EVENS-HESS LAW PUBLISHING ed Series D INe matriction on a alanmer th. TUSTOL Vol. mg Page 12026 1151 51 200 001 相手 TRUST DEED tl, day of ASPEN TITLE AND ESCHOU INC. as Grantor, ASPEN IIT D.T. SERVICE INC. A NEVADA CUN PONATION as Beneficiary, WITNESSETH: in HARCEL S, BLOCK III, KLAMATH FOREST ESTATES, HIGHLAY GE? UNIT 4, KLAMATH COUNTY, ONEGON. together with all and singular the timerants, hereditaments and appurtenances and all other rights thereunto belonging or in anywise now or hereafter appertaining, and the rents, issues and profits thereof and all fixtures now or hereafter attached to or used in connec-tion with aid real estate. FOR THE PURPOSE. OF SECURING PERFORMANCE of each agreement of grantor herein contained and payment of the sum of EIGHT THOUSAND FIUR HUNDHED TEN AND 96/100 Dellars, with interest thereon according to the terms of a promissory note of even date herewith, payable to keneticiary or order and mathematic by grantor, the final payment of principal and interest hereof, if not sconer paid, to be due and payable 2008, NAY 23 The date of maturity of the cebt secured by this instrument is the date, stated above, on which the final installment of said note becomes due and payable. The cheve described real proporty is not currently used for agricultural, timber or grazing purposes. not sooner paid, to be due and payable SOOB, MAY 33 The date of maturity of the tobt socured by this in altument is becomes due and payable. The above described ceal property is not currently used for agricult To protect the socurity of this trust deed, grantor utgrees: To protect the socurity of this trust deed, grantor utgrees: To complete our restore promptly luing or improvement thereon and repair, not operating any waste of said aropsize. To complete our restore promptly luing food and workmanilies destroyed freeon, and pay thill have utgreated to be contracted, durants, condi-tions and restrictions effecting and property if the beneficiary to request, to food a so the beneficiary may require and to pay thill have any the destroyed free or search and the said property if the beneficiary to request, to food as the beneficiary may require and to pay thill have any the destroyed free sected on the said property if the beneficiary to request, to proper public office or searching agencies at may be deemed desirable by the and such other haards at the said property if the beneficiary with the more abreated to the band pay institution interace on the buildings the grantor shall fail for any resumt and from time to time require, in and such other haards at the defiver of the beneficiary with any first if the grantor shall fail for any resumt are poly may be agained by binary induced any time and the basid property in the adaption to collected, or may destruction, and have and the said property in the adaption to collected on the grantor hand fail by defiver or other instance poly my be agained by binary in duration and the destruction of the said application or release shall at the grantor that fail for any resumt of bair or such abards and the grantor that fail premises the first visit hand, with which for the grantor hand the grantor tail to any properties of the grantor to collected or my destruction; or other instance poly my be agained by binary interest poly devire the grantor t (a) consent to the making of any map or plat of soid property; (b) join in granting any essement or creating any restriction thereon; (c) join in any subordination or other agreement allecting this deed or the lien or charge subordination or other agreement allecting this deed or the lien or charge subordination or other agreement allecting this deed or the lien or charge subordination or other agreement allecting this deed or the lien or charge subordination or other agreement allecting this deed or the lien or charge subordination or other agreement allecting this deed or the lien or charge subordination any reconveyance may be described as the "person or persons legally entitled thereto," and the recitals therein of any matters or lacts shall be conclusive prood of the truthlutiness therein. Truste's fees for any of the services mentioned in this paragraph shall be not less than \$5. If Upon any default by grantor hersunder, beneficiary may at any time without notice, either in person, by agent or by a receiver to be appointed by a court, and without regard to the adquexy of any security for the indebiedness hereby secured, enter upon and take possession of same same or otherwise collect the remine, issues and profits, including those past due and unpuid, and apply the same. It is upon any indebitdness secured hereby, and in such order as bene fliciary may determine. together with trustee's 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 place designated in the notice of sale or the time to which said sale may be postponed as provided by law. The trustee may sell said property either in one parcel or in separate parcels and shall sell the parce of sale. Trustee shall deliver to the highest bidder for cash, payable at the time of sale. Trustee whall deliver to the purchaser its deed, in form as required, express or im-plied. The recitals in the deed of any matters of last shall be conclusive proof of the truthuliness thereol. Any person, excluding the trustee, but including the granter and beneficiary, may purchase at the sale. 15. When trustee sells pursuant to the powers provided herein, trustee whall apply the proceeds of sale to payment of (1) the expense of sale, in-cluding the compensation of the trustee and a reasonable charge by trustee stationey. (2) to the obligation secured by the trust deed, (3) to all person having recorded liens subsequent to the interest on the trust the the trustee in the trust event defances for the state of the trust endities of the statile charge by trustee stationey. (2) to the obligation secured by the trust deed, (3) to all person the supplies, in any, to the grantor or to his auccessor in interest on the trustee the trustee in the trust curplus. 16. Beneliciary may from time to time appoint a supressor or survey. Surplus, it any, to the granter or to the successor in interest entitled to such curplus. 16. Beneliciary may from time to time appoint a successor or succes-sors to any trustee amed herein or to any successor trustee appointed here-under. Upon such appointment, and without conveyance to the successor functor, the latter shall be vested with all tille, powers and duties conterred upon any trustee herein named or appointed hereunder. Each such appointment and subsitution shall be made by written instrument executed by beneliciary, which, when recorded in the mortgage records of the county or counties in which the property is situated, shall be conclusive proof of proper appointment of the successor trustee. or the successor trustee. 17. Trustee accepts this trust when this deed, dul acknowledged is made a public record as provided by law obligated to notify any party hereto of pending sale under an itust or of any action or proceeding in which grantor, benef ishall be a party unless such action or proceeding is brought b ways in control in a control and action or proceeding in brought b duly execu-law. Trustee r any other of --ficiary or --ficiary or rney, who is an active member of the Oregon State Bar, a bank, trust company or the United States, a tille insurance company authorized to insure tille to real or any agency thereof, or an escrow agent licensed under ORS 696.505 to 696.55 The Trust Deed Act provides that the truste hereunder must be either an attor ings and loan association authorized to do business under the laws of Oregon y of this state, its subsidiaries, affiliates, agents or branches, the United States NOTE: TSOSA

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(If the signer of the above is a use the form of actionarisedgem	nont oppesite.]			EMILY HURST Notary Public-Californ SAN JOAQUIN COUNT
STATE OF OULICON, County of SAN		) ss. Cou	E OF OREGON	<b>55.</b>
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