

**37185**

After recording, please return to: **Klamath First Federal**  
**540 Main Street**  
**Klamath Falls, OR 97601**

[Space Above This Line For Recording Data]

**DEED OF TRUST**

THIS DEED OF TRUST ("Security Instrument") is made on November 8  
 19 91. The grantor is Emmett P. Curtis and Margaret E. Curtis  
Husband and Wife ("Borrower"). The trustee is William L. Sisemore ("Trustee"). The beneficiary is  
KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION, which is organized and existing  
 under the laws of the United States of America, and whose address is  
540 Main Street, Klamath Falls, OR 97601 ("Lender").  
 Borrower owes Lender the principal sum of Sixty-four thousand eight hundred dollars and no cents  
Dollars (U.S. \$ 64,800.00). This debt is evidenced by Borrower's note  
 dated the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not  
 paid earlier, due and payable on November 20, 2021. This Security Instrument  
 secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals, extensions and  
 modifications; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect the security of this  
 Security Instrument; (c) the performance of Borrower's covenants and agreements under this Security Instrument and the  
 Note; and (d) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to the  
 paragraph below ("Future Advances"). FUTURE ADVANCES. Upon request to Borrower, Lender, at Lender's option prior  
 to full reconveyance of the property by Trustee to Borrower, may make Future Advances to Borrower. Such Future Advances,  
 with interest thereon, shall be secured by this Deed of Trust when evidenced by promissory notes stating that said notes are  
 secured hereby. For this purpose, Borrower irrevocably grants and conveys to Trustee, in trust, with power of sale, the  
 following described property located in Klamath County, Oregon:

Lot 14, Block 7, Tract No. 1037, FIFTH ADDITION TO SUNSET VILLAGE, in the County  
of Klamath, State of Oregon. Key #056439  
Acct. #3909-12CB TL 300

**"UNDER OREGON LAW, MOST AGREEMENTS, PROMISES AND COMMITMENTS MADE BY US AFTER  
 THE EFFECTIVE DATE OF THIS ACT CONCERNING LOANS AND OTHER CREDIT EXTENSIONS WHICH ARE  
 NOT FOR PERSONAL, FAMILY OR HOUSEHOLD PURPOSES OR SECURED SOLELY BY THE BORROWER'S  
 RESIDENCE MUST BE IN WRITING, EXPRESS CONSIDERATION AND BE SIGNED BY US TO BE ENFORCEABLE."**

which has the address of 3904 Redondo Way, Klamath Falls  
97603 (Street) (City)  
 Oregon (Zip Code) ("Property Address");

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, rights,  
 appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or  
 hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All of the  
 foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to grant  
 and convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants  
 and will defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with  
 limited variations by jurisdiction to constitute a uniform security instrument covering real property.