

54002

K-43742
WAIVER OF LANDLORD OR MORTGAGEE

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This agreement made and entered into on the 2nd day of November, 1992, by and between WESTERN BANK, (hereinafter called the "Secured Party") and Third Venture Enterprises Partnership (hereinafter called "Landlord" or "Mortgagee").

1. The Landlord or Mortgagee hereby agrees that the Secured Party may remove now or hereafter the following described personal property:

"See Attached"

"Exhibit B"

from the following described premises:

2838 South Sixth Street

5,775 Square Feet

located in the City of Klamath FallsState of Oregon

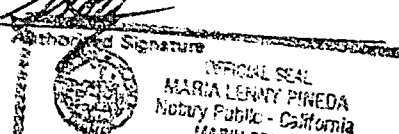
2. The Landlord or Mortgagee agrees that the personal property described will remain personal property even though it may be affixed to or placed in, under or upon the premises.
3. The Landlord or Mortgagee hereby waives any right, title, claim, or interest in the above described personal property by reason of said personal property being attached to, resting upon or under the premises, and hereby grants the Secured Party permission to remove the personal property from the premises at any reasonable time. The secured party will leave the premises in the same condition they were in prior to the removal of the personal property, reasonable wear and tear excepted.
4. All of the terms and conditions of this waiver agreement shall be binding on and inure to the benefit of the parties, their heirs, administrators, successors and assigns.

IN WITNESS WHEREOF, the parties hereto have executed this waiver agreement on the day and year first written above.

LANDLORD OR MORTGAGEE

By Norwin S. Yoffie
Authorized Signature
Mr. Norwin S. YoffieSTATE OF OREGONOn this 06 day of November, 1992 County ss: MarionNorwin S. Yoffie
His voluntary act and deed.My commission expires: May 06, 1994

WESTERN BANK

By R. Story
Authorized Signature

personally appeared and acknowledged the foregoing instrument to be

Before me: Maria Lenny Pineda
Notary Public for Oregon CA

AFTER RECORDING RETURN TO:
WESTERN BANK
421 S 7th Street
Klamath Falls, OR 97601

TPL-50 6/87
Retention - 3 Yrs. After Closure

EXHIBIT "B"

DESCRIPTION

A parcel of land lying in the Northwest quarter of Section 3, Township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon, being more particularly described as follows:

Starting at the Northwest corner of said Section 3; thence South 00 00' 30" East along the Westerly boundary of Section 3 and the centerline of Washburn Way, 917.42 feet to the intersection with the present centerline of Sixth Street, formerly known as the Dalles-California Highway, recorded bearing South 55 52' 30" East, at Engineers Station 9 + 17.42 feet on Washburn Way and Engineers Station 16 + 14.87 feet on Sixth Street present centerline, and continuing thence along said boundary and centerline 48.32 feet to Engineers Station 9 + 65.74 feet on South boundary of Sixth Street, which is distant 40 feet at right angles Southwesterly from centerline of Sixth Street at Engineers Station 16 + 41.99 feet; thence South 55 52' 30" East parallel to said centerline 463.02 feet to the true point of beginning of this description; thence from said true beginning point continuing South 55 52' 30" East parallel to said centerline 795.36 feet; thence at right angles South 34 07' 30" West, 204.00 feet; thence South 55 52' 30" East parallel to Sixth Street 145.00 feet; thence at right angles South 34 07' 30" West, 183.80 feet, more or less, to Northerly right of way line of the Oregon, California and Eastern Railroad; thence North 66 57' 30" West along said line 982.45 feet, more or less, to a point on the Easterly right of way line of Washburn Way which is 40.00 feet Easterly of said centerline; thence North 00 00' 30" West along said right of way line 503.39 feet; thence South 55 52' 30" East, 306.22 feet; thence North 34 07' 30" East, 160.00 feet to the true point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Co. the 16th day
of Nov. A.D. 19 92 at 3:34 o'clock P.M., and duly recorded in Vol. M92,
of Mortgages on Page 27181.
By Evelyn Biehn County Clerk
Pauline Mullins

FEE \$15.00