

MTC-1396-144

**LINE OF CREDIT MORTGAGE
MODIFICATION OF DEED OF TRUST AND ADVANCELINE
VARIABLE RATE LINE OF CREDIT AGREEMENT**

DATED August 8, 19 88

BETWEEN: First Interstate Bank of Oregon, N.A. ("Bank") whose address is
601 Main St./P.O. Box 608 Klamath Falls, OR 97601

AND: Roderick C. Wendt and Carol M. Wendt ("Borrower") whose address is
2120 Fairmount Klamath Falls, OR 97601

RECITALS:

Borrower and Bank are parties to a April 29, 19 88 AdvanceLine Variable Rate Line of Credit Agreement ("Agreement").

Indebtedness owing by Borrower to Bank pursuant to the Agreement is secured by a April 29, 19 88 Trust Deed ("Trust Deed") executed by Borrower as Grantor in favor of Bank as Beneficiary and conveying to the Trustee named therein the following described real property in Klamath County, Oregon: Lots 1,2,3,4,5 and 6 in Block 17 of IRVINGTON HEIGHTS ADDITIONA to the City of Klamath Falls, according to the official plat thereon on file in the office of the County Clerk of Klamath County, Oregon. The Trust Deed was recorded May 4, 19 88 in Klamath County, Oregon Mortgage Records as Page 7074 of Reel/Book (strike one) M88.

The credit limit under Agreement is \$ 100,000.00 and Borrower has asked Bank to increase it to \$ 200,000.00.

Bank is agreeable to the increase provided:

- (i) the Trust Deed secures the increased credit limit; and
- (ii) If the corresponding Annual Percentage Rate provided in the Agreement is not the corresponding Annual Percentage Rate currently applicable to Borrower's type of account, the corresponding Annual Percentage Rate provided in the Agreement is changed to the current corresponding Annual Percentage Rate.

AGREEMENT:

1. Agreement is amended to provide for a \$ 200,000.00 credit limit.
2. Trust Deed is amended by increasing to \$ 200,000.00 the principal amount of indebtedness incurred pursuant to the Agreement that Trust Deed secures.
3. If the Trust Deed does not already have the words "LINE OF CREDIT MORTGAGE" at the top, the Trust Deed is amended by adding "LINE OF CREDIT MORTGAGE" at the top.
4. ☐ The Agreement is amended to provide that your corresponding Annual Percentage Rate for each day of any billing cycle is _____ % above the Bank's Prime Rate which was in effect on the first day of the preceding calendar month.
5. ☒ Your corresponding Annual Percentage Rate is as provided in the Agreement.
6. Borrower will be paying upon signing this modification the following fees:
 - i. Title insurance premium \$ N/A
 - ii. Modification recording fees \$ 5.00
 - iii. Appraisal fee \$ N/A
7. Except as herein modified in the manner and on the terms and conditions hereinabove stated, the Agreement and Trust Deed shall be and remain in full force and effect, with all the terms and conditions of which Borrower does agree to comply in the same manner and to the same extent as though the provisions thereof were in all respects incorporated herein and made a part of this Agreement.
8. By signing below Borrower is agreeing to this modification and acknowledging that Borrower has received a copy of it.

FIRST INTERSTATE BANK OF OREGON, N.A.

By W.W. Keeney
TITLE: Commercial Loan Officer

BORROWER

BORROWER

State of Oregon)
) ss:
County of Klamath)

The foregoing instrument was acknowledged before me this 8th day of August, 19 88, by W.W. Keeney

of FIRST INTERSTATE BANK OF OREGON, N.A., a national banking association, on behalf of this association.

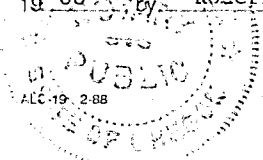
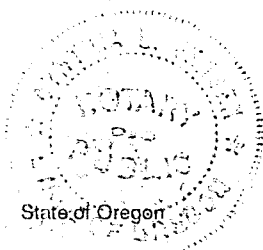
Cynthia Jensen
NOTARY PUBLIC FOR THE STATE OF OREGON
MY COMMISSION EXPIRES 3-25-89

State of Oregon)
) ss:
County of Klamath)

The foregoing instrument was acknowledged before me this 8th day of August, 19 88, by Roderick C. Wendt and Carol M. Wendt

Cynthia Jensen
NOTARY PUBLIC FOR THE STATE OF OREGON
MY COMMISSION EXPIRES 3-25-89

'88 AUG 12 PM 1:54



13042

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 12th day
of Aug. A.D., 19 88 at 1:54 o'clock P.M. and duly recorded in Vol. M88,
of Mortgages on Page 13041.
Evelyn Biehn, County Clerk
By Pauline Miller

FEE \$13.00

Return: M.T.C.

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