

benefits therefrom which are due or to become due and apply the same after payment of all charges and expenses on account of said indebtedness.

THE ASSIGNEE shall have the sole and uncontrolled election whether or not it will exercise the powers hereby granted, and no failure to exercise the same shall constitute a waiver of any future rights hereof, to exercise the same at any time: nor shall the assignee be liable to collect any rents, or make any repairs, or disbursements for maintenance or management.

IT IS FURTHER UNDERSTOOD that no security deposited by the tenant with the Assignor under the terms of the tenancy has been transferred to the assignee, and that the Assignee, and that the Assignee assumes no liability for any security so deposited.

IT IS FURTHER UNDERSTOOD that the singular shall include the plural and the plural shall include the singular as used herein and this agreement shall be binding upon the successors, heirs, assigns and personal representatives of the parties hereto, and all rights hereunder shall in proper case inure to the benefit of the Assignee and may be enforced by its or their agents.

IN WITNESS WHEREOF, said Assignor signed this instrument and hereto set hand and seal this 2nd day of November, 1992.

Edgar R. Viets Individually

Viets & Viets, Inc.

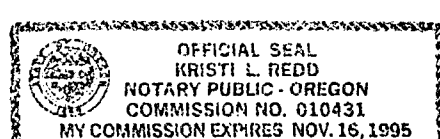
Suzanne M. Viets
Suzanne M. Viets Individually

By: Edgar L. Vio
Edgar L. Vio, President

INDIVIDUAL ACKNOWLEDGMENT

INDIVIDUAL ACKNOWLEDGMENT
State of Oregon)
County of Klamath) ss

Personally appeared the above named Edgar L. Viets and Suzanne M. Viets and acknowledged the foregoing Assignment of Leases and Rents to be their voluntary act and deed.



Public. / find

Mr. ...

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CORPORATE ACKNOWLEDGMENT
STATE OF OREGON)
COUNTY OF KLAMATH) ss

Nov. 17 1992
Personally appeared Edgar L. Viets, who being sworn, stated that he is the President of the corporation that executed this Assignment of Leases and Rents and that the Seal affixed hereto is its seal and that this assignment of Leases and Rents was voluntarily signed and sealed in behalf of the corporation by authority of its Board of Directors.

Kristi L. Redd
Notary Public for State of Oregon
My commission expires: 11/16/95

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EXHIBIT "A" LEGAL DESCRIPTION

A portion of Tract 36 and 43 ENTERPRISE TRACTS, 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 on the Southerly line of Shasta Way, South 0 degrees 00 1/2' East 73 feet and North 89 degrees 54' East 280 feet form the section corner common to Sections 33 and 34, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, and Sections 3 and 4, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon; thence South 0 degrees 00 1/2' East parallel with the West line of said Tract 43 along the East line of the tracts of land described in 2 deeds recorded in Deed Volume 225 at page 261 and Deed Volume 255 at page 613, 659.44 feet to the Northeast line of Pershing Way; thence South 55 degrees 50 1/2' East 277.99 feet along said Northeasterly line of Pershing Way; thence North 0 degrees 00 1/2' West 820 feet more or less to the Southerly line of Shasta Way; thence South 89 degrees 54' West 230 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 18th day
of Nov. A.D., 19 92 at 11:39 o'clock A M., and duly recorded in Vol. M92
of Mortgages on Page 27405.

FEE \$25.00

Evelyn Biehn County Clerk

By Queline G. Mullins

FORM No. 881—Oregon Trust Deed Series—TRUST DEED

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NE **54112** SECOND TRUST DEED Vol. M92 Page **27408**
THIS TRUST DEED, made this 17th day of November, 1992, between
VIETS & VIETS, INC., an Oregon corporation
as Grantor, MOUNTAIN TITLE COMPANY of Klamath County, as Trustee, and
LAURINE C. GRAHAM
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:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN
BY THIS REFERENCE.