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Vol. m93 Page 6007

59002

SUBORDINATION AGREEMENT

MTC 27773

THIS AGREEMENT is made and entered into by and between PAMELA "Penny" A. LEWIS and CAMERON A. CURTISS, as the surviving Trustees of the DORIS QUIST CURTISS TRUST, hereinafter called the first party; and DEANNA E. CURTISS, hereinafter called the second party.

W I T N E S S E T H :

On or about February 14, 1983 Cameron A. Curtiss and Deanna E. Curtiss, husband and wife, being the owners of the real property situated in Klamath County, Oregon more particularly described on Exhibit A and Exhibit B attached hereto and by this reference made a part hereof, executed and delivered to Doris Quist Curtiss their certain Mortgage (herein called the first parties' lien) on the property described on Exhibit A to secure the sum of \$662,500 which lien was recorded on February 14, 1983 in the Official Records of Klamath County, Oregon in Volume M83, Page 2391 reference to the document so recorded hereby is made.

Doris Quist Curtiss as Trustor assigned her said lien to Doris Quist Curtiss, Cameron A. Curtiss and Pamela "Penny" A. Lewis as Trustees of the Doris Quist Curtiss Trust. The first party are the survivor trustees of the Doris Quist Curtiss Trust and are the owners and holders of the debt thereby secured.

The marriage of Cameron A. Curtiss and Deanna E. Curtiss has been dissolved and the real property described in Exhibit A and

SUBORDINATION AGREEMENT -1-

Return: Mike Brant
325 Main Street
Klamath Falls Oregon 97601

Exhibit B attached hereto has been awarded to Cameron A. Curtiss. Cameron A. Curtiss is indebted to Deanna E. Curtiss in a sum not exceeding \$403,000 with interest thereon at a rate not exceeding eight percent (8%) per annum. Said indebtedness is to be secured by Cameron A. Curtiss' Trust Deed upon the property described in Exhibit E, attached hereto and by this reference made a part hereof, and to be paid no later than June 1, 2002. To facilitate the marital settlement agreement between Cameron A. Curtiss and Deanna E. Curtiss, the first party heretofore has agreed and consented to subordinate the first party's said lien to the lien about to be taken by Deanna E. Curtiss as above set forth. As consideration for said subordination, Cameron A. Curtiss has agreed to execute and deliver to Pamela "Penny" A. Lewis, as one of the beneficiaries of the Doris Quist Curtiss Trust, a Trust Deed which will be second to that certain Trust Deed wherein Cameron A. Curtiss and Deanna E. Curtiss, husband and wife, were Grantors; William L. Sisemore was Trustee; and Klamath First Federal Savings and Loan Association was beneficiary, dated October 22, 1987 and recorded October 28, 1987 in Volume M87, Page 19533 in the Microfilm Records of Klamath County, Oregon in the amount of \$150,000 as a lien upon the real property described in Exhibit B attached hereto and by this reference made a part hereof.

The first party, their personal representative (or successors) and assigns hereby covenant, consent and agree to and with the second party, her personal representative (or

successors) and assigns that first party's lien on the real property described on Exhibit E attached hereto is and shall always be subject and subordinate to the Trust Deed about to be delivered to Deanna E. Curtiss as aforesaid and Deanna E. Curtiss' Trust Deed in all respects shall be first, prior and superior to that of the first party provided always, however, that if Deanna E. Curtiss' Trust Deed is not duly filed or recorded within 14 days after the date hereof, this Subordination Agreement shall be null and void and of no force or effect. It is expressly understood that nothing herein contained shall be construed to change, alter or impair the first party's said lien, except as hereinabove expressly set forth.

