

30229

Vol. 196 Page 39510

RECORDATION REQUESTED BY:

South Valley Bank & Trust
5215 South Sixth Street
Klamath Falls, OR 97603

6 DEC 20 1996

WHEN RECORDED MAIL TO:

South Valley Bank & Trust
5215 South Sixth Street
Klamath Falls, OR 97603

SEND TAX NOTICES TO:

John N Brooks and Lori Brooks
3920 Monrovia Way
Klamath Falls, OR 97603

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST IS DATED NOVEMBER 21, 1996, BETWEEN John N Brooks and Lori Brooks, Husband and Wife (referred to below as "Grantor"), whose address is 3920 Monrovia Way, Klamath Falls, OR 97603; and South Valley Bank & Trust (referred to below as "Lender"), whose address is 5215 South Sixth Street, Klamath Falls, OR 97603.

DEED OF TRUST. Grantor and Lender have entered into a Deed of Trust dated April 29, 1996 (the "Deed of Trust") recorded in Klamath County, State of Oregon as follows:

Recorded on May 2, 1996 in the Klamath County Recorder's Office Volume 5263 at page 12574

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

Lot 17 in Block 18, of Tract 1127, NINTH ADDITION TO SUNSET VILLAGE, 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 3920 Monrovia Way, Klamath Falls, OR 97603.

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

Extend Maturity date to June 1, 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 N Brooks

X Lori Brooks

LENDER:

South Valley Bank & Trust

By [Signature]
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF OregonCOUNTY OF Klamath

On this day before me, the undersigned Notary Public, personally appeared John N Brooks and Lori Brooks, to me known to be the individuals described in and who executed the Modification of Deed of Trust, 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 27th day of November, 19 96.

By [Signature]
Notary Public in and for the State of Oregon

Residing at _____

My commission expires 3-30-99

IN WITNESS WHEREOF

RECORDED

FORM NO 1020 12

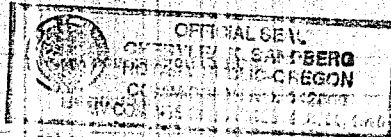
2-51-1996

MODIFIED COPY OF DEED OF TRUST

30229

LENDER ACKNOWLEDGMENT

STATE OF Ore Gon
COUNTY OF Klamath



On this 27th day of November, 1996, before me, the undersigned Notary Public, personally appeared Jim Muleszger and known to me to be the Branch Manager, authorized agent for the 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 Christine H. Zander
Notary Public in and for the State of Ore Gon

Residing at 6215 S. Main St
My commission expires 3-30-99

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THE ADJUSTMENT

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of South Valley Bank the 20th day
of December A.D., 1996 at 9:31 o'clock A. M., and duly recorded in Vol. M96
of Mortgages on Page 39510

FEE \$15.00

by Bernetha G. Letsch, County Clerk
Hutton Ross

MODIFICATION OF DEED OF TRUST

RECORDING FEE OF \$15.00
AND NOTARY FEE OF \$15.00
TOTAL FEE \$30.00

RECORDING FEE OF \$15.00

RECORDING FEE OF \$15.00
AND NOTARY FEE OF \$15.00
TOTAL FEE \$30.00

WHEN RECORDED WITH TO:

RECORDING FEE OF \$15.00
AND NOTARY FEE OF \$15.00
TOTAL FEE \$30.00

RECORDATION FEE ORDERED BY:

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Hospital Liens

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