

19753

## RECORDATION REQUESTED BY:

South Valley State Bank  
801 Main Street  
Klamath Falls, OR 97601

Vol. m96 Page 17499

## WHEN RECORDED MAIL TO:

South Valley State Bank  
801 Main Street  
Klamath Falls, OR 97601

## SEND TAX NOTICES TO:

John Andrew Short III  
2037 Garden  
Klamath Falls, OR 97601

STATE OF OREGON,  
County of Klamath ss.

Filed for record at request of:

South Valley State Bank  
on this 13th day of June A.D. 19 96  
at 11:13 o'clock A M. and duly recorded  
in Vol. M96 of Mortgages Page 17499.  
Bernetha G. Letsch County Clerk  
By Cheryl Russell Deputy.  
Fee, \$10.00

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

## MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST IS DATED MAY 30, 1996, BETWEEN John Andrew Short III, an estate in fee simple (referred to below as "Grantor"), whose address is 2037 Garden, Klamath Falls, OR 97601; and South Valley State Bank (referred to below as "Lender"), whose address is 801 Main Street, Klamath Falls, OR 97601.

DEED OF TRUST. Grantor and Lender have entered into a Deed of Trust dated May 24, 1993 (the "Deed of Trust") recorded in Klamath County, State of Oregon as follows:

recorded June 21, 1993, in vol. M83, of Mortgages, on page 14606, Klamath County, Or.

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

Lot 11 in Block 115, Buena Vista Addition to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The Real Property or its address is commonly known as 1540 California, Klamath Falls, OR 97601.

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

Extend the maturity date to May 10, 1997

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 endorser 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

John Andrew Short III

LENDER:

South Valley State Bank

By:

Ann Deciff  
Authorized Officer

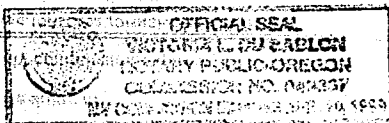
## INDIVIDUAL ACKNOWLEDGMENT

STATE OF

Oregon

COUNTY OF

Klamath



On this day before me, the undersigned Notary Public, personally appeared John Andrew Short III, to me known to be the individual described in and who executed the Modification of Deed of Trust, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed for the uses and purposes therein mentioned.

Given under my hand and official seal this 3rd day of June, 19 96.

By Victoria L. H. Eablon  
Notary Public in and for the State of Oregon

Residing at

Klamath Falls

My commission expires

April 20, 1999

FENDER ACKNOWLEDGMENT