As additional consideration for first party's Subordination Agreement, Cameron A. Curtiss and Deanna E. Curtiss hereby grant and convey to Pamela "Penny" A. Lewis, her personal representatives (or successors), and assigns all easements necessary or convenient for the ingress and egress between Oregon State Highway 140, also known as the Lake of the Woods Highway, over and across the real property described in Exhibit E and the real property described in Exhibits B, C and D and between the property described in Exhibit B and Exhibit C and between the property described in Exhibit B and Exhibit D and between the property described in Exhibit C and Exhibit D. In the event that the parties are unable to agree to the location of the necessary or convenient easements, then in such event, the parties shall seek a determination from the county of Klamath as set forth in

ORS 376.150 - ORS 376.200, however, the costs shall be paid by Cameron A. Curtiss, and Deanna E. Curtiss if she objects to the easement.

In construing this Subordination Agreement and where the context so requires, the singular includes the plural; the masculine includes the feminine and the neuter, and all grammatical changes shall be supplied to cause this agreement to apply to corporations as well as to individuals.

Cameron A. Curtiss
Cameron A. Curtiss, Individually and
as a surviving trustee of the Doris
Quist Curtiss Trust

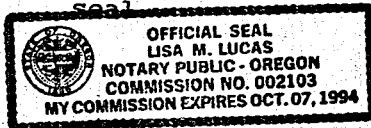
STATE OF OREGON, County of Klamath) ss.

I, Cameron A. Curtiss, being first duly sworn, depose and say that I am the same person who freely and voluntarily executed the within document for the purposes therein stated both in my individual capacity and that of a surviving trustee of the Doris Quist Curtiss Trust.

Cameron A. Curtiss
Cameron A. Curtiss

On this the 3 day of MARCH, 1993, before me, a Notary Public in and for the state of Oregon, personally appeared Cameron A. Curtiss, known to me to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same for the purpose therein contained both in his individual capacity and that of a surviving trustee of the Doris Quist Curtiss Trust.

IN WITNESS WHEREOF I have hereunto set my hand and official



Lisa M. Lucas
Notary Public for Oregon

My Commission Expires: 10/7/94

Pamela A. Lewis
 Pamela "Penny" A. Lewis, Individually
 and as a surviving trustee of the Doris
 Quist Curtiss Trust

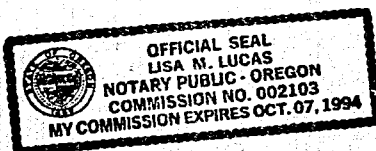
STATE OF OREGON, County of Klamath) ss.

I, Pamela "Penny" A. Lewis, being first duly sworn, depose and say that I am the same person who freely and voluntarily executed the within document for the purposes therein stated both in my individual capacity and that of a surviving trustee of the Doris Quist Curtiss Trust.

Pamela A. Lewis
 Pamela "Penny" A. Lewis

On this the 3 day of MARCH, 1993, before me, a Notary Public in and for the state of Oregon, personally appeared Pamela "Penny" A. Lewis, known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same for the purpose therein contained both in her individual capacity and that of a surviving trustee of the Doris Quist Curtiss Trust.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.



Lisa M. Lucas
 Notary Public for Oregon
 My Commission Expires: 10/7/94

6012

Deanna E. Curtiss
Deanna E. Curtiss

STATE OF OREGON, County of Klamath) ss.

I, Deanna E. Curtiss, being first duly sworn, depose and say that I am the same person who freely and voluntarily executed the within document for the purposes therein stated.

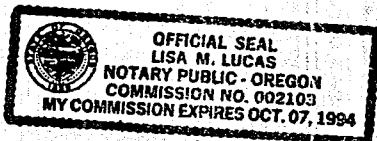
Deanna E. Curtiss
Deanna E. Curtiss

On this the 15 day of MARCH, 1993, before me, a Notary Public in and for the state of Oregon, personally appeared Deanna E. Curtiss, known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same for the purpose therein contained.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Lisa M. Lucas
Notary Public for Oregon

My Commission Expires: 10/7/94



SUBORDINATION AGREEMENT

**EXHIBIT A
LEGAL DESCRIPTION****Exhibit "A"
Page 1 of 3****PARCEL 1**

Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon:

Section 32 West of Lake: Government Lots 6, 7 and 8.

Section 33 West of Lake: Government Lots 3, 4, 5, 6, 7, and 8, and that portion of Government Lot 2 lying Westerly of a straight line running from the Northwest corner to the Southeast thereof.

