Aspen Title 01037389 #CIC37320 + 01037389

F 4	ed Series-TRUST DEED. #CIC37320 Vol. m91 Paye Site
FORM No. 881—Oregon Trust	
[∞] 33835	10 QL between
00000	TRUSI DEED , 19.91, between C DEED, made this
THIS TRUS	DEED, made this Helen Wolter and Keyin K. Brink Marshing Marshing
Price E. Brit	Leela Benjamins. In the as tennants in Commerce as Trustee, and
with full ri	DEED, made his Helen Wolter and Kerlin Kingen , Leela Benjamin, Helen Wolter and Nerlin Kingen ts of survivorship and not as tennants in common. A software and his of survivorship and not as tennants in common. A software and software
as Grantor, Aspen	fitle Co.
Albert Suku	A Leela Benjamin. Helen Wolter and in common. ts of survivorship and not as tennants in common. nts of survivorship and not as tennants in common. as Trustee, and fitle Co. and Cladys M. Sukut, his wife and Cladys M. Sukut, his wife
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as Beneficiary,	WITNESSETH: ocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property ocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property ocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property ocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property ocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property ocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property ocably grants, bargains, sells and conveys to trustee in trust, with power of sale, the property
as Denemonary	the sells and conveys to trustee in trust, where it and a sells and conveys to trustee in trust, where it is a sell sells and conveys to trustee in trust, where it is a sell sells are sells and conveys to trustee in trust, where it is a sell sells are sells and conveys to trustee in trust, where it is a sell sells are sells and conveys to trustee in trust, where it is a sell sells are se
Grantor irre	ocably grants, bargains, sens and County, Oregon, described as: County, Oregon, described as:
. Viamalu	- is of Dreyou
Independenc	Tracts, in the county of the Easterly 88 feet of Lot 4, Block 33, HILLSIDE HELD half of 734 feet of the Easterly half of the Northerly 5 feet of the Easterly half of the VIAMATH FALLS, OREGON, and the Northerly 5 KLAMATH FALLS, OREGON. AND ALSO a
The Souther	, 34 feet of the Easterly and the Northerly 5 feet of the Labra AND ALSO a
The bouene	TAMATH FALLS, OREGON, and CITY OF KLAMATH FALLS, OREGON, and of the

strip of land two (2) feet wide of the Southerly 34 feet of the Easterly end of Lot 5, Block 33, HILLSIDE ADDITION TO THE CITY OF Westerly 90 feet of Lot 4, Block 33, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS,

OREGON, in the County of Klamath, State of Oregon.

sum of Twenty thousand and no/100 accesses before the stated above on which the final installment of said note of even date and payable to beneficiary or order and made by grantor, the final payment of principal and interest hereof, if not sooner paid, to be due and payable August not sooner paid, to be due and payable August The date of maturity of the debt secured by this instrument is the date, stated above, on which the final installment of said note becomes due and payable. In the event the within described property, or any part thereof, or any interest therein is sold, agreed to be sold, conveyed, assigned or alienated by the grantor without first having obtained the written consent or approval of the beneficiary, therein, at the beneficiary's option, all obligations secured by this instrument, irrespective of the maturity dates expressed therein, or herein, shall become immediately due and payable. To protect the complex of this turne deed terms dates

The date of marging in the event the withmat first have sold, conveyed, assigned or alienated by the granter without first have sold, conveyed, assigned or alienated by the granter by this instrument therein, shall become immediately due and payable. To protect the security of this trust deed, granter agrees: To protect the security of this trust deed, granter agrees and maintain said property in good and workmanlike the trust or restore promptly and be constructed, damaged or and to comply with all lade adoptory. In good and workmanlike the manner and year of the security of the security in good and workmanlike the trust deed, stranter demonstrate or restore promptly and be constructed, damaged or the security and adoptory. If the beneficiary more commons, waste of and to pay all be the secure there are the security of the secure and the secure and

