12039	ti 11.00 11.00	ATC #050 34863 RUST DEED Vol. <u>m90</u> Page <u>4181</u>
		h TTOS; Ausband and Wife
WILFRED D., M		a second a second s
ASPE	N TITLE & ESCROW, II AYLOR AND LORA L. T	NC. AYLOR, Husband and Wife , as Trustee,
		rent Andrew (11) or as fersifilations Concrete file for the fertility of t
as Beneficiary,	Crantor WI	TNESSETH:
Grantor irrevoc	ably grants, bargains, sells and County Oregon de	I conveys to trustee in trust, with power of sale, the prop
<pre>^ Tract 90, PL of 0regon</pre>		scribed as: In the County of Klamath', State end group get to adjourned
	3909-28A TL 8500	SZ/ATE GPOREGON, Count of Stitzath
the real lane of these of the	e from these the those which is around to	uli mad 🐄 delletival to Ha france factoria a set balance readonance Countra s
		teutra.
MORTGAGE IN I	FAVOR OF THE OREGON	D INFERIOR AND JUNIOR TOAN EXISTING DEPARTMENT OF VETERANS AFFAIRS THAT
D'ISDNOW A LIEM	N ON THE SUBJECT PRO	PERTY.
together with all and sing		and appurtenances and all other rights incleaned belonging of in an
tion with said real estate.	OF SECURING PERFORM	NCE of each asceement of scantor herein contained and payment
sum of	<u> 10,05 and., i wen,1 y., seven</u>	AND: 09/100
and an international data from the	and nameble on maturity	id made by grantor, the final payment of principal and interest her 1 Of note 19
The date of maturi becomes due and payable	ity of the debt secured by this instru	iment is the date, stated above, on which the that installment of san
1. To protect, preserv	urity of this trust deed, grantor agree re and maintain said property in good con- demolish any building or improvement th	ndition graming any easement of creating any restriction the lien or the lien or
	waste ol said property. estore promptly and in good and workm rovement which may, be constructed, dama, hen due all costs incurred therefor.	
3. To comply with al tions and restrictions affecting ioin in executing such financia	It laws, ordinances, regulations, covenants, g said property; il the beneficiary so reque ing statements/pursuant to the Uniform Co may, require and to pay log liling same	sts, to time without noice, either in person, by agent or by a receiver to
proper public office or office by filing officers or searchin	es, as well as the cost of all lien searches of agencies as may, be deemed desirable i	made the indebtedness hereby seconds of the postession of said the postession of said by the erty or any part thereof in its rown name, sue or otherwise collect the issues and problem including those nast due and unpaid, and apply the
	ontinuously maintain insurance on the bu the said premises against loss or damage l he beneliciary, may from time to time requ I DSITEAD LO TAILLO	by fire ney s tees upon any inacticaness secured nercy, and in such order a sire, in ficiary may determine.
	beneliciary, with loss payable to the latt	ter; all collection of such rents, issues and profits, or the proceeds of the an
an amount not less than \$ companies acceptable to the policies of insurance shall be	any reason to procure any such insurance	and to property, and the application or release thereof as aforesaid, shall not
an amount not less than \$ companies acceptable to the policies of insurance shall be if the grantor shall fail for a deliver said policies to the be tion of any policy of insura the beneficiary_may_procure	encliciary at least fifteen days prior to the ance now or hereafter placed on said but e the same at grantor's expense. The s	and to property, and the application or release thereof as atoresaid, shall not expira- waive any detault or notice of delault hereunder or invalidate any a lidings, pursuant to such notice. amount to OF 012. Upon delault by grantor in payment of any indebtedness herefit
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an amount not less than 3 companies acceptable (5 the policies of insurance shall be it he grantor shall fail for a deliver said policies to the be collected under any life or o ciary upon any indebtedness may determine, or at option any part thereof; may be refu- not cure or waive any defaul act done pursuant to such no 5. To keep said pren taxes, assessments and other against said property before charges become past due or to benelicary; should the for- ments, Thaurance premiums, by direct payment, bende trust deed, without waiver co covenants, hereof, and for suc erty hereinbefore, described, same estent that they asym render all cums secured by 1 constitute a breach the star.	neticiary, at least litter days prior to the ance now or hereafter placed on said built e the same at grantor's expense. The a sther insurance policy may be applied by secured hereby and in such order as been of beneficiary the entire amount so colce cased to grantor. Such application or related blics. It is a provide the same or invalide blics. It is notice of delault hereunder or invalide blics. It is from construction liens and to j charges that may be levied or assessed us apply part of such taxes, assessments and delimquent and promptly deliver receipts to intery same just is a payment of any faxes, liens or other charge payable by grantor, providing 'beneficiary' with funds with with interest at the rate set, forth, in the note- sitations described in paragraphs 6 and 7 o and become a part of the debt secured of any rights arising from breach of any ch payments, with interest, as aloresaid, the saw eff as the j grantor, and j be bound bound for the payment of the obligation nents shall, at the option, of the beneficiaries of any rights arising from breach of any ch payments, with interest, as aloresaid, the saw eff as the j grantor, shall be bound bound for the payment of the obligation nents shall, at the option of the beneficiaries this trust deed immediately due and payable this trust deed immediately due and payable this trust deed immediately due and payable of the costs and expenses of the truste including i e other costs and expenses of the truste including i e other costs and expenses of the truste and any states and expenses of the strust including is a solver of the obligation and trustes and any states and expenses of the strust including is e other costs and expenses of the truste and payable of the costs and expenses of the truste and payable.	