ALSO the SW 1/4; W 1/2 SE 1/4; SE 1/4 SE 1/4.

Section 34 West of Lake: Government Lots 1, 2, 11 and 12; E 1/2 SW 1/4; SW 1/4 NW 1/4; SAVING AND EXCEPTING THEREFROM that portion of the SW 1/4 NW 1/4 described as follows:

Beginning at the Northwest corner of said SW 1/4 NW 1/4; thence Southeasterly along a straight line to the Southeast corner of said SW 1/4 NW 1/4; thence North along the East line of said SW 1/4 NW 1/4 to the Northeast corner thereof; thence West along the North line of said SW 1/4 NW 1/4 to the point of beginning.

ALSO SAVING AND EXCEPTING the Easterly 60 feet of even width of the Fractional SW 1/4 of said Section 34.

ALL the above described property further described by instrument establishing boundary lines recorded November 1, 1916, Volume 46, page 242, Deed Records of Klamath County, Oregon.

SAVING AND EXCEPTING from the above described property that portion thereof conveyed to Klamath County, a governmental subdivision of the State of Oregon, for road purposes, by deed recorded May 12, 1977 in Volume M77, page 8251, Deed Records of Klamath County, Oregon.

Township 37 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon:

Section 3: NW 1/4 NW 1/4; NE 1/4 NW 1/4 EXCEPT the Easterly 60 feet of even width of said NE 1/4 NW 1/4 and that portion of the S 1/2 NW 1/4 described as follows:

Beginning at the Northeast corner of said S 1/2 NW 1/4; thence West along the North line of said S 1/2 NW 1/4 to the Northwest corner thereof; thence South along the West line of said S 1/2 NW 1/4 to the Southwest corner thereof; thence Northeasterly along a straight line to the point of beginning.

Section 4: Government Lots 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13 and 14; NE 1/4 NW 1/4, NW 1/4 NE 1/4; SE 1/4 NW 1/4; NE 1/4 SW 1/4.

ALSO Government Lot 1 EXCEPT that portion thereof heretofore conveyed by Weyerhaeuser Timber Company to the State of Oregon by deed dated September 13, 1951, recorded October 3, 1951 in Volume 250, page 175, Deed Records of Klamath County, Oregon.

ALSO that portion of the SE 1/4 SE 1/4 lying West of a line extending from the Southwest corner of said SE 1/4 SE 1/4 to the Northeast corner of Government Lot 6 of said Section 4.

SAVING AND EXCEPTING from the above described property that portion of Government Lot 6 lying Easterly of a straight line extending Southwesterly from the Northeast corner of said Government Lot 6 to the Southwest corner of the SE 1/4 SE 1/4 of Section 4.

(continued)

Legal Description - continued

Section 8: NW 1/4 SW 1/4; S 1/2 SW 1/4; NE 1/4 SW 1/4; SE 1/4

Section 9: Government Lots 1, 2, 3, 4, 5, 6, 7, 8, and 9; N 1/2 SW 1/4; NW 1/4 SE 1/4

ALSO that part of the SW 1/4 SW 1/4 described as follows:

Beginning at the Southwest corner of said SW 1/4 SW 1/4; thence North along the West line of said SW 1/4 SW 1/4 to the Northwest corner thereof; thence East along the North line of said SW 1/4 SW 1/4 to the Northeast corner thereof; thence Southwesterly along a straight line to the point of beginning.

