mc-17	SID-C STEVEN	LNESS LAW PUBLISHING CO., PO	36C5 @
	T DEED Vob	87 Pane	hetween
73629	day of Ap ril	190. 	
73629 HIS TRUST DEED, made this <u>17th</u> onald <u>E. Phair &amp; Lorrayne Phai</u> ntor, <u>William M. Genong</u> anover Mortgage Trust, an Oreg	husband & wife	as.	Trustee, and
and E. Phair & Lorrayne Phai	<u>r, noration</u>		
ntor,	and the second se		sa yaya sa 👔 👔
anover	NESSETH:	+ with power of sale	e, the property
Hanover Mortgan Meficiary, WII Grantor irrevocably grants, bargains, sells and y 1 amath	conveys to trustee in tru		D
Grantor irrevocably grants, bargains, sells and KlamathCounty, Oregon, de	1064 FIRST ADDIT	ION TO GALL.	e
Grantor irrevocably grants, bargains, sells and KlamathCounty, Oregon, de Lot 15 in Block 15, Tract No.	t thereof, on fil	CUTROFORIOUS	
according to the of Klamat	h County, or		
off the County, Clerk		the accurate states and states	an an an tao an tao Tao an tao an
The second s	Rolfs bruge be deffentied feine .		e de Proj
	and a second	it second be	longing of the conner
hereditamen	ts and appurtenances and all of	ther rights mereattached	to or used in contract of the
tether with all and singular the tenements, hereditament w or hereatter appertaining, and the rents, issues and pu in with said real estate. FOR THE PURPOSE OF SECURING PERFOR of TwentyThousand & no/100	MANCE of each agreement of	grantor herein contante	terms of a promisso
FOR THE PURPOSE OF SECOND /100	Dollars, with interes	thereon according therein al payment of principal	and interest neroes
FOR THE FORM OUSAND & NOT TOO m of Twenty. Thousand & NOT TOO of even date herewith, payable to beneficiary or order of sooner paid, to be due and payable The date of maturity of the debt secured by this i remain and payable. In the event the within descr being and payable. The description of the grantor within the event of the grant of the	er and made by grantor, inc 7, 1987, 19	bove, on which the final	installment of said f ein is sold, agreed to
FOR THE PURPOSE OF A no/100 FOR THE PURPOSE OF A no/100 of Twenty Thousand & no/100 of even date herewith, payable to beneticiary or orde August 1 not sooner paid, to be due and payable the date of maturity of the debt secured by this i The date of maturity of the debt secured by this description of the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the debt secured by the date of maturity of the d	ibed property, or any part the	eof, or any interest or app written consent or app of the maturity date	roval of the Scherein is expressed therein
im of Twenty Incousted out of even date herewith, payable to beneticiary or ord- august 1 not sooner paid, to be due and payable The date of maturity of the debt secured by this i becomes due and payable. In the event the within descr becomes due and payable. In the event the within descr sold, conveyed, assigned or alienated by the grantor v sold, conveyed, assigned or alienated by the grantor v sold, conveyed, assigned or alienated by the grantor v sold, so the beneficiary's option, all obligations secured then, at the beneficiary's option, all obligations secured therein, shall become immediately due and payable.	by this instrument, irrespective	ng purposes.	of said property; (b) is
then, at the beneficially due and paymently use	id for agricultural, timesent to the (a) consent to the granting any easen	ng purposes. making of any map or plat ient or creating any restrict ther agreement altecting this ey, without warr har describe conveyance may contails thereir reto," and the unitals thereir to i the truiness thereol. I of the truiness thereol. in this paragraph shall be not any delault by grant or herei any delault by grant or base	deed or the lien or of deed or the lien or of any part of the property any part of the property
To protect the security maintain said property	ment thereon in any re		d as the matters or lact of any matters or lact Trustee's lees for any less than \$5.
