ORIA No. 69: - TRUST DEED (Auslgnment Restricted).	COPYRICHT IST STEVENS-KESS LAW PUBLISHING CO., PORTLAND, OR
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TRUST DEED	STATE OF OREGON,
n an	MTC County of
RON DUMONT	U2418 - KIT was received for record on the
PO BOY 1376	of, 19,
KLAMATH FALLS, OR 97601	book/reel/volume No on
HIGH DESERT LAND, LIA	and/or as rec/inc/in
P.O. BOX 1316 KLAMATH FALLS, CR 97601	ment/microfilm/reception No
Beneficiary's Name and Address	Witness my hand and seal of C
High Desert Land, LLC, an Oregon C	torp. affixed.
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THIS TRUST DEED, made this	22ND
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	and the second
HIGH DESERT LAND. LLC	, as Benefi
	WITNESSETH: sells and conveys to trustee in trust, with power of sale, the prope
KLAMATH County, Oreg	gon, described as:
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이 잘 했던 돈이 다니 과가 가죽 않는 것이 가지 않으면 가지 않는 것이 가지만 했다.	LEGAL DESCRIPTION.
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NOTE: The Trust Doed Act provides that the trustee herounder must be either an alterney, who is an active member of the Oregon State Bar, a bank, trust company or savings and loan association authorized to do business under the laws of Oregon or the United States, a title insurance company authorized to insure title to real property of this state, its subsidiaries, affiliates, agents or branches, the United States or any agency thereof, or an escrew agent licensed under ORS 696.505 to 696.585. "WARNING: 12 USC 1701]-3 regulates and may prohibit exercise of this option. "The publisher suggests that such an agreement address the issue of obtaining beueficiary's consent in complete detail.

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which are in excess of the amount required to pay all reasonable costs, ereines and attorney's tees necessarily paid or incurred by granter in such proceedings, that he paid to be a log an reachance by it lists and normal and reasonable costs and expenses and attorney's less, both in the trial and appellate courts, necessitily paid or incurred by benaticiary in such proceedings, and the balance applied upon the indebted-

In such proceedings, that be paid to beneficiary and applied by it first upon any reasonable costs and expenses and attoruey's lees, both in the trial and appellate courts, necessarily paid or incurred by benaficiary in such proceedings, and the balance applied upon the indebted-ness secured hereby; and grantor agrees; at its own argense; to take such actions and execute such instruments as shall be necessary in obtaining such compensation; promptly: upon benaficiary's request. -9. At any time and from time to time upon written request of beneficiary, payment of its lees and presentation of this deed and the note for endorsement (in case of full reconveyances; for cancellation), without affecting the liability of any person for the payment of the indebtedness, trustee may (a) consent to the making of any map or plat of the property; (b) join in granting any essement or creat-ing any restriction thereon; (c) join in any subordination or other agreement aliecting this deed or the lien or charge thereoi; (d) reconvey, without warranty, all or any part of the property. The grantee in any reconveyance may be described as the "person or persons legally entitled thereto," and the recitals therein of any matters or tacts shall be conclusive proof of the truthfulness thereoi. Trustee's lees for any of the services mentioned in this paragraph shall be not less than \$5. 10. Upon any default by 'grantor hereunder, beneficiary may at any time without notice, either in person, by agent or by a receiver due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's lees upon any indebtedness secured hereby, and in such order as beneficiary may detarmine. 11. The entering upon and taking possession of the property, the collection of such rents, issues and profits, or the proceeds of life and other insurance policies or compensation or awards for any taking or damage of the property, and the application or release thereod as aloresaid, shall not cure or waive any defau

Note the end of the end of the states to be released to be instruction in the formation of the probability the bolight of saling the bolight of the states that commenced for concerns the states in the manner provided in ORS 86.735 to 86.795.
13. Alter the trustee has commenced foreclosure by advertisement and sale, and at any time prior to 5 days before the date the trustee conducts the sale, the grantor or any other person to privileged by ORS 86.753, may cure the default or defaults. If the default consists of a failure to pay, when due, sums secured by the trust deed, the default may be cured by paying the entire amount due at the time of the cure other than such portion as would not then be due had no default cocurred. Any other default that is capable of being cured may be cured by tendering the performance required under the obligation or truste deed. In any case, in addition to curing the default of the trust deed together with trustee's and attorney's lees not exceeding the amounts provided by law.
14. Otherwise, the sale shall be held on the date and at the time and place designated in the notic of sale on the purchase its deed in form as required by law conveying the property so sold, but without any covenant or warranty, express or implied. The recitals in the default and beneficiary, may purchase at the sale.
15. When trustee sale sale pay is to the sale and the tains shall apply the proceeds of sales to payment of (1) the express of sale, including the compensation of the trustee and a subsequent to the nurstee, but including the compensation of the trustee and a subsequent to the subsect of the states that beneficiary may purchase at the sale.
15. When trustee sales provided liens subsequent to the interest of the trustee, shall apply the proceeds of sales to payment of (1) the express of sale, including the compensation of the trustee and a subsection of any successor trustee, the later shall be vested with all titic, powers and duties confered upon any trustee here