Section 17: N 1/2 NW 1/4

EXCEPTING THEREFROM the following:

A tract of land situated in the SW 1/4 of Section 34, Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, and the NW 1/4 of Section 3, Township 37 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin on the Northwesterly right of way line of the County Road to Eagle Ridge, as established by found center line hubs, from which the W 1/4 corner of said Section 3 bears South 51 degrees 41' 42" West 3152.04 feet; thence North 21 degrees 01' 06" West 1523.29 feet, to a 5/8 inch iron pin; thence North 81 degrees 59' 35" West 601.47 feet, to a 5/8 inch iron pin; thence North 08 degrees 00' 25" East 504.82 feet, to a 5/8 inch iron pin; thence North 11 degrees 16' 48" West 394.49 feet, to a 5/8 inch iron pin; thence North 12 degrees 00' 51" East 185.12 feet, to a 5/8 inch iron pin; thence North 20 degrees 12' 08" East 296.83 feet, to a 5/8 inch iron pin; thence North 16 degrees 13' 00" East 514 feet, more or less, to a point on the North line of said SW 1/4 of Section 34; thence Easterly along said North line, 946 feet, more or less, to a point that is 60 feet Westerly of the center 1/4 corner of said Section 34; thence Southerly, parallel to and 60 feet from the North-South center section line of said Section 34, 2596 feet, more or less, to a point on the section line common to said Sections 34 and 3; thence Southerly, parallel to and 60 feet from the North-South center section line of said Section 3, 670 feet, more or less, to a point on the Northwesterly right of way line of the said County Road to Eagle Ridge; thence South 59 degrees 44' 32" West 100.00 feet, more or less, to the point of beginning, with bearings based on a solar observation. Reference above described tract of land to recorded Survey No. 2744 as recorded in the office of the Klamath County Surveyor.

PARCEL 2

Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon:

Section 28 West of Lake: Government Lots 3, 4, 5 and 6 and that portion of the NW 1/4 SE 1/4 described as follows:

Beginning at the Northwest corner of said NW 1/4 SE 1/4; thence South along the West line of said NW 1/4 SE 1/4 to the Southwest corner thereof; thence East along the South line of said NW 1/4 SE 1/4 to the Southeast corner thereof; thence Northwesterly along a straight line to the point of beginning.

(continued)

Legal Description - continued

EXHIBIT "A"
Page 3 of 3

Section 33 West of Lake: Government Lot 1, SAVING AND EXCEPTING therefrom that portion described as follows:

Beginning at the Northeast corner of said Section 33; thence West along the North line thereof to the Southwest corner of the SE 1/4 SE 1/4 of Section 28; thence Southeasterly along a straight line to the Southeast corner of said Government Lot 1; thence North along the East line of said Section 33 to the point of beginning.

ALSO that portion of Government Lot 2 described as follows:

Beginning at the Northwest corner of said Government Lot 2; thence East along the North line of said Government Lot to the Northeast corner thereof; thence South along the East line of said Government Lot to the most Southerly corner thereof; thence Northwesterly in a straight line to the Northwest corner thereof and the point of beginning.

LESS AND EXCEPTING from said Government Lots 1 and 2 the following parcel:

Beginning at an iron pipe in Government Lot 2 from which the East quarter corner of Section 33, Township 36 South, Range 7 East of the Willamette Meridian, West of Klamath Lake, bears South 23 degrees 51' East 1190.3 feet distant; thence North 33 degrees 09' 10" West 500 feet; thence South 56 degrees 50' 50" West 435.6 feet; thence South 33 degrees 09' 10" East 500 feet; thence North 56 degrees 50' 50" East 435.6 feet, more or less, to the point of beginning.

ALONG WITH a non-exclusive easement for ingress and egress over and across the existing road running from the above described tract of land to its intersection with the Lake of the Woods Highway and lying within the following described tract of land:

Government Lot 2, Section 33; SW 1/4 NW 1/4, Government Lot 1, and E 1/2 SW 1/4 Section 34, all in Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, and NW 1/4 NW 1/4, Section 3 and Government Lot 5, 6, and 7 in Section 4, Township 37 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

*** END of LEGAL DESCRIPTION ***

Parcel A:

A parcel of land located in Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

Section 28: Government Lots 3, 4, 5 and 6 and that part of the NW 1/4 SE 1/4 described as follows:

Beginning at the Northwest corner of the NW 1/4 SE 1/4; thence South along the West line of the NW 1/4 SE 1/4 to the Southwest corner thereof; thence East along the South line of the NW 1/4 SE 1/4 to the Southeast corner thereof; thence Northwesterly in a straight line to the Northwest corner of the NW 1/4 SE 1/4 and the place of beginning.

