

30559

Vol. 1196 Page 40233

RECORDATION REQUESTED BY:

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

96 DEC 30 10:51

WHEN RECORDED MAIL TO:

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

SEND TAX NOTICES TO:

Timn Burr Inc.
325 Main Street
Klamath Falls, OR 97601

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST IS DATED DECEMBER 19, 1996, BETWEEN Timn Burr Inc. (referred to below as "Grantor"), whose address is 325 Main Street, Klamath Falls, OR 97601; and South Valley Bank & Trust (referred to below as "Lender"), whose address is 803 Main Street, Klamath Falls, OR 97601.

DEED OF TRUST. Grantor and Lender have entered into a Deed of Trust dated April 22, 1993 (the "Deed of Trust") recorded in Klamath County, State of Oregon as follows:

Volume M96, page 11434, reception #16938, recorded on April 24, 1993 in the office of Klamath County, Oregon.

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

See attached Exhibit A

The Real Property or its address is commonly known as 325 Main Street, Klamath Falls, OR 97603.

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

Extend the maturity dated to February 15, 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 "Notes"). It is the intention of Lender to retain as liable all parties to the Deed of Trust and all parties, makers and endorers 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:

Timn Burr Inc.

By: Randy L. Shaw
Randy L. Shaw, President

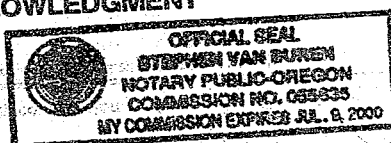
LENDER:

South Valley Bank & Trust

By: [Signature]
Authorized Officer

CORPORATE ACKNOWLEDGMENT

STATE OF Oregon
COUNTY OF Klamath



On this 24th day of December, 19 96, before me, the undersigned Notary Public, personally appeared Randy L. Shaw, President of Timn Burr Inc., and known to me to be an authorized agent of the corporation that executed the Modification of Deed of Trust and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this Modification and in fact executed the Modification on behalf of the corporation.

By: Stephen Van Buren
Notary Public in and for the State of Oregon

Residing at Klamath Falls
My commission expires July 9, 2000

RENDERED BY NOTARY PUBLIC

FORM NO. 000002
15-10-1997

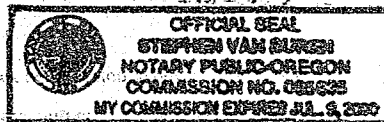
MODIFICATION OF DEED OF TRUST

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LENDER ACKNOWLEDGMENT

STATE OF Oregon
COUNTY OF Clatsop



On this 24th day of December, 1996, before me, the undersigned Notary Public, personally appeared John E. Coyle and known to me to be the Loan Officer, 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 Stephen Van Buren Residing at Clatsop Falls
Notary Public in and for the State of Oregon My commission expires July 9, 2000

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COPIES OF THE MODIFICATION OF DEED OF TRUST

TO THE LENDER

TO THE BORROWER

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Exhibit A
Page 1 of 4

Roblero

The West 517.5 feet of the East 1035 feet of Lot 2, Block 8, KLAMATH FALLS FOREST ESTATES SYCAN UNIT, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Also described as Lot 2C, Block 8, Sycan Unit.

Calcagno

The Southerly 415 feet of the Easterly 1035 feet of Lot 10, Block 7, Klamath Falls Forest Estates-Sycan Unit, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Cleft

The Southerly 415 feet of the Easterly 1035 feet of Lot 10, Block 7, Klamath Falls Forest Estates-Sycan Unit, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Alexson

The West 850 feet of Lot 9 in Block 17, Excepting the North 400 feet Klamath Falls Forest Estates Sycan Unit, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Turner/Whipple 1,2,&3

The S1/2S1/2NE1/4SE1/4, the E1/2N1/2S1/2NE1/4SE1/4 and the W1/2N1/2S1/2NE1/4SE1/2 of Section 13, Township 30 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.

Kuykendall

The S1/2E1/2 of Lot 12, Block 6, Klamath Falls Forest Estates, Sycan Unit, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Also known as Lot 12C Block 6.

