A STAND BARANCE			
FORM No. 881—Oregon Trust De	ed Series-TRUST DEED. ATC	2-8-277023	
∝ 40.792	DEED made this	TRUST DEED	Vol. MSY Page 15219 August
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HARRY E. SIMONS	and REBECCA S. S	SIMONS, husband and	wife with right of survivorship
as Beneficiary,		EFCQBQXHR APP	
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and a summer of the second		-8 2000110cu u3.	stee in trust, with power of sale, the propert
of Oregon.	, FIRST ADDITION	TO KLAMATH FALLS, i	n the County of Klamath, State
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THIS TRUST DEED	IS A SECOND TRUS	T DEED AND IS BEING AVOR OF LEO C. RADF	RECORDED JUNIOR AND SECOND
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ion with said real estate.	ng, and the tents, issues a	nd profits thereof and all fixt	d all other rights thereunto belonging or in anywis ures now or hereafter attached to or used in connec
um of IWENTY SEVE	N. THOUSAND. AND NO	0/100	nent of grantor herein contained and payment of the
ofe of even date berowith	.00.)	Dollars, with in	nterest thereon according to the terms of a promissory he final payment of principal and interest hereof, in 0.
of somer neid to be due	payable to beneticiary or	order and made by grantor, t	he final payment of principal and interest hereof
ecomes due and payable. I	In the event the within de	scribed property, or any part	ed above, on which the final installment of said note
hen, at the beneficiary's on	allenated by the grantor	without first having obtaine	ed the written consent or approval of the benefician
the above described rec	al property is not currently u	sed for agricultural, timber or a	razing purposes.
AU DIDIECT THE Securit	y of this trust deed, grant nd maintain said property in	or agrees: (a) consent to t	the making of any map or plat of said property; (b) join in sement or creating any restriction thereas
I. To protect, preserve an			Creating any restriction therein the
1. To protect, preserve and d repair; not to remove or den t to commit or permit any waste 2. To competent	nolish any building or improve e ol said property.	ement thereon; subordination or thereoi: (d) reco	other agreement allecting this deed or the lien or charge
anner any building or improven	e promptly and in good and ment which may be constructed	workmanlike grantee in any	"other "agreement" allecting this deed or the lien or charge onvey, without warranty, all or any part of the property. The reconveyance may be described as the "person or persons hereto." and the movie described as the "person or persons
anner any building or improven	e promptly and in good and ment which may be constructed	workmanlike grantee in any	other agreement allocating this deed or the lien or charge norse, without warranty, all or any part of the lien or charge reconveyance may be described as the 'person or persons hereto,' and the recitals therein of any matters or lacts shall sold of the truthfunctions thereon. Trustee's less for any of the d in this accordence to the solar of the solar o
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If the grantor shall fail for any reason to procure any such insurance and to define said policies to the beneficiary at least littlen days prior to the expiration of said policies to the beneficiary at least littlen days prior to the expiration of said policies to the beneficiary at least littlen days prior to the expiration of said policies to the beneficiary at least littlen days prior to the expiration of the same at grantor's expense. The amount clary you any individual ther, insurance policy may be spilled by beneficiary any part thereol, may be released to grant the amount so collected, on any be released to grant the amount so collected, or not cure or waive any default or notice.
5. To keep said premises the trom construction flens and to pay all taxe, assessments and other charges that may be leveled or assessed upon or against said property before any part of such taxes; assessments and other charges that may be travely drantor, the beneficiary is should the grantor tail to make payment of any taxes assess to beneficiary; should the grantor tail to make payment of any taxes there by direct payment or by providing beneficiary with funds with which to make such payment, beneficiary may, at its option, make payment thereol, and the amount so paid, with interest at the rate set forth in the note secured brush ofgetthe with the obligation discribed in parsfraph 6 and 7 of this trust deed, with the obligation and the grantor (shill be tailed to any take and the obligation of the payment of the solitation, therein the addition of the payment of the payable by draw any of the correst here and they are bound for the payment of the solitation, therein the dimension of the grant, shall be though to the solitation, therein the addition and trustes and any solitation. There are a solitation in the colligation in the pay and the amount so pay all and the amount so pay and the grantor as the solitation and trustes and they are bound for the paysable with the obligation and trustes and they are bound to th

