

1. The Landlord or Mortgagee hereby agrees that the Secured Party may remove now or hereafter the following described personal property:

CBSI System PC: 1 Wang PC-XC4-2 256K Computer w/30MB Disk; 1 Wang PC-PM004 Monochrome Monitor, 1 Diablo P-38 400-cps Printer; 1 License of CBSI Radio Program Log (comb); 1 License of CBSI Accounts Receivable (B.F.); 1 License of CBSI Radio Co-op; 1 License of CBSI General Ledger/Accounts Payable; 1 License of CBSI Payroll.

State of Oregon

IN WITNESS WHEREOF, the parties hereto have executed this waiver agreement on the day and year first written above.

**WESTERN BANK**

OR  
By: E. Monaghan  
BY: [Signature] Authorized Signature  
A. J. Krisk, Chief Financial Officer

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

55

On this 9th day of June, 1988

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.

My Commission expires 2-9-90 Notary Public for Oregon.

NOTARY PUBLIC  
JAN 26 1988

IN TESTIMONY WHEREOF I have hereunto set my hand and official seal this 14th day of June 1988.

WITX

CAT. NO. NN00737  
TO 21945 CA (1-83)

(Corporation)

STATE OF CALIFORNIA  
COUNTY OF Sacramento

**TICOR TITLE INSURANCE**

ss.

On June 14, 1988

before me, the undersigned, a Notary Public in and for

said State, personally appeared A.J. Krisik  
personally known to me or proved to me on the basis  
of satisfactory evidence to be the person who executed  
the within instrument as the

~~President~~ Chief Financial Officer

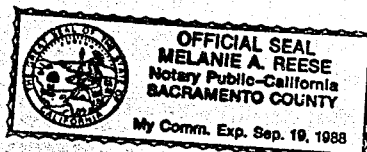
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of Key Broadcasting personally known to me or  
proved to me on the basis of satisfactory evidence to be  
the person who executed the within instrument as the

Secretary of the Corporation  
that executed the within instrument and acknowledged  
to me that such corporation executed the within instru-  
ment pursuant to its by-laws or a resolution of its  
board of directors.

WITNESS my hand and official seal.

Signature Melanie A. Reese



(This area for official notarial seal)

STATE OF CALIFORNIA

COUNTY OF STANISLAUS

ss.



On this 23rd day of June, in the year 19 88  
before me, the undersigned, a Notary Public in and for said State, personally appeared  
Judd Sturtevant

and N/A

(or proved to me on the basis of satisfactory evidence) to be the persons who executed the  
within instrument as Vice President and N/A Secretary,  
respectively, of the Corporation therein named, and acknowledged to me that the Corporation  
executed it pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.

Patricia U. Duman

Notary Public in and for said State.

ACKNOWLEDGMENT—Corp.—Pres. & Sec.—Wolcotts Form 222CA—Rev. 11-83  
©1983 WOLCOTTS, INC. (price class 8-2)

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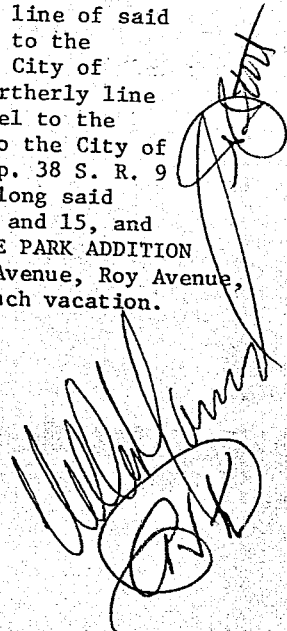
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## DESCRIPTION OF PROPERTY

All the following described real property situated in Klamath County, Oregon:

Beginning at the Southeast corner of Section 31, Twp. 39 S., R. E., W. M.; thence South 89° 4' West 380 feet; thence North 49' West a distance of 147.5 feet more or less to the intersection of the extension of the Northerly line of Lot 3, Block 5 WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon; thence Westerly along the course of the northerly line of said Lot 3, 146.6 feet more or less to the Northwest corner of said Lot 3, Block 5; thence Northerly 45 feet more or less to the Southwest corner of Lot 5 of said Block 5; thence Easterly along the Southerly line of Lot 5 of said Block 5, 146.6 feet; thence North 49° West to the Southerly line of Henrietta Street; thence Easterly along the Southerly line of Henrietta Street to the section line between Sections 31 and 32, Twp. 38 S., R 9 E. W.M.; thence Southerly along said section line to the point of beginning, being vacated Blocks 1 and 4 and Lot 4 of Block 5 WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon, and those portions of Armour Avenue, Seymore Avenue, and Pasadena Avenue accruing to said blocks and lot by reason of such vacation.