Burns

N1/2E1/2 of lot 2 in Block 12 Klamath Falls Forest Estates Sycan Unit, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Handwritten signature and date:
12/24/06

Exhibit A
Page 2 of 4

Wilson

The S1/2NW1/4SW1/4NW1/4 of Section 2, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Wellington

NE1/4NW1/4 of Section 29, Township 35 South, Range 11 East of the Willamette Meridian Klamath County, Oregon.

Thompson

The S1/2SW1/4SE1/4NW1/4 of Section 2, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Tecumseh

The E1/2NE1/4NW1/4SW1/4 of Section 4, Township 37 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Shows

The W1/2SE1/4SW1/4 and N1/2NE1/4SE1/4SW1/4 of Section 4, Township 37 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon.

Pfaff

Parcel 1: The S1/2SW1/4NW1/4 of Section 16, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Parcel 2: The S1/2SE1/4NE1/4 of Section 17, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon, lying East of the center line of Mill Creek.

Pate

South 1/4 of Southwest 1/4 of the Northwest 1/4 of Section 4, Township 37 South, Range 12 East of the Willamette Meridian.

[Handwritten signature]
12/24/96

Exhibit A
Page 3 of 4

Montgomery

NE1/4NE1/4, N1/2SE1/4NE1/4 of Section 1, Township 33 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

McCoy

The E1/2NE1/4NE1/4SW1/4 of Section 31, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Martinez

The S1/2SE1/4NE1/4 of Section 1, Township 33 South, Range 13 East of the Willamette Meridian, Klamath County, Oregon.

Inglis

The N1/2NE1/4SE1/4NW1/4 of Section 2, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Chandra

The NE1/4 of Government Lot 4, Section 2, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Riley

Parcel 2: Lots 20 and 21 in Block 8, Klamath Falls Forest Estates Highway 66 Unit Plat No. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. (Riley)

Parcel 9: The E1/2W1/2SE1/4SW1/4 and the W1/2NW1/4SE1/4SW1/4 in Section 6, Township 41 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon. (Missionary Baptist Church)

The E1/2SE1/4SW1/4 in /Section 6, Township 41 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon. (Missionary Baptist Church)

Farley

The South 340 feet of the E1/2E1/2W1/2SE1/4 and the South 340 feet of that portion of the E1/2SE1/4 lying West of Highway 97 in Section 16, Township 34 South, Range 13 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Handwritten signature and date:
12/24/06

Exhibit A
Page 4 of 4

Garrison

The E1/2NE1/4SW1/4 of Section 31, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

EXCEPTING THEREFROM, The E1/2NE1/4SE1/4SW1/4 in Section 31, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Veiga

Parcel 3: S1/2NE1/4SW1/4, N1/2N1/2SE1/4SW1/4 of Section 19, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Ferris

The W1/2SW1/4SE1/4 of Section 19, Township 35 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon.

Howell

Lot 9, Block 4, TRACT NO. 1065, IRISH BEND, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Bailey

The East 517.5 feet of the West 1035.0 feet of Lot 2, Block 8, Measured along South line of said Lot, Klamath Falls Forest Estates Sycan Unit, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Dishno 1

Portion of Lot 3 Block 11 Klamath Falls Estates Sycan Unit. Beginning Easterly Corner Lot 3, Block 11, thence Southerly along Easterly line 1000'; thence N54 02' 28" W400'; thence N35 57'32" E 1000'; thence S54 02'28" E 400' to point of beginning. Lot 3B Block 11.

Dishno 2

Portion of Lot 3 Block 11 Klamath Falls Estates, Sycan Unit. Beginning at a point from which the most easterly corner bears N 35 57'32" E 1000'; thence N 54 02'28" W 400'; thence S 35 57'32" W. To a point on the southerly line of said Lot 3; thence S 46 15' 40" E to the most southerly corner; thence N 35 57'32" E 952.51' to point of beginning Lot 3B Block 11.

STATE OF OREGON : COUNTY OF KLAMATH: ss.

Filed for record at request of South Valley Bank the 30th day
of December A.D., 19 96 at 10:51 o'clock A. M., and duly recorded in Vol. M96
of Mortgages on Page 40233.

FEE \$35.00

by Bernetha G. Letsch, County Clerk
Kordell R. Brown