58007 <sup>,0,-11256</sup>	TRUST DEED	STO METEVENE-NESS LAW PUBLISHING CO., PORTLAND, OR.
THIS TRUST DEED, made this WILLIAM M. SHIPMAN and SANDRA	28th	Nol <u>M.88-</u> Page 8831 March
as Grantor, MOUNTAIN TITLE COMPANY JAMES P. MITCHELL, and SARAH R.	, an Oregon corporation MITCHELL,	201 AND
as Beneficiary; Grantor irrevocably grants, bargains	WICONCLUS DES SCH WITNESSETH:	A CARLES BOOM TO THE PARTY OF T
inKlamathCounty, (	Oregon, described as:	tee in trust, with power of sale, the proper
Lot 26, Block 44 # Tract 1184, OR in the County of Klamath, State	OREGON SHORES EGON SHORES UNIT #2, of Oregon THME Due	FIRST ADDITION, ET INFER 21.9 LE OL OLEGON MENT WILL NOT ALLOW USE OF TO SCRIBED IN THIS INSTRUMENT IN YOUR
ton and the or deriver that they bend the HE HETS who	HONS. BEFORE MENT, THE PI PROPERTY	JMENT WILL NOT ALLOW USE OF T SCRIBED IN THIS INSTRUMENT IN VIOL ICABLE LAND USE LAW AND REGUL SIGNING OR ACCEPTING THIS INSTR ERSON ACQUIRING FEE TITLE TO TH DULD CHECK WITH THE APPROPRIAT TY PLANNING DEPARTMENT TO VERI S."

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, issued and profits thereof and all fixtures now or hereafter attached to or used in connec-

now or hereatter appertaining, and the resits, issues and profits thereof and an instance from or instance and an extension of the state of the stat

sum of "TWELVE' THOUSAND FIVE' HUNDRED AND NO/100 Dollars, with interest thereon according to the terms of a promissory solution of even date herewith, payable to beneticiary or order and made by grantor, the final payment of principal and interest hereof, if not sooner paid, to be due and payable 10 years" after recordation of this Deed of Trust The date of maturity of the debt socured by this instrument is the date, stated above, on which the final installment of said note sold, conveyed, assigned or allenated by the grantor without first having obtained the written consent or approval of the beneficiary and by this instrument, irrespective of the maturity dates expressed therein, or the chow described property is not currently used for egricultural, timber or grazing purposes.

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instrument, Untilitied The Written consent or approval of the beneficiary or instrument, irrespective of the maturity dates expressed therein, or culturel, timber or graving purposes.
(a) consent to the making of any map or plat of said property; (b) join in structurely dates expressed therein, or culturely dates expressed therein, or subordination or, other, agreement allecting this need or the lien or, charge dates and the event of the subordination or, other, agreement, allecting this need or the "perspectry. The conclusive proof of a property and the recitals therein of any matters or bar persons be conclusive proof of a property and the recitals therein of any matters or the persons be conclusive proof of a proper date of the adverted. Trustees less for any of the services mentioned in this partiph shall be not less than 55.
10. Upon any delauf & grant of persons of a possession of a said property the instrument of the individuation of the adverted of any and the recitals therein or the adverted of a said property in any part thereot, in its own name sue or other possession of a said property, the instrument of any part thereot, in its own name sue or other date and the adverted of the individuation of a said property, the individuation of a such order as beautified, or the proceeds of fire and other instrume the bioless secured hereby, and in such order as beautified, or in his performance of any agreent of any advertering and the instrument of any indebtedness secured hereby, and in such and culture or property, and the application or clease encod as alorexaid, shall not cure or promotive, at his generation any property or the trust deal any determined the beneficiary may determine to such any agreent the beneficiary or the trust deal in the rest of the state of the such as alorexaid, shall not cure or property and the application any proceed to any indebtedness secured hered as alorexaid, shall not cure or property and the application any proceed to any state and place of said

surplus, if any, to the grantor or to his successor in interest entitled to such surplus. If any, to the grantor or to his successor in interest entitled to such surplus. The successor is successor is any trustee named herein or to any successor trust successor is successors to any trustee named herein or to any successor trust is successor in successors in any trustee named herein or to any successor trust is successor in successors in any trustee named herein or to any successor trust or appointed hereinder. Upon such appointment, and with all thout powers and duits successor trustee, the latter shall be reside with all thout powers and duits successor trustee, the latter shall be reside by written instrument executed suppointment and substitution shall be made by written and its place of records or bonelicity, containing reference to this situated clerk or Recorder of the could proper appointment of the successor trustee. 17. Trustee accepts this trust when this deed, duly executed and obligated to notify any patty heres of proceeding sale under any other deed of trust or of any action or proceeding in which frantor, beneliciary or trustee shall be a party unless such action or proceeding is brought by trustee.

NOTE: The Trust Deed Act provides that the trustee hereonder, must be either an attorney, who is an active member of the Oregon State Bar, a bank, trust company or savings and, loan, association, authorized is do 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 of any agency thereof, or an extraw agent licensed under ORS 696,505 to 696,505.

fully seized in fee simple of s	and agrees to and with the beneficiary and those claiming under him, that he bailed real property and has a valid, unencumbered title thereto
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The grantor warrants that it	tente da la 1919, de la companya de Na seconda de la companya de la comp Na seconda de la companya de la comp
(D) for an organization, or (e purposes	e proceeds of the loan represented by the above described note and this trust deed are: bersonal, tamily, household or agricultural purposes (see Important Notice below), even if grantor is a natural person) are for business or commercial purposes other than agricul to the benefit of and binds all parties hereto, their heirs leasance
contract secured hereby, whether or n masculine gender includes the	to the benefit of and binds all parties hereto, their heirs, legatees david
+ IMPORTATION	F, said grantor has hereinto includes the plural.
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