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surplus, if any, to the frantor or to his successor in interact matter to the surplus, is surplus, if any, to the frantor or to his successor in interact entitled to such surplus. If Beneficiary may from time to time appoint a successor or successor trustee, the latter shappointment, and thinkut comeyance to the successor under, the latter shappointment, and the successor frustee appointment, and the successor frustee appointed in mate by written the for any successor frustee appointed in and the successor or successor or successor the successor in the mortgage state of the successor frustee appointed in the mortgage state of the successor or come and a shall be conclusive proof of proper appointment obligated is made a public record as provided by law, Trustee and the successor of any successor in the successor of the successo

The Trust Deed Act provides that the trustee berearder must be either on altoiney, who is an active member of the Oregon State Bar, a bank, trust company ings and ican association authorized to but the laws of Oregon or the United States, a life insurance company authorized to insure title to real y all this state, it's subsidiance, citilities, agents or branches, the United States or any agency thereof, or an excow agent licensed under ORS 600,505 to 606,585.

It is statuted on the second that: It is statutally adread that: S. In the second that any portion or all of and property shall be taken index the right of ensures disk and for any position of the sound part the compensation of the neuron disk and or any position of the sound part the index is a so that has equive tak and all or any position of the sound part the compensation of the neuron disk and or any position of the sound part the index is a sound to be a sound the property and astorparts of the sound part the index is the triad units any reasonable counts, the part of the sound part of the sound of the sound the sound and astorparts of the sound part of the part of the sound appendix counts, neuronally part of the index and index is the triad units any reasonable counts, part of the index of the index and and strong the sound appendix counts, neuronally part of the index and the sound of the sound appendix counts, neuronally part of the index of the and strong the indicate counts, as a sound as a source of the index of the part of the individed the sound and the index of the index of the part of the individed the sound appendix in the sound at the individed the part of the individed the sound property is the sound at the individed the individed the count of the individed the individed the ficiary, partners of its for the payment of the individed the individed the (a) conserve to the making of any ways or plat of and property; (b) join in

together with frustees and attorney's lees not exceeding the amounts provided by law. 14. Otherwise, the sale shall be held on the date and at the time and an one parcel as provided by law. The frustee date and at the time and in one parcel as provided by law. The frustee sell shall be proceed and the postponed as provided by law. The frustee sell shall be proceed in one parcel as provided by law. The frustee sell shall be proceed as critical to the highest bidder for cash, payable sell the parcel shall deliver to highest bidder for cash, payable sell the parcel the property so bid, but within deed in form a required by law. The second sell shall be the proceed piled. The recits sold, but within deed in form a required by law. The second s

Inter der verstellen ander inversioner versioner versioner in der United on Commence and endormer of analysis of the United and the intervention of the second of an of the United and the intervention of the second of an of the United and the intervention of the second of an of the united of the second of an of the united of the theorem of the second of an of the united of the theorem of the second of the theorem of the united of the theorem of the second of the theorem of the second of the theorem of the united of the theorem of the second of the theorem of the second of the theorem of the second of the theorem of the theorem of the theorem of the theorem of the second of the theorem of theorem of the theore proceed to loreclose this trust deed in the manner provided in ORS 86.795. 65.795. 13. After the trustee has commenced loreclosure by advertisement and safe, and at any time trustee has commenced loreclosure by advertisement and the default or delauting the default consists of a lailue to the strustee conducts and the default or delauting the default consists of a lailue to pay, when due on the anometal deed, the default consists of a lailue to pay, when due not then be due had no thread the default may be cured by pay when due being cored may be cured by tendering the performance that is capable of an expression effect in any cases, the performance that is capable of an expression effect in any cases is addition to curing the default on togethers with trustee and antorney's lees not exceeding the anomits provided the default of the sale shall be held on the date and at the time and the solution of the sale shall be held on the date and at the time and the solution of the sale shall be held on the date and at the time and the solution of the sale shall be held on the date and at the time and the solution of the trust deed.

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Areas, and and become immediately due and payable. To protect the security of this trust deed, frantor agrees: I. To protect the security of this trust deed, frantor agrees: I. To protect, preserve and maintain and property in sodo condition into the communic op permits any mainteend and property in the sodo condition and reas: and the security of this trust deed, frantor agrees the the communic op permits any mainteend and property in the some of the solution and reas: and for any some of and property any factor set there and and for the solutions, constructed, damaged on the security of the solution of the solutions, constants, condi-tions and restrictions altering and property if the beneficiary so reduces, to the solutions of the solution of the solution of the United and there the solutions of the solution of the solution of the solution of the solutions of the solution of the solution of the solution of the solutions of the solution of the solutions of the solution of the solution of the solution of the solutions of the solution of the solution of the solution of the solutions of the solution of the solution of the solution of the solutions of the solution of the solution of the solution of the solutions of the solution of the solution of the solution of the solutions of the solution of the solution of the solution of the solutions of the solution of the

