

The grantor covenants and agrees to and with the beneficiary and those claiming under him, that he is law-fully seized in fee simple of said described real property and has a valid, unencumbered title thereto except none and that he will warrant and forever defend the same against all persons whomsoever.

18055

The grantor warrants that the proceeds of the loan represented by the above described note and this trust deed are: (a) primarily for grantor's personal, family, household or agricultural purposes (see Important Notice below), (b) for the purchase of real property, or (c) for the purchase of a dwelling, use Stevens-Ness Form No. 1305 or equivalent; if this instrument is NOT to be a first lien, or is not to finance the purchase of a dwelling use Stevens-Ness Form No. 1306, or equivalent. If compliance with the Act is not required, disregard this notice.

This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, personal representatives, successors and assigns. The term beneficiary shall mean the holder and owner, including pledgee, of the contract secured hereby, whether or not named as a beneficiary herein. In construing this deed and whenever the context so requires, the masculine gender includes the feminine and the neuter, and the singular number includes the plural.

IN WITNESS WHEREOF, said grantor has hereunto set his hand the day and year first above written.

James R. Ivie, Sr.  
JAMES R. IVIE, SR.

\* IMPORTANT NOTICE: Delete, by lining out, whichever warranty (a) or (b) is not applicable; if warranty (a) is applicable and the beneficiary is a creditor as such word is defined in the Truth-in-Lending Act and Regulation Z, the beneficiary MUST comply with the Act and Regulation by making required disclosures; for this purpose, if this instrument is to be a FIRST lien to finance the purchase of a dwelling, use Stevens-Ness Form No. 1305 or equivalent; if this instrument is NOT to be a first lien, or is not to finance the purchase of a dwelling use Stevens-Ness Form No. 1306, or equivalent. If compliance with the Act is not required, disregard this notice.

STATE OF OREGON,  
County of Klamath } ss.  
November 5, 19 85.  
Personally appeared the above named  
JAMES R. IVIE, SR.

and acknowledged the foregoing instrument to be his voluntary act and deed.  
Before me:  
Kristin L. Redd  
Notary Public for Oregon  
My commission expires: 11/16/87

STATE OF OREGON, County of \_\_\_\_\_ ) ss.  
Personally appeared \_\_\_\_\_ and  
duly sworn, did say that the former is the \_\_\_\_\_ who, each being first  
president and that the latter is the \_\_\_\_\_  
secretary of \_\_\_\_\_  
a corporation, and that the seal affixed to the foregoing instrument is the  
corporate seal of said corporation and that the instrument was signed and  
sealed in behalf of said corporation by authority of its board of directors;  
and each of them acknowledged said instrument to be its voluntary act  
and deed.  
Before me:  
Notary Public for Oregon  
My commission expires: \_\_\_\_\_ (OFFICIAL SEAL)

REQUEST FOR FULL RECONVEYANCE  
To be used only when obligations have been paid.

TO: \_\_\_\_\_, Trustee

The undersigned is the legal owner and holder of all indebtedness secured by the foregoing trust deed. All sums secured by said trust deed have been fully paid and satisfied. You hereby are directed, on payment to you of any sums owing to you under the terms of said trust deed or pursuant to statute, to cancel all evidences of indebtedness secured by said trust deed (which are delivered to you herewith together with said trust deed) and to reconvey, without warranty, to the parties designated by the terms of said trust deed the estate now held by you under the same. Mail reconveyance and documents to \_\_\_\_\_

DATED \_\_\_\_\_ 19 85

Beneficiary

Do not lose or destroy this Trust Deed OR THE NOTE which it secures. Both must be delivered to the trustee for cancellation before reconveyance will be made.

TRUST DEED  
(FORM No. 881)  
STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

James R. Ivie, Sr.  
Grantor

Lela M. Herendeen & Fred E. Shelley  
Beneficiary

AFTER RECORDING RETURN TO  
MOUNTAIN TITLE COMPANY

STATE OF OREGON,  
County of Klamath } ss.  
I certify that the within instrument  
was received for record on the 5th day  
of November, 19 85,  
at 4:13 o'clock P.M., and recorded  
in book/reel/volume No. M85 on  
page 18054 or as fee/file/instru-  
ment/microfilm/reception No. 55156,  
Record of Mortgages of said County.  
Witness my hand and seal of  
County affixed.  
Evelyn Biehn, County Clerk  
NAME  
By \_\_\_\_\_ TITLE  
Deputy

RECORDER'S USE  
FOR  
SPACE RESERVED

Fee: \$9.00