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RECORDATION REQUESTED BY:

South Valley Bank & Trust
803 Main Street
Klamath Falls, OR 97601

96 NOV 18 2:11

vol. m96 Page 36109

WHEN RECORDED MAIL TO:

South Valley Bank & Trust
803 Main Street
Klamath Falls, OR 97601

SEND TAX NOTICES TO:

Valerie L. Martin
4747 Sumac Ave
Klamath Falls, OR 97603

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF MORTGAGE

THIS MODIFICATION OF MORTGAGE IS DATED NOVEMBER 1, 1996, BETWEEN Valerie L. Martin, Vested as: Valerie Lee Martin, aka Valerie L. Harding, (referred to below as "Grantor"), whose address is 4747 Sumac Ave, Klamath Falls, OR 97603; and South Valley Bank & Trust (referred to below as "Lender"), whose address is 803 Main Street, (Klamath Falls, OR 97601.

MORTGAGE. Grantor and Lender have entered into a mortgage dated November 8, 1995 (the "Mortgage") recorded in Klamath County, State of Oregon as follows:

Recording Date November 13, 1992, at Klamath County Recorder, Vol. M32 of Mortgages on Page 26959

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

Lot 8 in Block 1 of Banyon Park, Tract No. 1008, 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 4747 Sumac Ave, Klamath Falls, OR 97603.

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

Extend Maturity Date to December 30, 1996.

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 remain 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:

Valerie L. Martin
X Valerie L. Martin

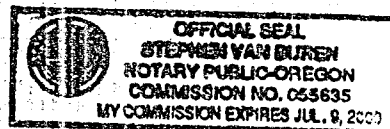
LENDER:

South Valley Bank & Trust

By:

Stephen Van Buren
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF OregonCOUNTY OF Klamath

On this day before me, the undersigned Notary Public, personally appeared Valerie L. Martin, to me known to be the individual described in and who executed the Modification of Mortgage, 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 5th day of November, 19 96
By Stephen Van Buren Residing at 2258 Dixon St Klamath Falls
Notary Public in and for the State of Oregon My commission expires July 9, 2000

RECEIVED NOV 10 1996

NOV 10 1996

(containing)

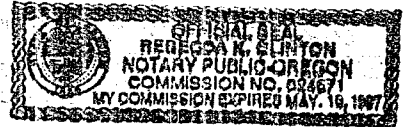
NO DUPLICATION OF WORKS

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LENDER ACKNOWLEDGMENT

STATE OF OREGON
COUNTY OF KLAMATH



On this 5th day of NOVEMBER, 1996, before me, the undersigned Notary Public, personally appeared STEPHEN VAN BUREN 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 Rebecca K. Clinton
Notary Public in and for the State of Oregon

Residing at _____
My commission expires 5/19/97

LASER PRO, Reg. U.S. Pat. & T.M. Off., Ver. 3.22b (c) 1996 CF [S] Services, Inc. All rights reserved. [OR-G201 MAILING 2 LNC 01VL]

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of South Valley Bank the 18th day of November A.D., 1996 at 2:11 o'clock P.M., and duly recorded in Vol. M96, of Mortgages on Page 36109.

FEE \$15.00

Bernetha G. Letsch County Clerk

By Kathleen Ross

NOTARIAL PUBLIC STATE OF OREGON
REBECCA K. CLINTON
NOTARY PUBLIC - OREGON
COMMISSION NO. 034671
MY COMMISSION EXPIRES MAY 16, 1997

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MODIFICATION OF MORTGAGE

RECORDED BY: [illegible]
DATE: [illegible]

RECORDED BY: [illegible]

RECORDED BY: [illegible]
DATE: [illegible]

RECORDED BY: [illegible]

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DATE: [illegible]

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