Beginning on the section line between Section 31, Twp. 38 S., R. 9 E., W.M. and Section 6 Twp. 39 S. R. 9 E., W.M. at a point 89° 41' West 586.6 feet from the Southeast Corner of said Section 31; thence Northerly along the Westerly line of Inez Avenue WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon, to the Southwest corner of the intersection of said Inez Avenue and Henrietta Street; thence Westerly along the Southerly line of Henrietta Street 280 feet; thence Southerly and parallel with the Easterly line of Inez Avenue 135 feet to the Northwesterly corner of Lot 3, Block 10 WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon; thence Easterly along the course of the Northerly line of said Lot 3, 140 feet to a point; thence Southerly and parallel with the Easterly side of said Lot 3, 45 feet to a point; thence Westerly and along the course of the Southerly line of Lot 3 of said Block 10, 200 feet to a point on the Westerly line of Roy Avenue, WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon; thence Northerly along the Westerly line of said Roy Avenue to the intersection of the South line of Henrietta Street; thence Westerly along the southerly line of Henrietta Street 290 feet to a point; thence Southerly and parallel with the Easterly line of Lots 5 and 6, Block 20 WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon, 90 feet to a point; thence Westerly and along the course of the Southerly line of said Lot 5, Block 20 to the Southwest corner thereof; thence Southerly to the Northwest corner of Lot 2, Block 20 WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon; thence Easterly along the course of the Northerly line of said Lot 2, 129.5 feet to a point; thence Southerly and parallel to the Easterly line of Lots 1, and 2, Block 20 WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon, to the Section line between Section 31, Twp. 38 S. R. 9 E., W.M and Section 6, Twp. 39S., R. 9 E., W.M; thence Easterly along said Section line to the point of beginning, being vacated Block 9, 14 and 15, and Lots 1, 2, 4, 5 and 6, Block 10 and Lots 3 and 4 Block 20 WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon and the portions of Estella Avenue, Roy Avenue, Carroll Avenue and Robbins Avenue accruing thereto by reason of such vacation.



Legal Description Continued

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Beginning at the Northwest corner of the intersection of Henrietta Street and Armour Avenue in WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon, thence Westerly along the Northerly line of Henrietta Street 1281.9 feet more or less to the Southwest corner of the vacated Lot 1, Block 19, WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon; thence Northerly 873.9 feet to the Southerly line of Bridge Street, WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon; thence North  $89^{\circ}$  East 115 feet; thence Southerly and along the Westerly line of Robbins Avenue 182.9 feet to a point; thence Easterly and along the course of the Southerly line of Lot 8, Block 17 WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon, 160 feet more or less to the Southeast corner of said Lot 8; thence Southerly along the Westerly line of Lot 1, said Block 17 to the Southerly corner thereof; thence North  $89^{\circ}$  East to a point on the Easterly line of Roy Avenue WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon; thence Northerly along the Easterly line of said Roy Avenue to its intersection with the Northerly line of Bridge Street WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon, thence North  $89^{\circ}$  East 340 feet to a point; thence South  $0^{\circ}49'$  East 465 feet; thence North  $89^{\circ}$  East 466.6 feet to a point on the Westerly line of Armour Avenue; thence Southerly along the Westerly line of Armour Avenue 465 feet more or less to the point of beginning, begin vacated Block 2, 3, 6, 8, 11, 13, 16, 19, 18, 12 and 7, and Lots 9 and 12, Block 17, WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon, and the portions of Seymour Avenue, Pasadena Avenue, Inez Avenue, Estella Avenue, Roy Avenue, Carroll Avenue, Robbins Avenue, and Chittenden Street, Westlake Boulevard, and Bridge Street accruing thereto by reason of said vacation.

Beginning at the Southeasterly corner of Lot 2, Block 1, CARROLL'S ADDITION to the City of Klamath Falls, Oregon; thence Southerly along the Westerly line of Armour Avenue of said CARROLL'S ADDITION to the City of Klamath Falls, Oregon, 45 feet to a point; thence South  $89^{\circ}$  West 466.6 feet to a point; thence North  $0^{\circ}49'$  West 465 feet to a point; thence North  $89^{\circ}$  East 526.6 feet more or less to the Easterly Section line of Section 31, Twp. 39 S., R. 9 E., W.M. thence South  $49^{\circ}$  East 330 feet; thence Westerly and along the course of the Northerly line of Lot 3, Block 1, CARROLL'S ADDITION to the City of Klamath Falls, Oregon, to the Northwest corner of said Lot 3; thence Southerly and along the Westerly line of Lots 2 and 3 of said Block 1, CARROLL'S ADDITION to the City of Klamath Falls, Oregon, 90 feet more or less to the Southwesterly corner of Lot 2 of said Block 1; thence Easterly along the Southerly line of said Lot 2, Block 1, CARROLL'S ADDITION to the City of Klamath Falls, Oregon, 115 feet more or less to the point of beginning, being vacated Blocks 2 and 3, and Lot 1, 4, 5, 6, 7, 8 and 9 of Block 1, CARROLL'S ADDITION to the City of Klamath Falls, Oregon, and those portions of Armour Avenue, Seymour Avenue, Pasadena Avenue, and Bridge Street accruing thereto by reason of said vacation, and Lots 3 and 4 Block 17, WESTLAKE PARK ADDITION to the City of Klamath Falls, Oregon.

Lots 2 and 3, Block 1, CARROLL'S ADDITION to the City of Klamath Falls, Oregon, according to the duly recorded plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

Western Bank

on this 5th day of July A.D., 19 88  
at 10:03 o'clock A.M. and duly recorded  
in Vol. M88 of Mortgages Page 10420

Evelyn Biehn County Clerk

By Pauline Mullens  
Deputy.

Fee, \$23.00