pellate court shall adjudge reasonable as the beneficiary is or trustees attor-ney's fees on such appeal. It is mutually agreed that: is mutually agreed that: is not event that any portion or all of said property shall be taken inder the right of enument domain or condemnation, beneficiary shall have the ender the right of enument domain or condemnation, beneficiary shall have the inder the right of enument domain or condemnation, beneficiary shall have the ender the right of enument domain or condemnation, beneficiary shall have the scient provide that all or any portion of the money parable incurred by grantor in such proceedings, shall be paid to incurred by bene-both in the trial and appellate courts, encessarily paid or incurred by bene-liciary in such proceedings, and the balance applied upon the indebtedness incurred thereby ich instruments as shall be necessarily no take such actions pendence entry time and from time to time upon written request of bene-9. At and of its fees and presentation of this deed and the mote for ficiary, payment in case of full reconvegances. for cancellation, without frustee may the liability of any person for the payment of the indebtedness. trustee may the liability of any person for the payment of the indebtedness. (b) join in (a) consent to the making of any map or plat of said property; (b) join in

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granting any easement or creating any restriction thereon: (c) join in any subordination or other agreement atheting this deed or the lien or charge subordination or other agreement atheting this deed or the lien or charge theorement of reconvey, without way be described as the "present or person frame initial thereto," and the arrow of the property. The be conclusive proof of the truthulmus thereof. Trusters here for any of the service is the proof of the truthulmus thereto. Trusters here for any of the service is the proof of the truthulmus thereto. Trusters here for any of the service is the proof of the truthulmus there here there is the arrow of a service in any not delault by grantor thereunder, hereitories to be any time without notice, either in proon, by agent or by a receiver to be ap-thered by a court, and without erform on and take possesion of said proop the indelatedness hereby secured on any on and take possesion of said proop they are upon any indelation and callectan, mediane reasonable attor-ing's here upon any indelation and callectan, mediane reasonable attor-ing's new determine. In the entering upon and taking possession of said property, the insurance policies of comparison or awards for any taking or damage of the insurance policies of comparison or avards for any taking or damage of the insurance policies of comparison or avards for any taking or damage of the insurance policies of comparison or avards for any taking or damage of the insurance policies of comparison or avards for any invalidate any act any avier any default or notice of default hereunder or invalidate any and other upor default or notice of a subreament of any indelatedness secured hereby or in his performance of any adventor in payment of any indelatedness secured hereby or in his performance of any adventor to any indelatedness of the hereby or in his performance of any adventor to any indelatedness of the hereby or in his performance of any adventor to a provinder to the default hereunder to the default hereunder.

projectly, and the application or release thereod as inforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice. 12. Upon default by grantor in payment of any indebtedness secured hereby or in his performance of any afternium hereunder, time bening of the bereby or in his performance of any afternium hereunder, time bening of the defare all sums secured payment and/or performance, the beneficiary may negative as a mortgale or direct the trustee to foreclose this trust deed devent the beneficiary at his election may proceed to foreclose this trust deed in equity as a mortgale or direct the trustee to foreclose this trust deed devent and after or nay direct the trustee to foreclose this trust deed indevices shall be to to foreclose by advertisement and safe, the beneficiary the beneficiary flects to foreclose by advertisement and safe, the beneficiary and his election when the said describe hall his the time and place of safe, give secured hereby as then required by fas to solve the trustee to a place and his election when the trustee has commented foreclose this trust deed notice thereby as then required by fas bofore the due the trustee conducts the safe, and at any time prior to 5 days before the due the trustee conducts the safe, and at a the time of the dealut trust has cured by pay, when due the dealuit of by the trust deed have the due the trust waite that is any there there to current the safe the dealut trust has the trust and the dealuit. If the dealut dealut may here and by pays, when due the dealut of by the trust deed the dealut trust has the trust deed entitie amont or any other persons to a failure that is capable of not then be due had no delault may have on the trust that is capable of and the second due to time of the cure other than such that is capable of and then be due had no delault may cap. In addition the beneficiary all core oblightion or trust deed. In any caps, in addition the beneficiary all core and by law. 14. Ot

details, the person effecting the cure shall pay to the memericary and considered superior 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 trust deer property and the pro

NOTE: The Trust Deed Act provides that the trustee hereunder must be either an attorney, who is an active member of the Oregan State Bar is boni, thus concom-or soungs and loan association authorized to do business under the lows of Oregan or the United States a true insurance company purposed to insure the trust to end to an association authorized to do business under the lows of Oregan or any agency thereof, or an estimation agent lighted under ORS about 5 to 55.55.