not to remove waste of said property in good and	damaged or 1, damaged or the conclusive proof be conclusive proof be conclusive proof services mentioned 10. Upon	alther in person a to the	adequacy inten of sal
destroyed thereon, and with all laws, oroperty; if the beneficiary 3. To comply with all laws, property; if the beneficiary	itorm Commer pointed by a contract of same in the indebtedness	any delault by grantor inter- any delault person, by ager ce, either in person, by ager thereby secured, enter upon at thereby, in its own name su thereol, in its own name su including those past due ar penses of operation and collec- new indebtedness secured here-	d take possesse collect the or otherwise collect the d unpaid, and apply the ion including reasonab
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an amount not less the beneficiary to the beneficiary an amount acceptable to the beneficiary to procure any such	insurance and to waive any defa	h notice.	ment of any much benefi
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make such payment, with interest described in parage- and the amount so paid, with obligations described in parage- and the amount so paid, and become a part of the	debt secured of the being cured preach of any of the being cured	or trust deed. In any case, the person ellecting the cure is person ellecting the cure in enfor	shall pay to the bligation of the shall pay to the obligation of the shall be and the shall be an and the shall be an
trust deed, without and for such payment as the grantor, su	the obligation herein and together with toge	Otherwise, the sale shall be Otherwise, the notice of sale	held on the date and or the time to which trustee may sell said
described, and all anonpayment interest deed immediately	including the cost be postpo	ned as provided by farcels a incel or in separate parcels a incel or cash	payable at the time of in torm as required by
constitute a breach all costs, fees and costs and expenses.	trustee's and attorney shall deli shall deli	erty so sold, but without any recitals in the deed of any	matters of fact shall be matters of fact shall be on, excluding the truste
fees actually incurrent in and detend any energies of the security rights or powers of beneficiary or trustee to be security rights or beneficiary or trustee to be security rights or powers of any of all	rustee; and in any sing of the the e may appear, including of the the costs and expenses, in- the gran the gran	tor and beneficiary, may pure or and beneficiary, may pure 5. When trustee sells pursuar 5. When trustee sells pursuar	at to the powers provide ayment of (1) the exp ayment of a reasonable ch
affect the socieding in which this deed, to proceeding in which of this deed, to proceeding action of proceeding in which the beneficiary's or trus	tee's attorney cases shall be shall ap	the compensation of the secur (2) to the obligation secur	the interest of the truthe order of their price
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ney's tees on such ship agreed that: ney's tees on such ship agreed that: It is mutually agreed that any portion or all of sai	d property shall have the beneficiary shall have the beneficiary shall have the sors to	any trustee named herein of	nd without conveyance
under the so elects, to reaking, which are	s lees necessarily pand of trustees	ny trustee herein made by	dage records of the cou
as compensationable costs, exproceedings, shall be and expression of the pay all reasonable costs and expression and the grantor in such proceedings, shall be and the grantor in such proceedings.	paid or incurred by bene- paid or incurred by bene- which ied upon the indebtedness to take such actions of the	the property is situated,	rust when this deed,
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and execute promptly upon beneficiary to time up	trust and the interior trust		
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The grantor covenants and agrees to and with the beneficiary and those claiming under him, that he is lawfully seized in fee simple of said described real property and has a valid, unencumbered title thereto and that he will warrant and forever defend the same against all persons whomsoever. 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 an organization, or (even it grantor is a natural person) are for business or commercial purposes other than agricultural purposes. Durposes. This deed applies to, inures to the benefit of and binds all parties hureto, their heirs, legatees, devisees, administrators, execu-tors, personal representatives, successors and assigns. The term beneficiary shall mean the holder and owner, including pledgee, execu-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. \* 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, of a dwelling use Stevens-Ness Form No. 1306, or equivalent. If compliance with the Act is not required, disregard this notice. Noused Ethen Y Lorrayne Chur (If the signer of the above is a corporation, use the form of acknowledgment opposite.) STATE OF OREGON. County of KI amath County of A amarn 55. April 17/1, 19.87 Personally gopoard the ense inamed Phair & Lorrayne Phair, hrsband & wife STATE OF OREGON, County of .... 251 ....., 19..... Personally appeared .....) \$5. duly sworn, did say that the former is the..... 503 who, each being tirst president and that the latter is the..... ð after acknowledged the toregoing instru-nt to be "the providence" voluntary act and deed. 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 deed. them acknowledged said instrument to be its voluntary act pefore me: ment to be .... (OFFICIAL SEAL) Negary Public for Oregon My commission expires: 11/16 Notary Public for Oregon 18 My commission expires: (OFFICIAL and the state of the state SEAL) REQUEST FOR FULL RECONVEYANCE TO: \_\_\_\_ states.

The undersigned is the legal owner and holder of all indebtedness secured by the loregoing trust deed. All sums secured by said The undersigned is the legal owner and holder or all indebtedness secured by the toregoing 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 and the deed have been fully paid and satisfied is anneliall avidance of indated and the said deed further and for the terms of the deed have been fully paid and satisfied to concellate avidance of indated deed for the deed further and for the terms of the deed have been fully paid and satisfied to concellate avidance of indated deed for the terms of the deed for the terms of the terms of the deed for the deed for the deed for the terms of terms of the terms of the terms of t trust deed nave been tuity paid and satisfied. I ou nereby 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 addather with said trust dead) and to reconvey without merchants and the said trust deed (which are delivered to you said trust deed or pursuant to statute, to cancer all evidences or indeptedness 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:

viet. 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 STATE OF OREGON, G .... (FORM No. 881) LAW PUB. CO.. POI ្នា was received for record on the ... 20th day T WREE Samon Bunga reflecting to the set of the set P(A) $\mathbb{C}^{2}$ New Address Grantor in book/reel/volume No. \_\_\_\_\_\_\_ on RECORDER'S USE Granter . ment/microfilm/reception No...73629., FUTOTESSE Beneficiary CARDER S Record of Mortgages of said County. AFTER RECORDING RETURN TO Hanover Mortgage <u>इंरेस्ट्र</u>ा Witness my hand and seal of hyari -County affixed. e Tr. 824 Main STRED Klamath FAlls, Or. CU Evelyn Biehn, County Clerk 976013850 Fee: \$9.00 Rijenijinina jinis (rini) zanjarni i spila dijetr Caty He By IPm An TITLE Z. Deputy We were