December 1 TRUST DIED THIS TRUST DEED, made this 94 ..., 19...87., between .day d an John N. Cottliebralt. and Charlene E mGottheby husband and wife Anardi shii haraimuzaan bilas alash had alaama leri balimab biga hada an ad ar barma alur. ... as Trustee, and Mountain Title Company Michael W. Sullivan and Deanna C. Sullivan, husband and wife in the best way and former defend the same efficient all persons whomever *****

ne Reneficiary.

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WITNESSETH:

Grantor irrevocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property

Lot 2, Block 2, PINE GROVE RANCHETTES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

Klamath County Tax Account #3910-09AD-0500. alas sint aning thi NO. 56 3

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note of even date herewith, payable to beneticiary or order and made by grantor, the final paymont of principal and interest hereot, if note sooner paid, to be due and payable December. 15. December 19.89. The date of maturity of the debt socured 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 thereot, or any interest therein is sold, agreed to be becomes due and payable. In the event the within described property, or any part thereot, or any interest therein is sold, agreed to be becomes due and payable. In the event the within described property, or any part thereot, or any interest therein is sold, agreed to be then, at the beneficiary's option, all obligations secured by this instrument, irrespective of the maturity dates, expressed, therein, or there, shall become immediately due and payable. The above described real property is not currently used for outsuburel, timber or ample

Idd. conveyed, assigned or allocated by the granter without first he then, at the berneliciary's option, all obligations secured by this instructions, shall be come immediately due and payabe.
 The above described real property is not currently used for agticulture to protect the security of this trust deed, granter affects in the obverties of management when may be described and property.
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Aural, timber or grazing purposes.
(a) consent to the making of any map or plat-of said property? (b) iom in any granting any cessment or creating any restriction thereof: ic room any granting any cessment or creating any restriction thereof: ic room in any granting on or other agreement allociting this deed or the hen or charge mbordination or other agreement allociting this deed or the hen or charge mbordination or other agreement allociting this deed or the hen or charge mbordination or other agreement allociting this deed or the hen or charge mbordination or other agreement allociting this deed or the hen or charge market in the approximation of the truthultenes thereof. Truther is the for any of the truthultenes thereof. Truther is the for any of the second of the truthultenes thereof. There, bordination or other agreement and without notics: either in person, by agent or by a receiver in the apprint including those past due and unpard, and apply the same of portainon and collection, including reasonable atronases of a presention and collection. Including reasonable atronases of the presention of awards for any taking or damage of the market is upon any indebtedness secured hereby, and in such order as being upon any indebtedness accured hereby, and in such order as being upon any indebtedness face of a subread of the and other poperty, and the application of awards for any taking or damage of the function of awards for any taking or damage market and there of the instrumed for any taking or damage of the property, and the application of a direct the trustee to foreclose this trust deed in such are provided in the face of the and other any delault to motice of any agreement herundle, the bencharay market and caller any such as aloresad. Askall not erver and delaw and the application of a wards for any taking or damage of the property, and the application of a strengement herundle, the bencharay market and caller of said stores and shall not erver and a strenge of the and other any delault

together with trustee's and attorney's tees not excreming the annuming 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 postpond as provided by law. The trustee may sell said property either in one parcel or in separate parcels and shall sell the parcel or parcels at suction to the highest differences and shall sell the parcel or parcels at the property to sold the parchaser first deed in torm as required by law conveying "shall deliver to the parchaser its deed in torm as required by law conveying plied. The recitals in the deed of any matters of lact shall be conclusive proof of the trustleness. Any person, excluding the trustee, but including the grantor and, beneliciary, may purchase at the sale.

the grantor and beneliciary, may purchase at the sale. 15. When trustee sells pursuant to the powers provided herein, truster 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 (1) 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. If any, to the grantor or to his successor in interest entitled to such surplus. If Beneficient

surplus, a any, to the granter of to ine successor in interest control to successor surplus. I. B. Beneliciary may from time to time appoint a successor or successor interest of any intuites mamed herein or to any successor trustee appointed here-inder. Upon such appointment, and without conveyance to the successor interest of the successor interest of the successor interest of a successor interest of the successor index to the successor interest of the successor which, when recorded in the model by written interunted by hereincare, which, when recorded in the motifage records of the county of counties any which the successor trustee.

of 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 a not obligated is made a public record as provided by law. Trustee and obligated is made on proceeding in which drantor. Exercitance we do trust or of any action or proceeding in which drantor. Exercitance we frustee thall be a party unless such action or proceeding is brought by trustee.

NOTE. The Trust Deed Act gravides that the trustee hereunder must be either an attorney, who is an active member of the Oregon State Bor, a bank, trust company or solvings and loan association confortent to do consiness under the lows of Oregon or the United States, a trute insurance company authorized to insure tille to real graperty of this state, its subsidiaries, additiones, additioned or bonnches, the United States or any agency theread, or an escraw contribution of the ORS 696,505 to 696,585.

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The grantor covenance and lagrees h	o and with the beneficiary and those claiming under tim, that	6655
ניא "רעקובר, פרול	iver property and has a valid, unencumbered title thereto	16 7 13 16 79
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(a)* primarily for grantor's personal, family (b) for an organization, or (even if grantor	te loan represented by the above described note and this trust deed are: or household purposes (see Important Notice below), r is a natural person) are for business or commercial purposes.	Red Cor
This deed applies to, inures to the benefit o	I and binds all parties hereto, their heirs, ledetees, devisers, administration	executor
Sender includes the laminine and the neuter, and the	ary herein. In construing this deed and whenever the context so requires, the singular number includes the plural.	he contrac masculin
IN WITNESS WHEREOF, said gre	antor has hereunto set his hand the day and year first above writ	teп.
 IMPORTANT NOTICE: Dolets, by lining out, whichever w net applicable; if warranty (o) is applicable and the ban of two word is dollard to the tangent ban. 	ericanty (a) er (a) is A. May II. Actilies (),	es estas
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