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The grantor covenants and agrees to and with the beneficiary and those claimir eized in fee simple of said described real property and has a valid, unencumber	ng under him, that he is law- ed title thereto
hat he will warrant and forever defend the same against all persons whomsoeve	
The grantor warrants that the proceeds of the loan represented by the above described note a constraint for grantor's personal, family or household purposes (see Important Notice be- constraintly for grantor's personal terntor is a natural person) are for business or commerciant	nd this trust deed are: low). rial purposes.
 (a) prime organization, or (even it get) (b) for an organization, or (even it get) (b) for an organization, or (even it get) (c) for an organization, or (even it get) <li< td=""><td>ees, devisees, land gee, of the contract wher, including pledgee, of the contract or the context so requires, the masculine</td></li<>	ees, devisees, land gee, of the contract wher, including pledgee, of the contract or the context so requires, the masculine
ired hereby, whether or not named user, and the singular humber in the set his hand the day	and year first above
IN WITNESS WHENLEY,	
such word is defined in the Act and Regulation by mountained and a such word is defined in the Act and Regulation 1319 or equivalent.	yanin 2. by Broce E. Brink MIF
such word is defined in the Iruinsinteender Regulation by making required in the Iruinsintee Act and Regulation by making required in the Iruinsintee and Regulation by making required in the Act and Re	er l
the signer of the abave is a corporation, the form of acknowledgement opposite.) STATE OF OREGON,)) ss.
STATE OF OREGON,) ss. County of	ed before me on
This instruments was acknowledged before in 19 , by	
1 as a contract as	
District En Brink and krede of	
Tententantes in Adelinaton Notary Public for Oregon My commission expires:	(SEAL)
(SEAL) My commission expires: 3-22-93	
REQUEST FOR FULL RECONVEYANCE To be used only when obligations have been paid.	
, Trustee	thing trust deed. All sums secured by said
TO: The undersigned is the legal owner and holder of all indebtedness secured by the fore trust deed have been fully paid and satisfied. You hereby are directed, on payment to you of said trust deed or pursuant to statute, to cancel all evidences of indebtedness secured by herewith together with said trust deed) and to reconvey, without warranty, to the parties du herewith together with said trust deed. Mail reconveyance and documents to	soli any sums owing to you under the terms of any sums owing to you said trust deed (which are delivered to you esignated by the terms of said trust deed the
estate now held by you under the same. Mail records and	n an
DATED:	Beneficiary
Do not lose or destroy this Trust Dood OR THE NOTE which it secures. Both must be delivered to the truste	
	STATE OF URLEGET
TRUST DEED	I certify that the the 28th da
	of Aug., 19.91 of Aug., 19.91 at 10:48 o'clock A.M. and recorde
(FORM No. 881) STRVENSINGS LAW PUB CO. PONTLAND ON	and the sisterk A. M., and recorde
(FORM INS. CO. PORTLAND ON	at 10:45 October No. M91
STEVENSINES LAW FUE CO. PORTLAND	in book/reel/volulie the too/file/instru
(FORM No. BBT) STEVENE-NESS LAW FUB CO. FORTLAND ON SPACE RESERVED Grantor FOR RECORDER'S USE	in book/reel/volutie to as fee/file/instru- page
STEVENENESS LAW PUB CO. PORTLAND CO. Grantor FOR RECORDER'S USE	in book/reel/volutic tras fee/file/instru- page
STRVENSING LAW PUB CO. PORTLAND CO.	in book/reel/volutic transference in book/reel/volutic transference in a second control of a second of Mortgages of said County. Record of Mortgages of said County. Witness my hand and seal