

46960

97 OCT 14 P3:24

Vol. 177 Page 33810

Recording requested by:
WELLS FARGO BANK, N.A.

When recorded return to:

Wells Fargo Bank, N.A.
Attn: Lien Perfection
P.O. Box 5140
Portland, OR 97208-5140

MTC 42714

State of Oregon

Space Above This Line For Recording Data

SHORT FORM LINE OF CREDIT DEED OF TRUST

(With Future Advance Clause)

1191868 8001
972630860260

1. **DATE AND PARTIES.** The date of this Short Form Line Of Credit Deed of Trust ("Security Instrument") is 10-01-1997 and the parties are as follows:

TRUSTOR ("Grantor"):
PHIANNA A. SUTTEN, AN UNMARRIED WOMAN

whose address is:
1204 ELDORADO AVENUE KLAMATH FALLS, OR 97601

TRUSTEE: WELLS FARGO BANK (ARIZONA), N.A., 4832 East McDowell Rd., Phoenix, AZ 85008

BENEFICIARY ("Lender"): WELLS FARGO BANK, N.A.
18700 NW Walker Rd., Bldg. 92
Beaverton, OR 97006

2. **CONVEYANCE.** For good and valuable consideration, the receipt and sufficiency of which is acknowledged, and to secure the Secured Debt (defined below) and Grantor's performance under this Security Instrument, Grantor irrevocably grants, conveys and sells to Trustee, in trust for the benefit of Lender, with power of sale, all of that certain real property located in the County of KLAMATH, State of Oregon, described as follows:
THE EASTERLY 87 FEET OF LOT 6 AND THE EASTERLY 87 FEET OF THE SOUTHERLY 2 FEET OF LOT 5, BLOCK 32, HOT SPRINGS ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY KLAMATH, STATE OF OREGON.

with the address of 1204 ELDORADO AVENUE KLAMATH FALLS, OR 97601 and parcel number of 3809-029AD-00500 together with all rights, easements, appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches, and water stock and all existing and future improvements, structures, fixtures, and replacements that may now, or at any time in the future, be part of the real estate described above.

3. **MAXIMUM OBLIGATION AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$10,000.00 together with all interest thereby accruing, as set forth in the promissory note, revolving line of credit agreement, contract, guaranty or other evidence of debt ("Secured Debt") of even date herewith, and all amendments, extensions, modifications, renewals or other documents which are incorporated by reference into this Security Instrument, now or in the future. The maturity date of the Secured Debt is 30 years from the date of the Secured Debt, or such lesser period as may be provided. The Secured Debt is a revolving line of credit.

W234A (7/97)

OREGON-DEED OF TRUST

33811

4. **MASTER FORM LINE OF CREDIT DEED OF TRUST.** By the delivery and execution of this Security Instrument, Grantor agrees that all provisions and sections of the Master Form Line of Credit Deed of Trust ("Master Form"), inclusive, dated February 1, 1997 and recorded on February 10, 1997 as Instrument Number 32645 in Book M 97 at Page 4115 of the Official Records in the Office of the Recorder of KLAMATH County, State of Oregon, are hereby incorporated into, and shall govern, this Security Instrument.

SIGNATURES: By signing below, Grantor agrees to perform all covenants and duties as set forth in this Security Instrument. Grantor also acknowledges receipt of a copy of this document and a copy of the provisions contained in the previously recorded Master Form (the Deed of Trust-Bank/Customer Copy).

Phianna A. Suttin

PHIANNA A SUTTEN

Grantor

10-3-97

Date

Grantor

Date

Grantor

Date

Grantor

Date

ACKNOWLEDGMENT:

(Individual)

STATE OF Oregon COUNTY OF Klamath } ss.

This instrument was acknowledged before me on October 3, 1997 by

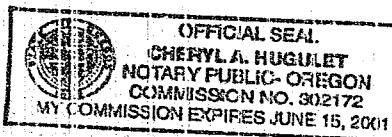
Phianna A. Suttin

Cheryl A. Huguley

Signature of notarial officer

Assistant Manager

Title (and Rank)



My Commission expires: 6-15-2001

(Seal)

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Amertitle the 14th day of October A.D., 19 97 at 3:24 o'clock P. M., and duly recorded in Vol. M97 of Mortgages on Page 33810

FEE \$15.00

By Bernetha G. Letsch County Clerk
William K. Ross