FORM No. 881-Oregon Trust Deed Series-TRUST DEED. OK San 9026, Callif, 95103 P. <b>29346</b> 124 P. 2103 P. 2005 P. 2005	성은 전자 양태는 문문가 같은	Vol. <u>M8</u> Page	16771
1st American Management Comp.	any, an Orego	n Corporation	
as Grantor; Chamath County Tit	<u>le Co.</u>	Recard of Merry	, as Trustee, a
Frank-Lin Distillers Product	s; Ltd. Profi	+ Charing "TUST	er er Sere er er er er er er er er
as Beneficiary,	WITNESSETH:	in bonk/r-1/vol	64 92 72 X 1 0
Grantor irrevocably grants, bargains, sel	lls and conveys to t	rustee in trust, with por	ver of sale, the prope
in Klamathu County, Oreg	이 같은 사람이 가지 않는 것을 가지 않는 것이 없다.		लंबराज्य संभाउरती जन
Lot 4, Agri-Commerce Center official"plat thereof on J.Clerk, Klamath County, C	I IIIE IN CHE	7, according"to office?of"the C ZIVLE OF ON	

together with all and singular the tenements, hereditaments and appurtenances and all other rights thereunto belonging or in anywise now or hereafter appertaining, and the rents, issues and profits thereof and all fixtures now or hereafter attached to or used in connec-

Ba ant loss ar daving this fight Dead OR THE NOTE which is secures both must be delivered is the limite for containing the rest of a line and

tion with said real estate. FOR THE PURPOSE OF SECURING PERFORMANCE of seach agreement of grantor herein contained and payment of the sum of Forty Five Thousand dollars and no/100 ----

note of even, date herewith, payable to beneficiary or order and made by grantor; the final payment of principal and interest hereof, if

not sooner paid, to be due and payable to peneticiary or order and made by grantor; the final payment of principal and interest hereof, if not sooner paid, to be due and payable in a structure of the debt secured by this instrument is the date, stated above, on which the final installment of said note becomes due and payable. In the event the within described property, or any part thereof, or any interest therein is sold, agreed to be sold, conveyed, assigned or alienated by the grantor without first having obtained the written consent or approval of the beneficiary, then, at the beneficiary's option, all obligations secured by this instrument, irrespective of the maturity dates expressed therein, or herein, shall become immediately due and payable.

The above described real property is not currently used for agricultural timber or grazing purposes.

sold, conveyed, assigned or alienated by the grantor without first then, at the beneliciary's option, all obligations secured by this trait herein, shall become immediately due and payable.
 The above described real property is not currently used for agricult To protect the security of this trust lead, grantor agricult, and to commit or permit any wate of said property. in good condition and the commit of the commit or permit any wate of said property.
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(a) consent to the making of any map or plat of said property: (b) join in granting any, easement, or creating any restriction thereon: (c) join any subordination or other agreement, allecting this deed or the property. The franting any reconveyance may be described as the property. The grantee in any reconveyance may be described as the "prevent or persons feally entilled thereto," and the recitals theredi. (c) is an any subordination or other agreement, allecting this deed or the property. The grantee in any reconveyance may be described as the "prevent or persons services mentioned in this paragraph shall be not test than \$5. 10. Upon any delault by grantor hereunder, beneficiary may at any pointed by a court, and without regar to the adquey of any security for the indebedness thereois, secured, onto a delault by grantor hereunder, beneficiary may at any part thereoi, in its own such or the adquey of any security for the indebedness thereois, secured, onto any otherwise collect the rents, issues and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorneys less upon any indebtedness secured hereby, and in such order as branchicary may determine.

the manner provided in ORS 88.735 to 86.795. 13. After the trustee has commenced foreclosure by advertisement and sale, and at any time prior to 5 days before the date the trustee conducts the sale, the grantor or any other person so privileged by ORS 86.753, may cure the default or defaults. It the default consists of a lailure to pay, when due, sums secured by the trust deed, the default may be cured by paying the entire amount due at the time of the cur other than such portion as would not then be deal to default eccured the performance required under the obligation or trust deed. In any case, in addition to curing the default or odefaults, the person ellecting the cure shall pay to the beneficiary all costs and, expenses actually incurred in enforcing the obligation of the trust deed by law. 14. Otherwise, the sale shall he held on the date of the date the sale shall be held on the sale shall he held on the date of the date the trust deed by the trust explicit the sale shall he held on the date of the dat

together with trustees and attorney's test not exceeding the autounts provide by law. 14. Otherwise, the safe shall be held on the date and at the time and place designated in the police of safe held on the date and at the time and the postponed as provided my law. The trustee may sell said property either be postponed as provided my law. The trustee may sell said property either in one, parces as provided my law. The trustee may sell said property either the property be by law. The trustee may sell said the parcel or parcels at the property be by the purchaser its deed in form as required by law conveying the property to bold, but without any coverant or warranty, express or im-plied. The recitals in the deed of any matters of lact shall be conclusive proof of the truthfulness thereol. Any person, excluding the trustee, but including the grantor and beneficiary, may purchase at the sale.

the grantor and beneficiary, may purchase at the sale. 15. When trustee sells pursuant to the powers provided herein, trustee shall apply the proceeds of sale to payment of (1) the expenses of sale, in-cluding the compensation of the trustee and a reasonable charge by trustee's attorney. (2) to the obligation secured by the trust deed, (3) to all persons having recorded liens subsequent to the interest of the trustee in the trust deed as their interests may appear in the order of their priority and (4) the surplus, 16. Resultions are the trustee in the trust 16. Resulting the trustee of the trustee in the trust the trust the trustee is the trustee in the trustee in the trust the trust the trust the trust the trust the trust the the trust the surplus. 16. Resulting the trust trust the trust the trust trust trust the trust the trust trust trust trust trust the trust the trust trust trust trust the trust the trust trust trust trust trust the trust trust

surplus, if any, to the grantor or to his successor in unevest channel to surplus. 16. Beneliciary may from time to time appoint a successor or successors sors to any frustee named herein or to any successor trustee appointed here-under. Upon such appointment, and without conveyance to the successor trustee, the latter shall be vested with all tille, powers and duties conferred upon any trustee herein named or appointed hereunder. Each such appointment and subsitution shall be made by written instrument executed by beneficiary, which, when recorded in the motifsage records of the county or counties in which the property is situated, shall be conclusive prool of proper appointed of the successor frustee.

or the successor trustee. 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 notify 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 trustes hereunder must be either an attempy, who is an active member of the Oregon State Bar, a bank, trust company or savings and loan association authorized to 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 escrow agent licensed under ORS 696.505 to 696.585.

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not applicable; if warranty (a) is ining	out, whichever warmenter	struing this deed and whenever the context includes the plural. to set his hand the day and year firs	t above written.
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the Act Is not require	d, disregard this 1319, or equivalent.	Ist American Managem By: B.I. Carpenter	ent Corporat:
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