tract or loan agreement between them, beneficiary may purchase insurance at grantor's expense to protect bene-ficiary's interest. This insurance may, but need not, also protect grantor's interest. If the collateral becomes damaged, the coverage purchased by beneficiary may not pay any claim made by or against grantor. Grantor may later cancel the coverage by providing evidence that grantor has obtained property coverage elsewhere. Grantor is responsible for the cost of any insurance coverage purchased by beneficiary, which cost may be added to grantor's contract or loan balance. If it is so added, the interest rate on the underlying contract or loan will apply to it. The effective date of coverage may be the date grantor's prior coverage lapsed or the date grantor failed to provide proof of coverage. The coverage beneficiary purchases may be considerably more expensive than insurance grantor might otherwise obtain alone and may not satisfy any need for property damage coverage or any mandatory liability insurance requirements imposed by applicable law.

The grantor warrants that the proceeds of the loan represented by the above described note and this trust deed are: (a)* primarily for grantor's personal, family or household purposes (see Important Notice below), (b) for an organization, or (even it grantor is a natural person) are for business or commercial purposes.

This deed applies to, inures to the benefit of and binds all parties hereto, their heirs, legatees, devisees, administrators, executors, personal representatives, successors and assigns. The term beneficiary shall mean the holder and owner, including pledgee, of the contract secured hereby, whether or not named as a beneficiary herein.

In construing this trust deed, it is understood that the grantor, trustee and/or beneliciary may each be more than one person; that it the context so requires, the singular shall be taken to mean and include the plural, and that generally all grammatical changes shall be made, assumed and implied to make the provisions hereot apply equally to corporations and to individuals.

	IN WITNESS WHEREOF	, the	grantor ha	as executed	this in	trugen	Tthe	day	and	year	first	above	writte	n.
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* IMPORIANI, NOTICE: Delete, by ining our, whichever warranty (a) or (not applicable) if worranty (a) is applicable and the beneficiary is a cro as such word is defined in the Truth-in-Lending Act and Regulation Z	ditor
beneficiary MUST comply with the Act and Regulation by making req	ulred Survey and the second
disclosures; for this purpose use Stevens-Ness Form No. 1319, or equive if compliance with the Act is not required, disregard this notice.	
STATE OF OREGON, County	of
This instrument was ack by RON_DUMONT	nowledged before me on
This instrument was ack	nowledged before me on, 19,
by	
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OFFICIAL SEAL JO-ANN LYNN N0TARY PUBLIC - ORF	GON Notary Public for Oregon My commission expires Site 40
() RECENT FOR FULL/ARCHINE ANY 14, MY COMMISSION EXPRESSION ANY 14, TO:	House()only when obligations have been paid.) 2001 (A
The undersigned is the logal owner and holder of all indek dead have been iully paid and satisfied. You hereby are directed trust deed or pursuant to statute, to cancel all evidences of inde	tedness secured by the foregoing trust deed. All sums secured by the trust d, on payment to you of any sums owing to you under the terms of the bitedness socured by the trust deed (which are delivered to you herewith r, to the parties designated by the terms of the trust deed the estate now
held by you under the same. Mail reconveyance and documonfa	
DATED:, 19	
Do not lose or destroy this Trust Deed OR THE NOTE which it secures. Both must be delivered to the trustee for cancellation before	
reconveyance will be made.	Beneticiary

EXHIBIT "A"

THE WEST 415 FEET OF THE EAST 830 FEET OF LOT 5 IN BLOCK 6, KLAMATH FALLS FOREST ESTATES SYCAN UNIT, ACCORDING TO THE OFFICAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

STATE OF OREGON: COUNTY OF KLAMATH : ss.

rited for	record at request		Ameritit			the 4th	dav
of	Sept	A.D., 19	<u>97</u> at <u>11:19</u>	o'clock	A. M., and duly	recorded in Vol.	M97
		of	Mortgages		on Page28964		ATE
				· · · ·		G. Letsch, County Clerk	k .
EE	\$20.00			By	_Katelur	Koza	
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