

88564

THIS DEED OF TRUST is made this 17TH day of AUGUST, 1994, BETWEEN
PETE CANTU AND MARY A. CANTU, husband and wife

as Grantor, whose address is 5757 SEABECK HIGHWAY NW BREMERTON, WA 98312
 and MOUNTAIN TITLE COMPANY OF KLAMATH COUNTY

as Trustee, whose address is P.O. BOX 5017 KLAMATH FALLS, OR 97601
 and EVERT A. VAN DEUTEKOM AND ANNE J. VAN DEUTEKOM, as tenants in common

as Beneficiary, whose address is 41-37 WODRAVEN DRIVE, PALM DESERT, CA 92211

Grantor hereby irrevocably grants, bargains, sells, and conveys to Trustee in trust, with power of sale, the following described property KLAMATH County, ~~Washington~~ OREGON
LOT 2, BLOCK 1, TRACT 1060, SUN FOREST ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON
FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

SPECIAL PROVISIONS: MAKER SHALL PAY A LATE CHARGE TO HOLDER OF \$10.00 OF EACH INSTALLMENT
 NO RECEIVED BY HOLDER OR HOLDER'S COLLECTION AGENT WITHIN 10 DAYS OF THE DATE THE SAME IS
 DUE.

THE PROMISSORY NOTE, WHICH THIS DEED OF TRUST SECURES, SHALL HAVE THE ENTIRE BALANCE DUE
 AND PAYABLE FOUR YEARS FROM THE DATE OF CLOSING. THE DATE OF CLOSING IS: 9/23/94

TOGETHER WITH all the tenements hereditaments and appurtenances, now or hereafter thereunto belonging or
 in anywise appertaining, and the rents, issues and profits thereof and all other property or rights or any kind or nature
 whatsoever further set forth in the Master Deed of Trust hereinafter referred to, SUBJECT, HOWEVER, to the rights,
 power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

THIS DEED IS FOR THE PURPOSE OF SECURING PERFORMANCE of each agreement of Grantor incorporated
 by reference or contained herein and payment of the sum of TWO THOUSAND SEVEN HUNDRED FIFTY DOLLARS
AND NO/100 DOLLARS

(\$ 2,750.00) with interest thereon according to the terms of a promissory note of even date herewith, payable
 to Beneficiary or order and made by Grantor, all renewals, modifications or extensions thereof, and also such further sums
 as may be advanced or loaned by Beneficiary to Grantor, or any other successors or assigns, together with interest thereon
 at such rate as shall be agreed upon.

By executing and delivering this Deed of Trust and the Note secured hereby, the parties agree that all
 provisions of Paragraphs 1 through 35 inclusive of the Master Form Deed of Trust hereinafter referred to, except such
 paragraphs as are specifically excluded or modified herein, are hereby incorporated herein by reference and made an
 integral part hereof for all purposes the same as if set forth herein at length, and the Grantor hereby makes said
 covenants and agrees to fully perform all of said provisions. The Master Form Deed of Trust above referred to was
 recorded on the twenty-fifth (25th) day of July, 1968, in the Official Records of the offices of the County Auditors of
 the following counties in Washington in the book, and at the page designated after the name of each county, to-wit:

COUNTY	BOOK OR VOL.	PAGE NO.	AUDITOR'S FILE NO.	COUNTY	BOOK OR VOL.	PAGE NO.	AUDITOR'S FILE NO.
Adams	2 of Record Instr.	513-16	122987	Lewis	7 of Official Rec.	839-842	725562
Asotin	Microfilmed Under Auditor's No.		101896	Lincoln	107 of Mortgages	776-779	316596
Benton	241 of Official Rec.	695A-C	592931	Mason	Reel 48	Fram 835-838	236038
Chelan	688 of Official Rec.	1682-1685	681844	Okanogan	121 of Mortgages	517-519A	560658
Clallam	315 of Official Rec.	195-198	383176	Pacific	213 of Official Rec.	649-652	55707
Clark	Aud. Microfilm No.	702859-702862	519253	Pend Oreille	27 of Migs.	8-11	126854
Columbia	49 of Deeds	198-201	F-3115	Pierce	1254 of Migs.	707-710	2250799
Cowlitz	747 of Official Rec.	234-237	675475	San Juan	28 of Migs.	459-462	69282
Douglas	125 of Mortgages	120-123	151893	Skagit	19 of Official Rec.	80-83	716277
Ferry	28 of Deeds	413-416	153150	Skamania	47 of Migs.	41-44	70197
Franklin	11 of Official Rec.	138-141	309636	Snohomish	233 of Official Rec.	540-543	2043549
Garfield	Microfilmed Under Auditor's No.		130444	Spokane	14 of Official Rec.	1048-1051	376267C
Grant	44 of Rec. Doc.	373-376	538241	Stevens	109 of Migs.	394-397	390635
Grays Harbor	21 of General	31-34	207544	Thurston	454 of Official Rec.	731-734	785350
Island	181 of Official Rec.	710-713	211628	Wahkiakum	17 of Mortgages	89-92	24732
Jefferson	4 of Official Rec.	316-319	196853	Walla Walla	308 of Migs.	711-714	495721
King	5690 of Migs.	436-439	6382309	Whatcom	82 of Official Rec.	855-858	1047522
Kitsap	929 of Official Rec.	480-483	934770	Whitman	1 of Misc.	291-294	382282
Kittitas	111 of Mortgages	361-364	348693	Yakima	712 of Official Rec.	147-150	2170555
Klickitat	101 of Mortgages	107-110	131095				

A copy of such Master Form Deed of Trust is hereby furnished to the person executing this Deed of Trust and by
 executing this Deed of Trust the Grantor acknowledges receipt of such Master Form Deed of Trust.

The Property which is the subject of this Deed of Trust is not used principally or primarily for agricultural or
 farming purposes.

The undersigned Grantor requests that a copy of any Notice of Default and of any Notice of Sale hereunder be mailed to him at the address hereinbefore set forth.

WITNESS the hand(s) and seal(s) of the Grantor(s) on the day and year first above written.

Pete Cantu
PETE CANTU

Mary A. Cantu
MARY A. CANTU



SECURITY UNION
Title Insurance Company

STATE OF WASHINGTON,
County of Kitsap ss.

On this day personally appeared before me Pete Cantu and
Mary A. Cantu

to me known to be the individual(s) described in and who executed the within and foregoing instrument and acknowledged to me that they signed the same as their free and voluntary act and deed for the purposes therein mentioned.

Given under my hand and official seal this 20th day of Sept. 1994
Bayre S. Massey
Port Orchard

Notary Public in and for the State of Washington, residing at Port Orchard

WATL-034/SU (7-88)

Security Union Title Insurance Company - ACKNOWLEDGEMENT - ORDINARY

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Mountain Title Co. the 22nd day
of Sept A.D., 1994 at 10:55 o'clock A.M., and duly recorded in Vol. M94
of Mortgages on Page 29823

Evelyn Biehn - County Clerk

By Pauline Mulendore

FEE \$15.00

Deed of Trust, to cancel said note above mentioned, and all other evidences of indebtedness secured by said Deed of Trust delivered to you herewith, together with the said Deed of Trust, and to reconvey, without warranty, to the parties designated by the terms of said Deed of Trust, all the estate now held by you thereunder.

Dated _____, 19____

Mail reconveyance to _____

Do not lose or destroy this Deed of Trust OR THE NOTE which it secures. Both must be delivered to the Trustee before cancellation will be made.