

THIS MORTGAGE is made this 19th day of December 1989, and between ANNE FLEMING JOHNSON, Mortgagor, to CP National Corporation, a California corporation, ("CP National"), Mortgagee. Mortgagor has entered into a contract with, and is obligated to, CP National for the sum of ONE THOUSAND ONE HUNDRED & NO/100 Dollars (\$1,100.00) and does hereby grant, bargain, sell and convey unto said CP National that certain property situated in Klamath County, Oregon, described as follows:

Street Address: 325 Michigan St, Klamath Falls, OREGON

Legal Description:

PARCEL 1: The Southeasterly one-half of Lots 7 and 8, Block 55, SECOND HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Tax Account No. 3809-28CC-3900
PARCEL 2: The North half of Lot 7, less the Easterly 22.5 feet of said Lot, the North half of Lot 8, all in Block 55, SECOND HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Tax Account No. 3809-28CC-3800
SUBJECT TO: Existing Trust Deeds recorded in Volume M89, page 4478 and Volume M89, page 4483, Microfilm Records, which buyers herein agree to assume and pay hereinafter.

together with the tenements, hereditaments and appurtenances appertaining thereto.

This conveyance is intended as a mortgage to secure the payment of the contract between CP National and Mortgagor dated 11 DECEMBER 1989. The date of maturity of the debt secured by this mortgage is the date upon which the last retail installment contract payment is due, to-wit, JANUARY, 1992. This mortgage is subject to any and all prior liens and encumbrances of record against the above property. The Mortgagor agrees to pay and keep current all real property taxes and any amounts due on any prior encumbrances before the same become delinquent.

When the Mortgagor pays all sums, including principal and interest, owing to CP National under the terms of the aforementioned contract, this conveyance shall become void; but in the event Mortgagor defaults in any of the terms of said contract or this mortgage, then all amounts due CP National shall become immediately due and payable and CP National may foreclose this mortgage and sell the property above described in the manner provided by law and out of the money arising from the sale, retain all amounts due under the contract and actual reasonable costs of collection, including, without limitation, costs and expenses of the foreclosure proceeding, including reasonable attorneys fees and the surplus, if any, shall be paid over to Mortgagor or Mortgagors' heirs or assigns.

MORTGAGOR ACKNOWLEDGES RECEIPT OF A COPY OF THIS MORTGAGE.

Anne Fleming Johnson

CALIFORNIA
STATE OF ~~OREGON~~ } ss.
COUNTY OF SANTA BARBARA

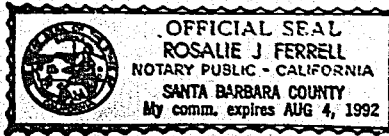
On this 17th day of December, 1989, before me, the undersigned notary public, personally appeared ANNE FLEMING JOHNSON, personally known to me, who was the subscribing witness to the foregoing Mortgage, who being sworn, stated that he/she resides at 922 CEDAR, SANTA MARIA, CA 93455 Oregon, and that he/she was present and saw

personally known to said subscribing witness to be the person(s) whose name(s) were subscribed to the within Mortgage, execute and acknowledge the same, and said subscribing witness acknowledged said mortgage to be the voluntary act and deed of the person(s) signing said Mortgage.

Shirley M. Turner
Subscribing Witness

Rosalie J. Ferrell
NOTARY PUBLIC FOR ~~OREGON~~ CALIFORNIA
My commission expires: AUGUST 4, 1992

STATE OF OREGON, ss.
County of Klamath



Filed for record at request of:

CP National
on this 22nd day of Feb. A.D., 19 90
at 8:55 o'clock A M. and duly recorded
in Vol. M90 of Mortgages Page 3385
Evelyn Biehn County Clerk
By Candice Mullendore
Deputy.

Fee, \$8.00

Return to: CP National PO Box 310, Klamath Falls, OR 97601