

33213

TA-2689-3-M

SHORT FORM TRUST DEED

Parties:

3101

LARRY EUGENE FOX AND VIOLET DONNETTE FOX

Rt. 5, Box 1058C

Klamath Falls, OR 97601

Transamerica Title Co.

600 Main Street

Klamath Falls, OR 97601

State of Oregon, by and through the
Director of Veterans' AffairsVol. m84 Page 1845Grantor(s)
(herein "Borrower")

Trustee

Beneficiary
(herein "Lender")

A. Borrower is the owner of real property described as follows:

TOGETHER WITH THE FOLLOWING DESCRIBED MOBILE HOME WHICH IS FIRMLY AFFIXED TO THE
PROPERTY: Year/ 1984, Make/Liberty/Ridgewood, Serial No/09L 19845XU, Size/28x66.
(SEE REVERSE SIDE)

including all appurtenances, buildings, and existing or future improvements located thereon, and all fixtures and attachments thereto, all of which real property is hereinafter referred to as "Trust Property."

B. After changing the word "Borrower" to "Lender" in line 4 of paragraph VI on page 2, Borrower, Lender, and Trustee hereby expressly adopt and incorporate by this reference the entirety of the master form of Trust Deed recorded in the office of the county recording officer of the county in which Trust Property is located in the volume and at the page as follows:

County	Date of Record	Volume or Reel	Page	Fee No.
KLAMATH	12/1/82	M-82	16543	

C. Borrower is indebted to Lender in the principal sum of

\$ 44,737.00----- (Forty Four Thousand Seven Hundred Thirty Seven and no/100-----DOLLARS),
which indebtedness is evidenced by Borrower's Note of even date herewith (hereinafter "Note"), providing for payments of principal and interest with the balance of the indebtedness, if not sooner paid, due and payable on February 1, 2009-----
and further evidenced by None

THEREFORE, to secure payment by Borrower of the indebtedness evidenced by the Note in strict accordance with the terms, including payment of the interest thereon, all of which terms of the Note are incorporated by this reference herein, and also in order to secure performance by Borrower of the covenants contained in the master form of Trust Deed recorded as indicated above, and in the Note covenanted by Borrower to perform, and also in order to secure repayments of any future advances, with interest thereon which may be made by Lender to Borrower, as well as any other indebtedness of Borrower to Lender which arises directly or indirectly out of the Note or this Trust Deed, Borrower hereby grants, bargains, sells and conveys to Trustee, in Trust, with power of sale, the Trust Property and presently assigns the rents, revenues, income, issues and profits therefrom to the Lender upon the terms set forth herein.

PROVIDED, HOWEVER, that until the occurrence of an event of default, as defined in the master form of Trust Deed recorded as indicated above, Borrower may remain in control of and operate and manage the Trust Property, and collect and enjoy the rents, revenues, income, issues and profits therefrom; and

PROVIDED, FURTHER, that if Borrower shall make all payments for which provision is made in the Note in strict accordance with the terms thereof and shall perform all of the covenants contained in the master form of Trust Deed recorded as indicated above, and shall make all payments due on any other indebtedness and shall perform all of the covenants contained in the Note, then Trustee shall execute and deliver to Borrower, without warranty, a reconveyance of the Trust Property.

PROVIDED, FURTHER, the unpaid balance of the indebtedness secured by this Trust Deed will become immediately due and payable in full upon the sale or other transfer of the Trust Property, or any portion of the Trust Property, to the second transferee after July 1, 1983 who is not the original borrower, surviving spouse, unmarried former spouse, surviving child or stepchild of the original borrower, or a veteran eligible for a loan under ORS 407.010 to 407.210 and Article XI-A of the Oregon Constitution.

BORROWER covenants and warrants that the Trust Property ^{is not} ~~is~~ currently used for agricultural, timber or grazing purposes.

IN WITNESS WHEREOF, Borrower(s) ha(s)(ve) caused this Trust Deed to be executed on the 3rd day of February, 1984.

P65517
LOAN NUMBER

Larry Eugene Fox
LARRY EUGENE FOX
Violet Donnette Fox
BORROWER(S) VIOLET DONNETTE FOX

ACKNOWLEDGMENT

STATE OF OREGON

ss.

County of KlamathBefore me, a notary public, personally appeared the within named Larry Eugene Fox and Violet Donnette Foxand acknowledged the foregoing instrument to be their voluntary act and deed.
Witness my hand and official seal the day and year last above written.

Sandra Handrahan
Notary Public for Oregon
My Commission Expires: 7-23-85

RECORDING DATA

I certify that the within was received and duly recorded by me in

File/Record Book Page , on the day of 19
By , Deputy.

RETURN AFTER RECORDING TO:

Department of Veterans' Affairs

2831

21986

P. 1846

A parcel of land situate in the N $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 7, Township 38 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Beginning at a point on the West line of the NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 7, Township 38 South, Range 9 East of the Willamette Meridian, from which point the Northwest corner of said NE $\frac{1}{4}$ SE $\frac{1}{4}$ bears North 0° 17' East 440.0 feet distant; thence East 82.0 feet; thence South 0° 17' West 95.0 feet; thence East 196 feet, more or less, to a point on the Westerly right of way line of Uhrmann Road, as the same is presently located and constructed; thence Southeasterly along said Westerly right of way line 126 feet, more or less to its intersection with the South line of the N $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ of said Section 7; thence Westerly along said South line 298 feet, more or less, to the Southwest corner of said N $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$; thence North 0° 17' East 220 feet, more or less, to the point of beginning.

STATE OF OREGON,)
County of Klamath)
Filed for record at request of

on this 3rd day of Feb A.D. 19 84
at 3:02 o'clock P M, and duly
recorded in Vol. 184 of Mortgages
Page 1845

EVELYN BIEHN, County Clerk

By [Signature] Deputy

Fee 8.00

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