and to property, and the application or release thereol as aloreward, shall not expira- waive any default or notice ol default hereunder or invalidate any al- idinga, pursuant to such notice. In the such respect to such payment of any indebtedness benefit expect to such payment and/or performance, the beneficiary ited or expect the beneficiary and the such application of the beneficiary ted or expect to such payment and/or performance, the beneficiary ited or expect the beneficiary and this election may proceed to foreclose this trust eshall event the beneficiary at his election may proceed to foreclose this trust advertisement and sale, or may direct the trustee to foreclose this trust advertisement and sale, or may direct the trustee to foreclose this trust advertisement and sale, or may direct the trustee to foreclose this trust advertisement and sale, or may direct the trustee to foreclose this trust and his election to sell the said described real property to satisfy the of assess- secured hereby, whereupon the trustee shall ix the time and place of assess- secured hereby, whereupon the trustee shall ix the time and place of assess- secured as then required by law and proceed to foreclose this tru- therefor: [13]. Alter, the truste sons provided for OKS 86.795. [14]. Alter, the truste for a sale is a fainter to pay with of the sums secured by the trust default the trustee cond of this sale, and at any time prior to 5 days before the date the trustee cond of this the default or defaults. If the default consists of a failure to pay with the default or defaults. If the default consists of a lailure to pay with the default or defaults. If the default consists of a lailure to pay with the default or its deda. In any case, in default that ince herein being cured may be cured by tendering the performance unithe d elivith- Voligation or trust deed. In any case, in default that ince herein being cured may be cured by tendering the performance unithe d eliciary, delaulis, the person ellecting the cure shall diago th
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an amount not less than 3 companies acceptable, to the policies of insurance shall be it he grantor shall fail for a deliver said policies to the be ton of any policy-of insura the beneliciary, may, procurs collected under any life or o ciary upon any indebtedness may determine, or at option any part thereol; may be refe not cure or waive any defaul act done pursuant to such no 5. 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Note: 12.2 Upon default by frantor in payment of any indebtedness beneli- cliciary description of the such payment and/or performance, the benelicity declare all sums secured hereby immediately due and payable. In each devent the beneliciary at his election may proceed to forecloss think is each divertisement and safe, in many case to be recorded his written notice of advertisement and safe, in many which the beneliciary may have. In it pon or temedy, cliciary dects to foreclose by advertisement and safe, the beneli of other the trustes chall execute and cause to be recorded his written notice of herefor: and his election to sell the said described real property to satisfy the of assess- getter the bey whereupon the trustes shall is the time and place of s notice thereol as then required by law and proceed to foreclose this fur in the manner provided in ORS 66.735 to 86.795. (13): Alter, the truste has commenced foreclosure by advertisem secured herefor, and the tiruste has commenced foreclosure by pay event the default or defaults. If the default may be cured by this divertisement, due alt the tirust decd, the default may be cured by pay event the property is declared in any default constants of a failure to pay, wi of the default or defaults. If the default may be cured by pay e prop- entire amount, due alt the tirust declare of the such portion is the default or default the tirust of the failure of the such portion of defaults, when the person so privileged by ORS 86.753. In by this be designed in default occurred. Any other default that is co for the here had no default occurred. Any other default that is co the the pay and the tiruste and the default may be cured by the sum as experience actually incurred in enforcing the obligation of the tru- place designated in whe hone to col sale or the time to which said sum and
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bin in the trial and appendix counts increased upon the indebtedness, secured hereby; and grantor agrees, at its own expense, to take such actions and executed in the mortage is ball be county or counties in mension, promptly upon beneficiary's request. 9. At any time and iron time upon written request of bene-iciary's payment of its lees and presentation of this deed and the note that indested in the indebtedness. Trustee accept able records of the sporter exponent iciary's payment of its lees and presentation of this deed and the note that the liability of any person for the payment of the indebtedness, trustee in (a) consult to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the making of any map or plat of said property (b) join in the trust to the trust of the plat of said property (b) join in the trust to the plat of said property (b) join in the plat of said be and by the plat of said be and the plat the trust to the plat of said by the plat to the plat tof the plat to the plat to the plat to the plat t

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NOTE: The Trust Deed Act provides that the trustee hereunder must be alther an attorney, whot is an active member of the Oregon State Bar, a bank, trust company or savings and loan association authorized to do business under the laws of Oregon or the United States, a title insurance company outhorized to insure title to real property of this state, its subsidiaries, affiliates, agents or branches, the United States or any agency thereof, or an escraw agent licensed under ORS 696.505 to 696.585.

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 (a)* primarily for grantor's personal, (b) for an organization, or (even if 	family or household purposes (see grantor is a natural person) are for	nove described note and this trust deed are: Important Notice below), business of commercial and
This deed applies to, inures to the be	enefit of and binds all parties herei	
ecured hereby, whether or not named as a lender includes the feminine and the neuter,	gns. The term beneficiary shall mer beneficiary herein. In construing thi and the singular number include	to, their heirs, legatees, devisees, administrators, executors, an the holder and owner, including pledgee, of the contract is deed and whenever the context so requires, the masculine he plural.
IN WITNESS WHEREOF, se	aid grantor has hereunto set h	is hand the day and year first above written.
IMPORTANT NOTICE: Defet	a na an	With year first above written.
s such word is defined in the Truth-in-Lending	Act and Regulation Z, the	FRED D. MATTOS
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