

16177

RECORDING REQUESTED BY:
Fidelity National Title Company of
California
Escrow No. 110451-NAB
Title Order No. K-49034

'96 APR -9 P3:32

Vol. m96 Page 9965

When Recorded Mail Document To:
L.B. Sare and Joanne V. Sare, Trustees
22278 Francis Way
Cottonwood, CA 96022

K-49034

APN: 4008-006BC-02700, M-130522 110451

SPACE ABOVE THIS LINE FOR RECORDER'S USE

SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTS

THIS DEED OF TRUST, made April 3, 1996, between
Edward Tanem, An Unmarried Man as Sole and Separate Property
1760 Douglas Street
Red Bluff, CA, 96080
, herein called TRUSTOR, whose address is

Fidelity National Title Company of California, A California Corp., herein called TRUSTEE, and
L.B. Sare and Joanne V. Sare, Trustees of the Sare Family 1990 revocable Living Trust
, herein called BENEFICIARY.

WITNESSETH: That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS to TRUSTEE IN TRUST, WITH
POWER OF SALE, that property in Klamath County, OREGON, described as:

SEE EXHIBIT ONE ATTACHED HERETO AND MADE A PART HEREOF

THIS DEED OF TRUST IS GIVEN TO ADDITIONALLY SECURE THAT CERTAIN MOBILE HOME KNOWN AS A LEISM,
1976 WITH THE PLATE NUMBER OF X130522, AND THE TITLE NUMBER OF 9331665209, AND THE CONTROL
NUMBER OF 2131849, AND THE VEHICLE IDENTIFICATION NUMBER OF 24EGFS1823.

THIS IS A FIRST DEED OF TRUST ON THE SUBJECT PROPERTY.

Anything herein to the contrary notwithstanding, in the event of a voluntary sale, transfer or conveyance of all or any
portion of the property described herein, any indebtedness or obligation due under the note secured hereby, shall at
the option of the holder hereof, immediately become due and payable.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power and authority given
to and conferred upon Beneficiary by paragraph (10) of the provisions incorporated herein by reference to collect and
apply such rents, issues and profits.

For the Purpose of Securing: 1. Performance of each agreement of Trustor incorporated by reference or contained
herein. 2. Payment of the indebtedness evidenced by one promissory note of even date herewith, and any extension
or renewal thereof, in the principal sum of \$30,000.00 executed by Trustor in favor of Beneficiary or order. 3.
Payment of such further sums as the then record owner of said property hereafter may borrow from Beneficiary, when
evidenced by another note (or notes) reciting it is so secured.

INITIALS E.M.T.

APN: 4008-006BC-02700, M-130522

To Protect the Security of this Deed of Trust, Trustor Agrees: By the execution and delivery of this Deed of Trust and the note secured hereby, that provisions (1) to (14), inclusive, of the fictitious deed of trust recorded in Santa Barbara County and Sonoma County October 18, 1961, and in all other counties October 23, 1961, in the book and at the page of Official Records in the office of the county recorder of the county where said property is located, noted below opposite the name of such county, viz:

COUNTY	BOOK	PAGE	COUNTY	BOOK	PAGE	COUNTY	BOOK	PAGE	COUNTY	BOOK	PAGE
Alameda	435	684	Kings	792	833	Placer	895	301	Sierra	29	335
Alpine	1	250	Lake	362	39	Plumas	151	5	Siskiyou	468	181
Amador	104	348	Lassen	171	471	Riverside	3005	523	Solano	1105	182
Butte	1145	1	Los Angeles	T2055	899	Sacramento	4331	62	Sonoma	1851	689
Calaveras	145	152	Madera	810	170	San Benito	271	383	Stanislaus	1715	456
Colusa	296	617	Marin	1508	339	San Bernardino	5567	61	Sutter	572	297
Contra Costa	3978	47	Mariposa	77	292	San Francisco	A332	905	Tehama	401	289
Del Norte	78	414	Mendocino	579	530	San Joaquin	2470	311	Trinity	93	366
El Dorado	568	456	Merced	1547	538	San Luis Obispo	1151	12	Tulare	2294	275
Fresno	4626	572	Modoc	184	851	San Mateo	4078	420	Tuolumne	135	47
Glenn	422	184	Mono	52	429	Santa Barbara	1878	860	Ventura	2062	388
Humboldt	657	527	Monterey	2194	538	Santa Clara	5336	341	Yolo	653	245
Imperial	1091	501	Napa	639	86	Santa Cruz	1431	494	Yuba	334	486
Inyo	147	598	Nevada	305	320	Shasta	684	528			
Kern	3427	60	Orange	5889	611	San Diego	Series 2 Book 1961, Page 183887				

which provisions, identical in all counties, (printed on the attached unrecorded pages) are hereby adopted and incorporated herein and made a part hereof as fully as though set forth herein at length; that Trustor will observe and perform said provisions; and that the references to property, obligations and parties in said provisions shall be construed to refer to the property, obligations, and parties set forth in this Deed of Trust.

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

STATE OF CALIFORNIA
COUNTY OF SHASTA

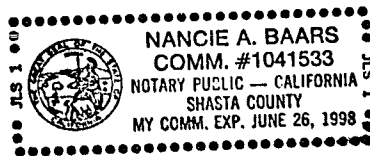
ON APRIL 5, 1996 before me,
NANCIE A. BAARS personally appeared
EDWARD TANEM

Edward M. Tanem
Edward Tanem

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

Signature NANCIE A. BAARS



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EXHIBIT ONE

A portion of Lots 15 and 16 in Block 30 of FIFTH ADDITION TO KLAMATH RIVER ACRES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, as defined by Lot Line Adjustment 2-92, more particularly described as follows:

Beginning at the Northeast corner of said Lot 15, thence along the Easterly line of Lot 15 South 00°05'24" West 108.00 feet; thence South 75°53'56" West 179.48 feet to a point on the Westerly line of Lot 16; thence North 00°05'24" East 152.00 feet to the Northwest corner of Lot 15; thence South 89°54'36" East 174.00 feet to the point of beginning.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 9th day
of April A.D., 1996 at 3:32 o'clock PM., and duly recorded in Vol. M96,
of Mortgages on Page 9965.

FEE \$20.00

By Bernetha G. Letsch, County Clerk