

22989

RECORDATION REQUESTED BY:

WESTERN BANK, a division of Washington Mutual Bank
2885 South Sixth Street
P.O. Box 1884
Klamath Falls, OR 97601-0234

96 AUG -9 P3:57

Vol. m96 Page 24636

WHEN RECORDED MAIL TO:

WESTERN BANK, a division of Washington Mutual Bank
2885 South Sixth Street
P.O. Box 1884
Klamath Falls, OR 97601-0234

SEND TAX NOTICES TO:

RICHARD L SPOON and KATHRYNE M SPOON
5291 GOLDEN CT
KLAMATH FALLS, OR 97603

MTC1396

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE IS DATED AUGUST 9, 1996, BETWEEN RICHARD L SPOON and KATHRYNE M SPOON, AS TENANTS BY THE ENTIRETY, (referred to below as "Grantor"), whose address is 5291 GOLDEN CT, KLAMATH FALLS, OR 97603; and WESTERN BANK, a division of Washington Mutual Bank (referred to below as "Lender"), whose address is 2885 South Sixth Street, P.O. Box 1884, Klamath Falls, OR 97601-0234.

MORTGAGE. Grantor and Lender have entered into a mortgage dated May 13, 1993 (the "Mortgage") recorded in KLAMATH County, State of Oregon as follows:

RECORDED MAY 18, 1993, IN VOLUME M93, PAGE 11286, DOCUMENT NO. 61680, IN THE COUNTY OF KLAMATH, AND STATE OF OREGON.

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

LOT 10, BLOCK 3 OF TRACT 1035, GATEWOOD, 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 5291 GOLDEN CT, KLAMATH FALLS, OR 97603.

MODIFICATION. Grantor and Lender hereby modify the Mortgage as follows:

INCREASE LINE AMOUNT FROM \$10,000.00 TO \$20,000.00.

CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Mortgage 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 Mortgage 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 Mortgage (the "Note"). It is the intention of Lender to retain as liable all parties to the Mortgage 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 Mortgage 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 MORTGAGE, AND EACH GRANTOR AGREES TO ITS TERMS.

GRANTOR:

x Richard L Spoon
RICHARD L SPOON

x Kathryne M. Spoon
KATHRYNE M SPOON

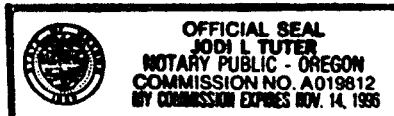
LENDER:

WESTERN BANK, a division of Washington Mutual Bank

By: Jodi L. Tuttle
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon
COUNTY OF Klamath) ss



On this day before me, the undersigned Notary Public, personally appeared RICHARD L SPOON and KATHRYNE M SPOON, to me known to be the individuals described in and who executed the Modification of Mortgage, 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 9th day of August, 19 96.

By Jodi L. Tuttle

Residing at Klamath Falls, OR

Notary Public in and for the State of Oregon

My commission expires 11-14-96

LENDER ACKNOWLEDGMENT

STATE OF _____)
COUNTY OF _____) ss

On this _____ day of _____, 19____, before me, the undersigned Notary Public, personally appeared _____ 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 _____ Residing at _____
Notary Public in and for the State of _____ My commission expires _____

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of _____ AmeriTitle _____ the 9th day
of August A.D., 19 96 at 3:57 o'clock P.M., and duly recorded in Vol. M96
of Mortgages on Page 24636.

FEE \$15.00

Bernetha G Letsch, County Clerk
By _____