

**88060****RECORDATION REQUESTED BY:**

South Valley State Bank  
5215 South Sixth Street  
Klamath Falls, OR 97603

**WHEN RECORDED MAIL TO:**

South Valley State Bank  
5215 South Sixth Street  
Klamath Falls, OR 97603

**SEND TAX NOTICES TO:**

Kenneth S Cooney and Maria Cooney  
PO Box 248  
Bonanza, OR 97623

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

**MODIFICATION OF DEED OF TRUST**

THIS MODIFICATION OF DEED OF TRUST IS DATED AUGUST 30, 1994, BETWEEN Kenneth S Cooney and Maria Cooney, as TENANTS BY THE ENTIRETY (referred to below as "Grantor"), whose address is PO Box 248, Bonanza, OR 97623; and South Valley State Bank (referred to below as "Lender"), whose address is 5215 South Sixth Street, Klamath Falls, OR 97603.

**DEED OF TRUST.** Grantor and Lender have entered into a Deed of Trust dated May 27, 1993 (the "Deed of Trust") recorded in Klamath County, State of Oregon as follows:

Recorded on July 29, 1993 at the County Clerk's Office Klamath County, Volume M93 at page 18596

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

Portion of Lot 2, Block 49 of FIRST ADDITION to the City of Klamath Falls, Oregon, and portion of Lot 7 in Block 7 of EWAUNA HEIGHTS ADDITION to the City of Klamath Falls, Oregon, described as follows: Beginning on the Southerly line of Southerly line of Washington Street in said City of Klamath Falls, Oregon, at the Northwest corner of said Lot 2, Block 49, FIRST ADDITION; thence Northeasterly along said line of Washington Street, 50 feet; thence Southeasterly and parallel with Fourth Street, 50 feet; thence Southwesterly and parallel with Washington Street 6.4 feet; thence Southeasterly and parallel with Fourth Street 60 feet to the Northerly line of alley through said Block 49; thence Southwesterly along said alley line 43.6 feet to Southwest corner of Lot 2 of said Block 49; thence Northwesterly and parallel with Fourth Street, 100 feet to the place of beginning.

The Real Property or its address is commonly known as 328 Washington, Klamath Falls, OR 97601.

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

Extend Maturity date to July 15, 1995

**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:**

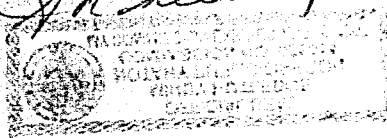
X Kenneth S Cooney  
By his attorney Hal Sturgeon

**LENDER:**

South Valley State Bank  
CORPILA C

By: Hal Sturgeon  
Authorized Officer

X Maria Cooney  
Maria Cooney



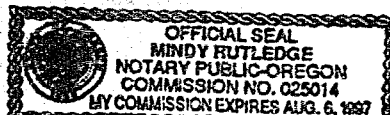
FROM NO 000000  
08-30-1994

MODIFICATION OF DEED OF TRUST

58077

INDIVIDUAL ACKNOWLEDGMENT

STATE OF OREGON  
COUNTY OF KLAMATH ss



On this day before me, the undersigned Notary Public, personally appeared Kenneth A. Cooney and Maria Cooney 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 2ND day of SEPTEMBER, 1994.

By Mindy Rutledge Residing at KLAMATH FALLS  
Notary Public in and for the State of OREGON My commission expires 8-6-97

LENDER ACKNOWLEDGMENT

STATE OF OREGON  
COUNTY OF KLAMATH ss

On this 2ND day of SEPTEMBER, 1994, before me, the undersigned Notary Public, personally appeared Kenneth A. Cooney and Maria Cooney and known to me to be the 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 Kenneth A. Cooney and Maria Cooney Residing at KLAMATH FALLS  
Notary Public in and for the State of OREGON My commission expires 8-6-97

LASER PRO, Reg. U.S. Pat. & T.M. Off., Ver. 3.18 (c) 1994 CFI ProServices, Inc. All rights reserved. [OR-G202 E3.17 F3.17 P3.17 CBA LN C1.OVL]

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of S. Valley State Bank the 14th day  
of Sept A.D., 19 94 at 10:19 o'clock A.M., and duly recorded in Vol. M94  
of Mortgages on Page 28910

FEE \$15.00

Evelyn Biehn - County Clerk  
By Pauline Milledore

RECORDED ON 08/30/94  
10:24 AM  
KATHLEEN S. COONEY (1994) MARY COONEY

SEND LTR NOTICES TO:

KENNETH A. COONEY  
2310 SOUTH 2ND STREET  
SEASIDE, OREGON 97138

WHEN RECORDED, MAIL TO:

KENNETH A. COONEY  
2310 SOUTH 2ND STREET  
SEASIDE, OREGON 97138

RECORDATION REQUESTED BY:

28910

08-14-09410:18 PM

28910