Section 33: Government Lot 1 and that portion of Government Lot 2 described as follows:

Beginning at the Northwest corner of said Lot 2; thence East along the North line of Lot 2 to the Northeast corner thereof; thence South along the East boundary of Lot 2 to the Southeast corner thereof; thence Northwesterly in a straight line to the Northwest corner of Lot 2 and the place of beginning. EXCEPTING from Government Lots 1 and 2 the following described parcel of land: Beginning at an iron pipe in Lot 2 from which the East quarter corner of Section 33, Township 36 South, Range 7 East of the Willamette Meridian, West of Klamath Lake, bears South 23 degrees 51' East 1190.3 feet distant; thence North 33 degrees 09' 10" West 500 feet; thence South 56 degrees 50' 50" West 435.6 feet; thence South 33 degrees 09' 10" East 500 feet; thence North 56 degrees 50' 50" East 435.6 feet, more or less to the point of beginning. ALSO EXCEPTING from said Lot 1 the following described parcel of land: Beginning at the Southeast corner of said Lot 1; thence North along the East line of said Lot 1 to the Northeast corner thereof; thence West along the North line of said Lot 1 to the Southeast corner of Government Lot 4 in Section 28, Township 36 South, Range 7 East of the Willamette Meridian; thence Southeasterly in a straight line to the Southeast corner of said Lot 1 and the place of beginning.

This is going to be a second trust deed subject to that trust deed in favor of Klamath First Federal Savings and Loan Association recorded in Volume M 87, Page 19533

EXHIBIT B

6017

Parcel C:

The following described real property situated in Klamath County,
Oregon:

Township 37 South, Range 7 East of the Willamette Meridian:

Section 9: Lots 1, 2, 3, 4, 5, 6, 7, 8 and 9; the North 1/2
Southwest 1/4, Northwest 1/4 Southeast 1/4.

This is going to be a second trust deed subject to that trust
deed in favor of Western Bank recorded in M92, Page 11621

C
1 of 1

Parcel D:

The following described real property located in the County of Klamath, State of Oregon, Township 37 South, Range 7 East of the Willamette Meridian,

Section 8: South one-half

Section 9: That part of the Southwest 1/4, Southwest 1/4 described as follows: Beginning at the Southwest corner of said SW 1/4 SW 1/4; thence North along the West line of said SW 1/4 SW 1/4 to the Northwest corner thereof; thence East along the North line of said SW 1/4 SW 1/4 to the Northeast corner thereof; thence Southwesterly along a straight line to the point of beginning.

Section 17: North 1/2, Northwest 1/4

INCLUDING THE TIMBER THEREON AND THE NET PROCEEDS FROM THE SEVERANCE AND DISPOSAL OF ANY SUCH TIMBER

EXHIBIT D

MTC NO. 27773

LEGAL DESCRIPTION

PARCEL 1

Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon:

Section 32 West of Lake: Government Lots 6, 7 and 8.

Section 33 West of Lake: Government Lots 3, 4, 5, 6, 7, and 8, and that portion of Government Lot 2 lying Westerly of a straight line running from the Northwest corner to the Southeast thereof.

ALSO the SW 1/4; W 1/2 SE 1/4; SE 1/4 SE 1/4.

Section 34 West of Lake: Government Lots 1, 2, 11 and 12; E 1/2 SW 1/4; SW 1/4 NW 1/4; SAVING AND EXCEPTING THEREFROM that portion of the SW 1/4 NW 1/4 described as follows:

Beginning at the Northwest corner of said SW 1/4 NW 1/4; thence Southeasterly along a straight line to the Southeast corner of said SW 1/4 NW 1/4; thence North along the East line of said SW 1/4 NW 1/4 to the Northeast corner thereof; thence West along the North line of said SW 1/4 NW 1/4 to the point of beginning.

ALSO SAVING AND EXCEPTING the Easterly 60 feet of even width of the Fractional SW 1/4 of said Section 34.

