his election to sell the said described real property to satisfication secure hereby, whereupon the trustee shall fix the time and place of sale, five motice hereby as the neguried by law and proceed to foreclose this trust deed in the manner provided in ORS 86.740 to 86.795. 13. Should the beneficiary elect to foreclose by advertisement and sale then after default at any time prior to five days before the date set by the obligation secured hereby (neudar or other person so privileged by the obligation as there amount then due under the terms of the trust deed and the celling the terms of the obligation and trustee's and attorney's lees not ere the default hereby (including costs and expenses actually incurred in obligation secured by law) to the that such portico of the priv-ripal as would mot then be due had no default occurred, and thereing the default, in which event all foreclosure proceedings shall be dismissed by the trustee. 14. Otherwise, the sale shall be held on the date and at the time and place designated in the asle shall be held on the date and at the time and place designated in the sale shall be held on the date and at the time and place designated in the sale shall be held on the date and at the time and place designated in the sale shall b

the delault, in which event all loreclosure proceedings shall be dismissed by the trustee. 14. Otherwise, the sale shall be held on the date and at the time and place designated in the notice of sale or the time to which said sale rmay place designated as provided by law. The trustee may sell said property either in one paced or in separate parcels and shall sell the paced or parcels at succion too the highest bidder for cash, payable at the time do sale. Trustee shall dever to the purchaser is deed in form as required by law conveying that moperty so seld, but without any coverant or wrranty, express or im-plied the truthhulness thereoit. Any person, excluding the trustee, but included the truthhulness thereoit. Any person, excluding the trustee, but include the former and beneficiary, may purchase at the sale. Shall apply the proceeds of sale to payment of (1) the express of sale, in-stant free obligation secured by the trust deed, (3) to all persons attorney. (2) to the obligation secured by the trust deed, (3) to all persons there in their interests may appear in the cider of their priority and (4) the surplus. 16. For any reason permitted by law henclining.

surplus, if any, to the grantor or to his successor in interest entitled to such surplus. 16. For any reason permitted by law beneficiary may from time to time appoint a successor or successors to any truster named herein or to any uccessor trustee appointed hereunder. Upon such appointment, and without successor trustee, appointed hereunder. Upon such appointment, and without powers and duties conferred upon any fruster shall be vested with all tille powers and duties conferred upon any fruster harmed or appointed instrument executed by beneficiency, containing reference to this trust deed instrument executed by beneficiency, containing reference to this trust deed instrument executed the county or counties in which the property is suitated, clerk or Recorder of the county or counties in which the property is suitated, and by party here of a proper appointment to the successor instructed and acknowledged is made a public record as provided by law fratere in not obligated to notily any party here of a proceeding sale under any other deed of obligated to notily any party here of a proceeding is brought by trustee.

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NOTE: The Trust Deed Act provides that the trustes hersunder must be either an attorney, who is an active member of the Oregon State Bar, a bank, trust company or savings and loan association authorized to do business under the laws of Oregon or the United States, a title insurance company authorized to insure title to real property of this state, its subsidiaries, affiliates, agents or branches, the United States or any agency thereof, or an excrow agent licensed under ORS 696.505 to 696.585.

The grantor covenants and agrees to and m	ith the beneficiary and those claiming under him, that he is perty and has a valid, unencumbered title therete
fully seized in fee simple of said described real pro Trust Deed to State Department of	th the beneficiary and those claiming under him, that he is perty and has a valid
Trust Deed to State Department of	Veterans Affairs
and that he will warrant and t	
and that he will warrant and forever defend the sa	me against all persons whomsoever
The grantor warrants that the proceeds of the	presented by the above described note and this trust deed are: Id or agricultural purposes (see Important Notice below)
(b) for an organisation, or feven it drantor is	presented by the above described note and this trust deed are: Id or agricultural purposes (see Important Notice below), cal parson) are for business or commercial overcommercial overcomme
This deed applies to, inures to the t	the submers of commercial purpose other it
contract secured hereby, whether or not need assigns. The ter	al parson) are for business (see Important Notice below), and all parties hereto, their heirs, legatees, devisees, administrators, exec m beneficiary shall mean the holder and owner, including pledgee, of i he singular number includes the plural.
IN WITNESS WITTER	y herein. In construing this deed and whenever the context pledgee, of the singular number includes the
* IMPORTANT NOTION	tereunto set his hand the days and
* IMPORTANT NOTICE: Delete, by lining out, whichever warranty (a) not applicable; if warranty (a) is applicable and the beneficiary is as such word is defined in the Truth-In-Lending Act and Security	or (b) is
beneficiary MUST comply with the Art and Regulation	a creditor Randart T' Raulu
if this instances in the standard was the standard then the	9 fingare
with the Act is not required, discound the 1306, or equivalent, if co	purchase RURI
(If the signer of the above is a corporation, use the ferm of acknowledgment apposite.)	Joyce R. Moyer
STATE OF OREGON,	
	TATE OF OREGON County I
April 20 83	TATE OF OREGON, County of
Personally appeared the above named Randall L. Moyer and	· Crisonally appeared
dul dul	y sworn, did say that the t
pre seci	sident and that the latter is the
and a second	the second se
ment to be the treating instru-	orporation, and that the seal allixed to the foregoing instrument is the sorate seal of said corporation and that the instrument was signed and each of them activation by authority of its board.
Bolorg Pre. Voluntary act and deed. and	each of said corporation and that the instrument was signed and each of them acknowledged said instrument to be its voluntary act deed.
SEAL) CALLERA TAILA BOID	te me:
Notary Public for Oregon Nota	ry Public tor Oregon
	COMMISSION AND OFFICIAL
REQUEST FOR FU	LL RECONVEYANCE
IT DE Man and a la set	
0:	bligations have been poid.
0:, Truster	bligations have been peid.
O:	bligations have been poid.
O:	bligations have been poid.
O:, Trustee The undersigned is the legal owner and holder of all indebtedn ust deed have been fully paid and satisfied. You hereby are directe id trust deed or pursuant to statute, to cancel all evidences of in rewith together with said trust deed) and to reconvey, without warr ate now held bytyou under the same. Mail reconveyance and docum	bligations have been poid.
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De net lese er destrey this Trust Deed OE THE NOTE which it secures. Beth must TRUST DEED (FORM No. 2011)	biligetiens have been peid. These secured by the foregoing trust deed. All sums secured by said d, on payment to you of any sums owing to you under the terms of debtedness secured by said trust deed (which are delivered to you anty, to the parties designated by the terms of said trust deed the ments to Beneficiary be delivered to the trustee for cancellation before reconveyance will be made. STATE OF OREGON, County of
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