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waive any delault or notice of delault hereunder or invalidate any act done pursuant to such, notice.
12: Upon delault by gräntor in payment of any indebtedness secured hereby or in his petformance of any agreement hereunder, the beneliciary may declare all sums secured hereby grantee and any proceed to foreclose this trust deed in equity as a morigage or direct mixing to foreclose this trust deed advertisement; and sale. In the latter write the beneliciary or the trustee shall to such and his election thereby declare all sums secured hereby grantee to foreclose this trust deed in equity as a morigage or direct mixing the beneliciary or the trustee shall to sall the said described real property to gasisfy the obligation secured hereby whereupon the trustee shall is the beneliciary or the trustee shall to as then required by them and proceed to foreclose this trust deed in the said described real property to gasisfy the obligation secured hereby whereupon the trustee shall is the beneliciary or the trustee shall to a secured by advertisement and sale, for the delaut consists of a failure to pay, when due the delaut of any other betaut may be cured by paying the trust deed, the delauit may be cured by paying the end of any distant of the delauit on detault of the delauit of the person so privileed by pays due the sub advertisement and sale the time of the cure other than such portion as would be the delaud cocured. Any other delauit that is capable of obligation or trust det in any case, in addition to curing the delaud to and the due of the cure other than such portion as would to be indexed by the due of the cure of the beneliciary all costs to deduct the sub advertise and all of the cure of the beneliciary all cost to default the truste and ethering on the the able the beneliciary all cost to default the truste and the shell of the cure of the beneliciary all cost to default the the default or the beneliciary all cost to default the the cural be default cost of than such portion as would be d

Logether with trustee's and attorney's lees not exceeding the amounts provided by law. 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 may be postponed as provided by law. The trustee may sell said property either acceler and shall, deliver, to the purchase' is deed in form as required by law covering the time to which said sale may the property so sold, but without any covenant or warranty, express or implied. The recitals in the deed of any matters of lact shall be conclusive proof of the truthlunes. There were sell said by law coverant or warranty, express or implied. The recitals in the deed of any matters of lact shall be conclusive proof of the truthlunes. There were selling the space selling t

surplus, II's any, to the grantor or to his successor in interest times to the surplus of the second structure of the surplus of the second structure of the second structure.

of the successor intusce. 17. Trustee accepts this trust when this deed, duly executed and acknowledged is made a public record as provided by law. Trustee is not obligated to notily any party hereto of pending sale under any other deed of trust or of any action or proceeding in which grantor, beneficiary or trustee shall be a party unless such action or proceeding is brought by trustee.

NOTE: The Trust Deed Act provides that the trustee hereunder 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 lows of Oregon or the United States, at this 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 escrow agent licensed under ORS 696.505 to 696.505.

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ASTER RECORDING RETURN TO Spen Title & Escrow, Inc. Listed DEED HIS DEED	ATTER RECORDING RETURN TO HIZ INCLUENT TO DEPOSIT OF INTERFORM Witness my hand and seal of HIZ INCLUENT DEED BOOK ATTER HIZ INCLUENT ATTER HIZ	RECORD	ER'S USE ment/min-ti	ee/file/instru-
Spen Title & Escrow, Inc. 18021 DFED' Bage 140 1903 THE A Escrow, Inc.	MI2 ISACING RETURN TO DEED BOOK ATTACK MIREPSIG STRIPENELS MY hand and seal of County affixed. MI2 ISACI DEED BOOK ATTACK MIREPSIG STRIPENELS MY hand and seal of THEEVELYN Biehn, County Clerk THEEVELS ATTACK MARKET COUNTY CLERK THEEVELS ATTACK MARKET COUNTY ATTACK THEEVELS ATTACK ATTACKA ATTACKA ATTACKA ATTACKA ATTACKA ATTACKA ATTACKA		Record of Mouth	No.40792
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	By 10th And By 10th		Coun Coun	ty Clamb II
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