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07-21-93P02:22 RCVD

Vol 93 Page 17744

RECORDATION REQUESTED BY:

JACKSON COUNTY FEDERAL BANK, F.S.B.
1225 Crater Lake Avenue
Medford, OR 97504

WHEN RECORDED MAIL TO:

JACKSON COUNTY FEDERAL BANK, F.S.B.
1225 Crater Lake Avenue
Medford, OR 97504

K-45429

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY



Jackson County Federal Bank, F.S.B.

MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST IS DATED JULY 16, 1993, BETWEEN TED B. DEVORE and KAREN L. DEVORE, TENANTS BY THE ENTIRETY (referred to below as "Grantor"), whose address is 2929 LONG LAKE ROAD, KLAMATH FALLS, OR 97601; and JACKSON COUNTY FEDERAL BANK, F.S.B. (referred to below as "Lender"), whose address is 1225 Crater Lake Avenue, Medford, OR 97504.

DEED OF TRUST. Grantor and Lender have entered into a Deed of Trust dated July 30, 1992 (the "Deed of Trust") recorded in KLAMATH County, State of Oregon as follows:

RECORDED AUGUST 4, 1992, IN VOLUME M92 PAGE 17318

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property (the "Real Property") recorded in KLAMATH County, State of Oregon:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

The Real Property or its address is commonly known as 2929 LONG LAKE ROAD, KLAMATH FALLS, OR 97601. The Real Property tax identification number is ACCOUNT #3908-2102, KEY 12042.

MODIFICATION. Grantor and Lender hereby modify the Deed of Trust as follows:

THE CREDIT LIMIT IS INCREASED FROM \$10,000.00 TO \$20,000.00.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Deed of Trust shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Deed of Trust as changed above nor obligate Lender to make any future modifications. Nothing in this Modification shall constitute a satisfaction of the promissory note or other credit agreement secured by the Deed of Trust (the "Note"). It is the intention of Lender to retain as liable all parties to the Deed of Trust and all parties, makers and endorsers to the Note, including accommodation parties, unless a party is expressly released by Lender in writing. Any maker or endorser, including accommodation makers, shall not be released by virtue of this Modification. If any person who signed the original Deed of Trust does not sign this Modification, then all persons signing below acknowledge that this Modification is given conditionally, based on the representation to Lender that the non-signing person consents to the changes and provisions of this Modification or otherwise will not be released by it. This waiver applies not only to any initial extension or modification but also to all such subsequent actions.

EACH GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF DEED OF TRUST, AND EACH GRANTOR AGREES TO ITS TERMS.

GRANTOR:

X Ted B. Devore
TED B. DEVORE

X Karen L. Devore
KAREN L. DEVORE

LENDER:

JACKSON COUNTY FEDERAL BANK, F.S.B.

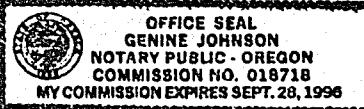
By: [Signature]
Authorized Officer

MODIFICATION OF DEED OF TRUST

MODIFICATION OF DEED OF TRUST

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon)
COUNTY OF Klamath) ss



On this day before me, the undersigned Notary Public, personally appeared **TED B. DEVORE and KAREN L. DEVORE**, to me known to be the individuals described in and who executed the Modification of Deed of Trust, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

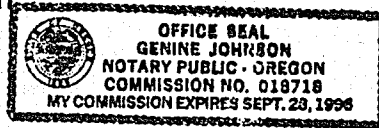
Given under my hand and official seal this 11th day of July, 19 93.

By Genine Johnson Residing at Klamath Falls

Notary Public in and for the State of Oregon My commission expires 9/28/96

LENDER ACKNOWLEDGMENT

STATE OF Oregon)
COUNTY OF Klamath) ss



On this 11th day of July, 19 93, before me, the undersigned Notary Public, personally appeared Tamara M. Howard and known to me to be the Loan Officer Manager, authorized agent for the Lender that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said Lender, duly authorized by the Lender through its board of directors or otherwise, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this said instrument and that the seal affixed is the corporate seal of said Lender.

By Genine Johnson Residing at Klamath Falls

Notary Public in and for the State of Oregon My commission expires 9/28/96

EXHIBIT "A"

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

A tract of land situated in the SE¼NE¼ of Section 11, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the N 1/16 corner common to Section 12 and said Section 11; thence South 89°42'53" West, along the North line of said SE¼NE¼, 1202.45 feet to a point on the Southerly right of way line of Long Lake Road (County Road 774); thence along said Southerly right of way line South 29°54'23" East 296.22 feet, along the arc of a curve to the left (Radius = 680.00 feet and Central Angle = 23°44'45") 281.82 feet, South 53°39'08" East 144.22 feet, along the arc of a curve to the left (Radius = 1130.00 feet and central angle = 17°28'43") 344.72 feet, South 71°07'51" East 88.03 feet, along the arc of a curve to the right (radius = 870.00 feet and Central Angle = 16°06'07") 244.50 feet and South 55°01'44" East 158.87 feet to a 5/8 inch iron pin with L.S. 1068 plastic cap on the East line of said SE¼NE¼; thence North 01°02'12" East 946.05 feet to the point of beginning, and with bearings based on record of Survey No. 4462. All points are marked with a 5/8 inch iron pin with Tru-Line surveying plastic cap, unless otherwise noted.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title co the 21st day
of July A.D., 19 93 at 2:22 o'clock PM., and duly recorded in Vol. M93
of Mortgages on Page 17744.

FEE \$20.00

Evelyn Biehn County Clerk

By Pauline M. Mendenhall