No. 881-Oregori Trust Deed Ser	이 이 이 모님은 친구가 물을 가 없다. 것이 있는 것이 같이 있는 것이 없다. 것이 없는 것이 없는 것이 없는 것이 없다. 것이 없는 것이 없는 것이 없는 것이 없는 것이 없는 것이 없는 것이 없다.		18835
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THIS TRUST DE			
WARD J. BURROWS Grantor, KEY TII	LE & ESCROT COLLEGE	and wife	1
Reneficiary.			
Grantor irrevocab	ly grants, bargains, sells and con County, Oregon, describ	veys to trustee in trust, with power ed as:	of sale, the property
	of Crescent Pines, accord the County Clerk of Klama	ing to the official plat the th County, Oregon.	reof on file
TRUST D	EED		
184 - 114 - 2044 - 28 - 200 - 200 - 200 - 20	and Day of the time to accele a contract gray and	i pe adjudate (2 dal office : a concentrate : al	ayna nogogo nita osto n
hereafter apperiation	ing, and the second	ppurtenances and all other rights thereun ereot and all fixtures now or hereafter atta	
FOR THE PURPOS	SE OF SECURING PERFORMANCE	5 Of each agreenwin of grand the state of th	****
te of even date herewith	payable to beneficiary or order and ma	ade by grantor, the linal payment of prime	t the liment of said pole
The date of maturn. ecomes due and payable.	In the event the within described prop r alienated by the grantor without the	rst having obtained the written consent or rst having irrespective of the maturity	therein is sold, agreed to be approval of the beneficiary, dates expressed therein, or
erein, shall become immed The above described	liately due and payable.	ultural, timber or grazing purposes.	, i i i i i i i i i i i i i i i i i i i
To protect the secur 1. To protect, preserve ad repair; not to remove or o to commit or permit any we	rity of this trust deed, grantor agrees: and maintain said property in good conditio lemolish any building or improvement thereor late of said property.	granting any easement or creating any resu subordination or other agreement allecting thereois (d) reconvey, without warranty, all grantee in any reconveyance may be descr if the available thereto." and the recitals the	inction thereon, (c) point are this deed or the lien or charge or any part of the property. The ibed as the "person or persons rein of any matters or facts shall
2. To complete or res namer any building or impro estroyed thereon, and pay whe 3. To comply with all one and restrictions allecting	temolish any building or improvement thereon iste of said property. tore promptly and in good and workmanlik wement which may be constructed, damaged of indue all costs incurred therefor. laws, ordinances, regulations, covenants, cond said property; if the beneficiary so requests, 1 g statements pursuant to, the Unitorm Comme g statements pursuant to, the Unitorm Comme as well as the cost of all ling same in th agencies as may be deemed desirable by th	r legary diverse proof of the truthiulness there be conclusive proof of the truthiulness there be conclusive proof of the truthiulness there is a service mentioned in this paraferaph shall be r in the service service and the service servi	gent or by a receiver to be ap-
anaficiary.	the building	in the window terms, and without regard to pointed by a court, and without regard to fe pointed by a court, and without regard to point thereoi, in its own name a issues and prolits, including those past due ge less costs and expenses of operation and coll ge neys i tes upon any indebtedness secured here neys is the supersonal products.	and unpaid, and apply the same.
now or hereafter erected on the and such other hazards as the an amount not less than \$	beneficiary may from time to time require, ull insurable value, written beneficiary, with loss payable to the latter;	in liciary may determine. in 11. The entering upon and taking all collection of such rents, issues and profits, distances policies or compensation or award	possession of said property, the or the proceeds of fire and other s for any taking or damage of the
deliver said policies to the ber tion of any policy of insura- the beneficiary may procure the beneficiary may procure	neficiary at least inteen days photo to said buildin, nee now or hereafter placed on said buildin, the same at grantor's expense. The amou ther insurance policy may be applied by bene ther insurance policy may be applied by bene	gs, pursuant to such police. Int I2. Upon default by grantor in pay li- hereby or in his performance of any agreem we declare all sums secured hereby immediat	ment of any indebtedness secured ent hereunder, the beneficiary may ely due and payable. In such an independent this deed
collected under any indebtedness may determine, or at option any part thereol, may be rele not cure or waive any default	secured hereby and in such order as bittered, of beneficiary the entire amount so collected, ased to grantor. Such application or release sh or notice of default hereunder or invalidate a tice.	or event the beneficiary at his election may i hall in equity as a mortgage or direct the trus divertisement and sale. In the latter event execute and cause to be recorded his writte all to sell the said described real property	tee to foreclose this trust deed by the beneliciary or the trustee shall notice of default and his election to satisfy the obligation secured
5. To keep said prem taxes, assessments and other against said property before, charges become past due or	uses free from construction tiens and to pro- charges that may be levice or assessed upon any part of such taxes, assessments and of delinquent and promptly deliver receipts there where the it or make payment of any taxes, ass	or hereby whereupon the trustee shall in the her, thereoi as then required by law and proc lor the manner, provided in ORS 86.735 to 86.7 13. After the trustee has commence	95. d foreclosure by advertisement and
