MTC 24070 DT ENS-NESS LAW PUBLISHING CO. PORTLAND, OR. 97204 Vol.<u>m90</u> Page 15293 UK 18316 TRUST DEED dia anoti , 19.90, between as Trustee, and as Grantor, _____ Mountain Title Company of Klamath County Gene M. Hankins & Claudia F. Hankins, or the survivor as Beneficiary, WITNESSETH: Grantor irrevocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property in ____Klamath_____County, Oregon, described as: and sheet had been made to f establishes and See Attached Legal Description made a part herein obrahili 资产ATE GF 负数公司公司 TRUSCOLLED فركالألاطان والمراجر براي

becomes due and payable. The clove described real property is not currently used for agricultural, timber or grazing purposes.

The chove described real property is not currently used for agricul To protect the security of this trust deed, grantor agrees: 1: To protect the security of this trust deed, grantor agrees: 1: To protect preserve and maintain said property in good condition and repair: not to remove or denoilsh any building or improvement thereon; not to commit or permit any waste of said property. 2: To complete or restore promptly and in good and workmanlike protect of the security of the securit

A to bound allecting said property: if the Benefatly distance in Commerce time and so the borelicity may require and topics of the model of the and of the said process as the borelicity may be desmed deviable by the provide and continuously maintain instrance on the buildings of the and only maintain instrance on the buildings of the said process as the borelicity and the said process as the borelicity and the said process as the borelicity of the said process and the process and the said process and process and the said process and process and be and the said process and the said process and process and process the same and process the same and process and the said process and process and process the same and process and the same and the same and the same and the same and process the same and process the same and the same

Incl. timber or grazing purposes.
(a) consent to the making of any map or plat of said property; (b) join in franting any essement or creating any restriction thereon; (c) join in any subordination or other agreement allecting this deed or the lien or charke thereof; (d) reconvey, without warranty. Il or any part of the property. The france in any reconveyance may be described as the "person or persons legally entitled thereto," and the rectual therein of any matters or facts shall be conclusive proof of the truthuliness thereof. Trustee's fees ior any of the persons provide thereof, and the rectual therein of any matters or facts shall be conclusive proof of the truthuliness thereof. Trustee's fees ior any of the provide regardly entitled thereof, in any recurred to the adequacy of any security live the indebtedness hereby secured, enter upon and take prosession of and provide a thereof, in such and take prosession of and provide attorney's lees upon any indebtedness and profits, including those part for the provender, and in such order as brinnessare policies or compensation and profits, including those and profits, including those and profits, including those and profits, including those and profits, and in such order as brinnessare policies or compensation and profits, including the adequacy of any curre or such as thereof, in the proceeds of the and there any distants.
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of the hundresson bundler. 17. Trustnee accepts this trust along then then deed, duly execute achnowlended is made a public rentred as provided by law. Trustner obligated to exitis any party boreto of predient axis under any other trust or of any action or preceeding in which granture, beneficiary at trust or of any action or preceeding in which granture, beneficiary at trust or of a any action or preceeding in which granture, beneficiary at thall be a party unless such action or preceeding is brought by trustee thall be a

NOTE: The Trust Deed Act provides that the trustee bereander must be either an attorney, who is an active member of the Oregon State Bot, a bank, trust company or savings and loan association authorized to do business under the lows of Oregon or the United States, a title inturance company authorized 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 interved under ORS 696.505 to 696.585

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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

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and that he will warrant and forever defend the same against all persons whomsoever.

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 terminine 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. i i M = n

* 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.

Ouillette ullis E. Dianne C. Ouillette

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

STATE OF DESERVER California } County of Grange }st	STATE OF OREGON,	SS.
This instrument was acknowledged before me July ,1990, by	on This instrument was acknowledged before me on	
Willis E. Ouillette & Dianne C. Ou	illett <u>e</u> s	
Mary Kethleen Belles Notary Public tor Ores		
(SEAL) Notary Public tor Oreg (SEAL) CALLFO My commission expires: Auly 30, 1993	on Notary Public for Oregon RMA My commission expires:	(SEAL)
ORANGE COUNTY My comm. expires JUL 30, 1993	REQUEST FOR FULL RECONVEYANCE used only when obligations have been poid. Trustee	

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:

Beneficiary

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

TRUST DEED (FORM Ng. 881-1) STEVENS-NESS' LAW PUB. CO., PORTLAND. ORE.	vasar a Sved o verp	STATE OF OREGON, County of	
Willis E. Ouillette & Dianne C 11311 Bowles Ave Garden Grove, CA 92641	- Line Contract States (1997) - Line Contract States (1997) - Line Contract States (1997)	was received for record on the	
Grantor Gene M. Hankins & Claudia F. Ha 6512 Appalossa Court Klamath Falls, Or 97603 Beneficiary	SPACE RESERVED Inkins FOR RECORDER'S USE	in book/reel/volume Noon page or as fee/file/instru- ment/microfilm/reception No, Record of Mortgages of said County. Witness my hand and seal of	
AFTER RECORDING RETURN TO Mountain Title Company 222 South Sixth Street Klamath Falls, OR 97601	en fræderik en fræderikker kan Solder Hand gefo	County affixed.	

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EXHIBIT "A" LEGAL DESCRIPTION

PARCEL 1:

A tract of land situated in the E1/2 of Section 19, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of said Section 19; thence South 00 degrees 14' 22" West 1109.83 feet; thence South 13 degrees 07' 17" West 87.28 feet; thence South 11 degrees 36' 09" West 207.42 feet; thence South 07 degrees 34' 59" West 2.17 feet to a 5/8 inch iron pin on the West bank of Lost River and on the true point of beginning of this description; thence South 07 degrees 34' 59" West along said West bank 291.75 feet to a 5/8 inch iron pin; thence West 694.31 feet to a 5/8 inch iron pin on the East right of way line of the County Road; thence North 15 degrees 20' 44" West along said East line 299.89 feet to a 5/8 inch iron pin; thence East 812.17 feet to the true point of beginning.

Tax Account No: 3911 01900 00500

PARCEL 2:

A tract of land situated in the E1/2 of Section 19, Township 39 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Northeast corner of said Section 19; thence South 00 degrees 14' 22" West 1109.83 feet; thence South 13 degrees 07' 17" West 87.28 feet; thence South 11 degrees 36' 09" West 207.42 feet; thence South 07 degrees 34' 59" West 293.92 feet to a 5/8 inch iron pin on the West bank of Lost River and the true point of beginning of this description; thence South 07 degrees 34' 59" West along said West bank 52.47 feet to a 5/8 inch iron pin; thence South 06 degrees 34' 14" East along said West bank 282.07 feet; thence West 631.66 feet to a 5/8 inch iron pin on the East right of way line of the County Road; thence Northwesterly along said East line and the arc of a curve to the left (central angle= 03 degrees 10' 52" and radius= 1980 feet) 109.93 feet to a 5/8 inch iron pin; thence North 15 degrees 20' 44" West along said East line 233.81 feet to a 5/8 inch iron pin; thence East 694.31 feet to the true point of beginning of this description.

Tax Account No: 3911 01900 00600

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for of	record at request July		<u>Mountain</u> 19 <u>90</u> at			o'clock P_M., and duly recorded in Vol. M90,
FEE	\$18.00	OI		norega	iges	on Page <u>15293</u> Evelyn Biehn , County Clerk By <u>Qarulene Mullendore</u>