ALL the above described property further described by instrument establishing boundary lines recorded November 1, 1916, Volume 46, page 242, Deed Records of Klamath County, Oregon.

SAVING AND EXCEPTING from the above described property that portion thereof conveyed to Klamath County, a governmental subdivision of the State of Oregon, for road purposes, by deed recorded May 12, 1977 in Volume M77, page 8251, Deed Records of Klamath County, Oregon.

Excepting therefrom the following;

A tract of land situated in the SW 1/4 of Section 34, Township 36 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, and the NW 1/4 of Section 3, Township 37 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin on the Northwestern right of way line of the County Road to Eagle Ridge, as established by found center line hubs, from which the W 1/4 corner of said Section 3 bears South 51 degrees 41'42" West 3152.04 feet; thence North 21 degrees 01'06" West 1523.29 feet, to a 5/8 inch iron pin; thence North 81 degrees 59'35" West 601.47 feet, to a 5/8 inch iron pin; thence North 08 degrees 00'25" East 504.82 feet, to a 5/8 inch iron pin; thence North 11 degrees 16'48" West 394.49 feet, to a 5/8 inch iron pin; thence North 12 degrees 00'51" East 185.12 feet, to a 5/8 inch iron pin; thence North 20 degrees 12'08" East 296.83 feet, to a 5/8 inch iron pin; thence North 16 degrees 13'00" East 514 feet, more or less, to a point on the North line of said SW 1/4 of section 34; thence Easterly along said North line, 946 feet, more or less to a point that is 60 feet Westerly of the center 1/4 corner of said Section 34; thence Southerly, parallel to and 60 feet from the North-South center section line of said Section 34, 2596 feet, more or less, to a point on the section line common to said Section 34 and 3; thence Southerly parallel to and 60 feet from the North-South center section line of said Section 3, 670 feet, more or less, to a point on the Northwestern right of way line of the said County Road to Eagle Ridge; thence South 59 degrees 44'32" West 100.00 feet, more or less, to the point of beginning, with bearings based on a solar observation. Reference above described tract of land to recorded Survey No. 2744 as recorded in the office of the Klamath County Surveyor.

EXHIBIT E
PAGE 1 OF 2

(CONTINUED)

LEGAL DESCRIPTION - CONTINUED

6020

Township 37 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon:

Section 3: That portion of the S 1/2 NW 1/4 described as follows:

Beginning at the Northeast corner of said S 1/2 NW 1/4; thence West along the North line of said S 1/2 NW 1/4 to the Northwest corner thereof; thence South along the West line of said S 1/2 NW 1/4 to the Southwest corner thereof; thence Northeasterly along a straight line to the point of beginning.

Also the NW 1/4 NW 1/4; NE 1/4 NW 1/4 EXCEPT the Easterly 60 feet of even width of said NE 1/4 NW 1/4

Section 4: Government Lots 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13 and 14; NE 1/4 NW 1/4, NW 1/4 NE 1/4; SE 1/4 NW 1/4; NE 1/4 SW 1/4.

ALSO Government Lot 1 EXCEPT that portion thereof heretofore conveyed by Weyerhaeuser Timber Company to the State of Oregon by deed dated September 13, 1951, recorded October 3, 1951 in Volume 250, page 175, Deed Records of Klamath County, Oregon.

ALSO that portion of the SE 1/4 SE 1/4 lying West of a line extending from the Southwest corner of said SE 1/4 SE 1/4 to the Northeast corner of Government Lot 6 of said Section 4.

SAVING AND EXCEPTING from the above described property that portion of Government Lot 6 lying Easterly of a straight line extending Southwesterly from the Northeast corner of said Government Lot 6 to the Southwest corner of the SE 1/4 SE 1/4 of Section 4.

*** END of LEGAL DESCRIPTION ***

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co the 25th day
of March A.D., 19 93 at 9:09 o'clock AM., and duly recorded in Vol. M93
of Mortgages on Page 6007

FEE \$75.00

Evelyn Biehn County Clerk

By Pauline M. Anderson