ion franting any easement or creating any restriction thereon; (c) join in any subordination or other agreement allecting this deed or the lien or charge thereon; (d) reconvey, without warranty, all this deed or the lien or charge thereon; and the recent and the recent of the property. The subordination or other agreement allecting this deed or the lien or charge i feasible entitled thereto; and this recitals therein of an interest of the property. The services mention in this paragraph shall be not lisusee's lees for any at any at any time the uncertainty of the truth there is there in the services mention of other in previous the interest of any matters of lacts shall be not lisusee's lees for any at any at any the interest, and without notice, extend to the any difference of an interest of any matters of lacts shall be not interest of any matters of lacts shall be not interest of any matters of lacts shall be not interest of any matters of lacts shall be not entered by a course, either in previous and taking provide collections of a second be any the indebtedness the and without previous and taking reasoning the application of a second be applied to the truth and the and collection and any distance of any taking reasoning the application or any taking those secured hereby, and link atch order als been included the application or any any indebtedness and prolits, or the proved so of damage of the and order and apply the reason of the reason any default been and prolits and thereot as alored any indebtedness are and prolits or any assession of said property, and the application or release and thereot as alored of damage of the application or any default been any advect does alored any indebtedness are and prolits or the application or any taking the and order als been in any assession of said property, and the application or any assession of any indebtedness are and apply the indebtedness are and prolits or the application or any taking the and order als been in a any apperty, and the application or a

note of even data berewith, payable to beneticiary or order and made by grantor, the final payment of principal and interest hereof, if note of even date berewith, payable to beneficiary or order and made by grantor, the final payment of principal and interest of a production of the date of maturity of the debt secured by this instrument is the date, stated above, on which the final installment of said notes becomes due and payable. In the event the within description without first having obtained thewrite consent or approval of the final installment of said note becomes instrument, irrespective of the maturity dates expressed therein, or approval of the beneficiary is frust deed. Grantor advects

together with all and singular the tenements, hereditaments and appurtenances and all other rights thereunto belonging or in anywise new or beseatter appertaining, and the rents, itsues and profits thereof and all fixtures now or hereafter attached to or used in connec-for THEE THOUSAND AND NO/100 PERFORMANCE of each agreement of grantor herein contained and payment of the (\$3,000.00)

-TRUST DEED.

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85778 THIS TRUST DEED, made this 24th CHARLES MC KEEHAN and ROBERT L. MC KEEHAN, not as tenants in common, but with Vol. M& Page 4625 full rights of survivorship as Grantor, ASPEN TITLE & ESCROW, INC., an Oregon Corporation as Grantor, ADPEN TITLE & EDUBUM, INC., an Oregon Corporation WILLIAM R. ADDINITON & MARLENE T. ADDINITON, as to undivided & interest: ANDREW A DATTERSON, as to an undivided & interest: & MARTE T. GAMONE as to an undivided & 88 between - WILLIAM R. ADDINGIUN & MARLENE T. AUDINGION. as to undivided 2 interest: ANDREW A. - PATTERSON, as to an undivided 2 interest: & MARIE I. GANONG, as to an undivided 2 interest as Beneficiary, Grantor irrevocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property in . Lot 17, Block 122, KLAMATH FALLS FOREST ESTATES HIGHWAY 66 UNIT, PLAT NO. 4, in the same country of Klamath, State of Oregon.

ATC#C32124

4626 The grantor covenants and agrees to and with the beneliciary 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. granter warrants that the proceeds of the loan represented by the above described note and this trust deed are: primarily for granter's personal, family or household purposes (see Important Notice below), for an organization, or (even if granter is a natural person) are for business or commercial purposes. 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 leminine 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. • UMPORTANT NOTICE: Delete, by lining out, whichever warranty (a) or (b) is net 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 use Starens-Ness Form No. 1319, or equivalent. If compliance with the Act is net required, disregard this notice. (17 the signer of the above is a corporation, was the form al acknowledgement opposite.) STATE OF OREGON. STATE OF OREGON, County of Klamath County of This instrument was acknowledged before me on is instrument was acknowledged before me on March, 24"" 19 88, by Charles McKeehan and Robert L. 5. 6.10 14 mal 3:30 Notary Public for Oregon Notary Public for Oregon SEALT (SEAL) 3-31-89 Μý. seon expires: My commission expires: comit REQUEST FOR FULL RECONVEYANCE 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 rith 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: Beneficiary d OR THE MOTE which it secures. Both a be delivered to the trustee for cancellation before reconveyance will be made. TRUST DEED STATE OF OREGON County of Klamath (FORM No. SHI) I certify that the within instrument was received for record on the 3185. day Charles McKeehan 35: March , 19.88 , of at .11:34 o'clock A. M., and recorded Robert L. McKeehan in book/reel/volume No.M88...... on SPACE RESERVED Grantor FOR Addington, Patterson & ment/microfilm/reception No. 85778:..., RECORDER'S USE Record of Mortgages of said County. Ganong Witness my hand and seal of Beneficiary County affixed. AFTER RECORDING RETURN TO ASPEN TITLE & ESCROW, INC. Evelyn Biehn, County Clerk Collection Department TITLE mF 22122 13713 0880 By JA Deputy Ree:-\$10.00