



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

except none

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) vvvvvv

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.

\* IMPORTANT NOTICE: Delete, by lining out, whichever warranty (a) or (b) is not applicable; if warranty (a) is applicable and the beneficiary is a creditor as such, word is defined in the Truth-in-Lending Act and Regulation Z, the beneficiary MUST comply with the Act and Regulation by making required disclosures; for this purpose use Stevens-Ness Form No. 1319, or equivalent. If compliance with the Act is not required, disregard this notice.

(If the signer of the above is a corporation, use the form of acknowledgement opposite.)

STATE OF OREGON,

County of Klamath

This instrument was acknowledged before me on May 23, 19 90 by

Aaron R. DeGroot

Gerrit A. DeGroot, JN.

(SEAL)

DANA M. NIELSEN  
NOTARY PUBLIC OREGON

My Commission Expires 1/30/94

STATE OF OREGON,

County of

This instrument was acknowledged before me on 19, by

as

of

Notary Public for Oregon

My commission expires:

REQUEST FOR FULL RECONVEYANCE

To be used only when obligations have been paid.

TO:

The undersigned is the legal owner and holder of all indebtedness secured by the foregoing trust deed. All sums secured by said trust deed have been fully paid and satisfied. You hereby are directed, on payment to you of any sums owing to you under the terms of said trust deed or pursuant to statute, to cancel all evidences of indebtedness secured by said trust deed (which are delivered to you herewith together with said trust deed) and to reconvey, without warranty, to the parties designated by the terms of said trust deed the estate now held by you under the same. Mail reconveyance and documents to

DATED:

19

Beneficiary

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)

STEVENS-NESS LAW PUB. CO., PORTLAND, ORE.

Gerrit & Aaron DeGroot

1011 Wild Plum

Klamath Falls, OR 97601

Grantor

Clark & Beard & Ewing

7525 Cackler Lane

Citrus Heights, CA 95621

Beneficiary

AFTER RECORDING RETURN TO

Mountain Title Company

(COLL. ESCROW DEPT.)

STATE OF OREGON,

County of

I certify that the within instrument was received for record on the day

of 19, at o'clock M., and recorded

in book/reel/volume No. on

page or as fee/file/instru-

ment/microfilm/reception No.

Record of Mortgages of said County.

Witness my hand and seal of

County affixed.

NAME

By

TITLE

Deputy

EXHIBIT "A"  
LEGAL DESCRIPTION

The Easterly 15.14 feet off the Easterly side of Lot 6 and the Westerly 22.4 feet off the Westerly side of Lot 7, Block 8 of ORIGINAL TOWN OF KLAMATH FALLS, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Southerly line of High Street distant 15.14 feet Southwesterly from the corner common to Lot 6 and 7 of said Block 8; thence Northeasterly along the Southerly line of High Street 37.54 feet; thence Southeasterly and at right angles to High Street 120 feet; thence Southwesterly and parallel with High Street 37.54 feet; thence Northwesterly and at right angles with High Street 120 feet to the point of beginning.

Tax Account No: 3809 032AC 08700

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 24th day  
of May A.D., 19 90 at 4:02 o'clock P. M., and duly recorded in Vol. M90,  
of Mortgages on Page 9974.

Evelyn Biehn, County Clerk

By Pauline Mullendore

FEE \$18.00