



**NOTE: The grantor covenants and agrees to and with the beneficiary 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.**

The grantor warrants that the proceeds of the loan represented by the above described note and this trust deed are:  
(a) primarily for grantor's personal, family or household purposes (see Important Notice below),  
(b) for an organization, or (even if grantor 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 feminine 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.**

*Terri L. Smith*  
*Randall B. James*  
*Brian Brodsky*

WITNESS: Brian Brodsky

STATE OF CALIFORNIA  
COUNTY OF Los Angeles

On Sept. 13, 1988 } ss.  
the undersigned, a Notary Public in and for said County and State, personally appeared Brian Brodsky  
Brian Brodsky personally known to me to be the person whose name is subscribed to the within instrument as a witness thereto, (or proved to be such person by the oath of a credible witness who is personally known to me), who being by me duly sworn, deposes and says: That he resides at 4776 Arch Dr. Studio City, CA 91604  
that he was present and saw Terri L. Smith & Randall B. James personally known to him to be the person described in, and whose name is subscribed to the within and annexed instrument, execute the same; and that affiant subscribed his name thereto as a witness of said execution.

Signature [Signature]

**WTC WORLD TITLE COMPANY**

FOR NOTARY SEAL OR STAMP

OFFICIAL SEAL  
JEANNE NIGH  
Notary Public-California  
LOS ANGELES COUNTY  
My Comm. Exp. Aug. 18, 1989

DATED: Sept 13, 1988

Do not lose or destroy this Trust Deed OR THE NOTE which it secures. Both must be delivered to the trustee for cancellation before reconveyance will be made.

**TRUST DEED**  
(FORM No. 881)  
STEVENSON LAW FIRM, P.C., PORTLAND, ORE.

Grantor: Smith & James  
1250 South Brookhurst #103  
Anaheim, CA 92804

Beneficiary: Leggett  
4861 Ladine  
Klamath Falls, OR 97603

STATE OF OREGON,  
County of Klamath ss.  
I certify that the within instrument was received for record on the 22nd day of Sept., 1988, at 3:36 o'clock P.M., and recorded in book/reel/volume No. M88 on page 15756 or as fee/file/instrument/microfilm/reception No. 91784.  
Record of Mortgages of said County.  
Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
NAME  
By [Signature] TITLE  
Deputy

Fee \$13.00