ments, insurance premiums, by direct payment or by 1 make such payment, benefic	liens or other charges bayable with which providing beneficiary with lunds with which iary may, at its option, make payment ther is interest at the rate set forth in the note secu	to sale, the grantor or any other person so pr eol, the default or defaults. If the default com- red sums secured by the trust deed, the defa this	ists of a failure to pay, when due, sult may be cured by paying the other than such portion as would
trust deed, shall be added to trust deed, without waiver covenants hereof and for sur erty hereinbelore described,	o and become a part of the breach of any of of any rights arising from breach of any of sh payments, with interest, as aloresaid, the p as well as the grantor, shall be bound to bound for the payment of the obligation he	the being cured may be cured by tendering t rop- obligation or trust deed. In any case, in the defaults, the person effecting the cure shi reim and expenses actually incurred in enforcin with and expenses actually incurred in enforcin	addition to curing the delault or all pay to the beneficiary all costs
out notice, and the nonpayn render all sums secured by constitute a breach of this tr	this trust deed immediately due and payable ust deed. Lees and expenses of this trust including the	and 14. Otherwise, the sale shall be him place designated in the notice of sale or cost be postponed as provided by law. The time the time senaral or in senaral parcels and	eld on the date and at the time and the time to which said sale may rustee may sell said property either shall sell the parcel or parcels al
of title search as well as in in connection with or in em- less actually incurred. 7. To appear in an	d delend any action or proceeding purportin,	shall deliver to the purchaser its deed in the property so sold, but without any co suit, plied The recitals in the deed of any mat	ters of fact shall be conclusive proo- evoluting the trustee, but including
action or proceeding in any suit for the foreclosure cluding evidence of title an amount of attorney's fees n	of this deed, to pay all costs and captures d the beneficiary's or trustee's attorney's fees, nentioned in this paragraph 7 in all cases sha in the event of an appeal from any judgment	the shall apply the proceeds of sale to payment of cluding the compensation of the trustee of th	the powers provided herein, truster unt of (1) the expenses of sale, in and a reasonable charge by trustee
decree of the that diude pellate court shall adjudge ney's fees on such appeal. It is mutually ag	reasonable as the beneficiary's of thuster of reed that: any portion or all of said property shall be to	having recorded liefs subsequent to the deed as their interests may appear in the aken surplus, it any, to the grantor or to his surplus.	order of their priority and (4) In successor in interest entitled to succ
under the right of emilient right, if it so elects, to req as compensation for such it to pay all reasonable cost incurred by grantor in su applied by it first upon an	uire that all or any portion of the monies pa- aking, which are in excess of the amount req as process and attorney's fees necessarily pa- the proceedings, shall be paid to beneliciary the power of the paid of the process and attorney's processouries, necessarily paid or incurred by processouries, necessarily paid or incurred by	sors to any trusted management, and we did or under. Upon such appointment, and we trustee, the latter shall be even with a pon any trustee herein named by writter tees, and substitution shall be mortage up benne which, when recorded in the mortage up benne which, when recorded in the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the mortage up to the term of the mortage up to the mortage up to the mortage up to the term of the mortage up to the mortage up to the mortage up to the term of the mortage up to the term of the mortage up to the term of	it bout conveyance to the successo il title, powers and duties conferre ed hereunder. Each such appointment ed hereunder.
both in the truth proceeding liciary in such proceeding secured hereby; and grant and execute such instrum- pensation, promptly upon 9. At any time an ficiary, payment of its le	, and the balance applied upoin the nuclear or agrees, at its own expense; to take auch a nets as shall be necessary in obtaining such beneficiary's request. d from time to time upon written request of a from time to time upon written request of and presentation of this deed and the no es and presentation cancellation), without all	ctions of the successor trustee. com- acknowledged is made a public record te tor obligated to notily any party hereto of y trust or of any action or proceeding in trust or of any action or proceeding in the term of the such action or pr	when this deed, duly executed an as provided by law. Trustee is re- cending sale under any other deed which grantor, beneficiary or trust occeding is brought by trustee.
the liability of any person	Il reconveyances, for cancellation), while the second seco	er an alterney, who is an active member of the Or of Oregon at the United States, a title insurance co fied States or any agency thereof, or an escrow agent	egon State Bar, a bank, trust compa mpany authorized to insure title to re

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The grant	r covenants an	d agrees to and t	with the beneficiar coperty and has a rictions of re	y and those claim	ng under him, that red title thereto	he is law-
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not applicable; if w as such word is de	ined in the Truth-in	n-Lending Act and Reg	aking required	Jenh C	Burrow	/
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