

## RECORDATION REQUESTED BY:

South Valley Bank & Trust  
P O Box 6210  
Klamath Falls, OR 97601

98 FEB 25 AIO:55

Vol. m98 Page 6049

## WHEN RECORDED MAIL TO:

South Valley Bank & Trust  
P O Box 6210  
Klamath Falls, OR 97601

## SEND TAX NOTICES TO:

SoCO Development, Inc.  
135 South 9th Street  
Klamath Falls, OR 97601

AMERITILE, has recorded this  
instrument by request as an accommodation only,  
and has not examined it for regularity and sufficiency  
or as to its effect upon the title to any real property  
that may be described therein.

MTC 1396-8893

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

## MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST IS DATED FEBRUARY 24, 1998, BETWEEN SoCO Development, Inc., an Oregon Non-Profit Corporation (referred to below as "Grantor"), whose address is 135 South 9th Street, Klamath Falls, OR 97601; and South Valley Bank & Trust (referred to below as "Lender"), whose address is P O Box 6210, Klamath Falls, OR 97601.

DEED OF TRUST. Grantor and Lender have entered into a Deed of Trust dated November 24, 1997 (the "Deed of Trust") recorded in Klamath County, State of Oregon as follows:

Klamath County, State of Oregon, Volume M97, page 38483, microfilm #49028.

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

Tract 400: A Tract of land lying in the southwest quarter of Section 34, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, said tract being more particularly described as follows:

Commencing at the southwest corner of said Section 34, which corner is a point on the center line of a county road; thence North 89 degrees 54' 58.3" East, 487 feet along the center line of the county road; thence North 0 degrees 54.6" West, 30 feet to a point on the north right-of-way line of the county road, and the TRUE POINT OF BEGINNING; thence continuing North 0 degrees 10' 54.6" West a distance of 2816.67 feet to a point on the E-W center line of section, said point being stamped "A-130-2"; thence North 89 degrees 51' 19.6" East along the E-W center line of said section, to the southwest corner of the southeast quarter of the northwest quarter of Section 34; thence continuing North 89 degrees 51' 19.6" East along the E-W center line of the section, a distance of 154.45 feet to a point "A-130-3"; thence South 0 degrees 10' 33.7" East, a distance of 1044.81 feet to "A-130-4"; thence North 89 degrees 50' 07.0" East 510.50 feet to "A-130-5"; thence South 0 degrees 11' 04.6" East, 1573.65 feet to "A-130-6", a point on the north right-of-way line of the county road; thence South 89 degrees 54' 58.3" West along the north right-of-way line of said county road, a distance of 1510.00 feet to "A-130-1", and the POINT OF BEGINNING.

Tract J: The SW1/4 of the NW1/4 of Section 34, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon.

The Real Property or its address is commonly known as Falcon Heights, Klamath Falls, OR 97603.

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

increase the principal amount of Note by \$300,000.00, for a total loan of \$800,000.00, and extend the maturity date to April 15, 1998.

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, 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.

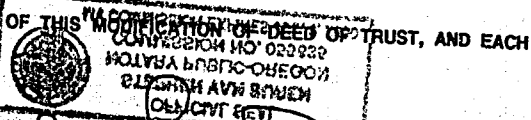
EACH GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF DEED OF TRUST, AND EACH GRANTOR AGREES TO ITS TERMS.

GRANTOR:  
SoCO Development, Inc.

By: C Duane Boudier, President

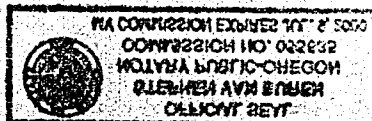
LENDER:  
South Valley Bank & Trust

By: Authorized Officer



Lou Elym Kelly, Secretary

Commission Expires



## CORPORATE ACKNOWLEDGMENT

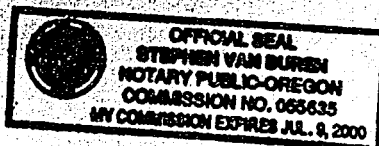
FORM NO 830053221  
05-54-1088

(continued)  
MODIFICATION OF DEED OF TRUST

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CORPORATE ACKNOWLEDGMENT

STATE OF Oregon  
COUNTY OF Klamath ) ss



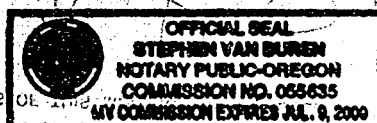
On this 24th day of February, 1998, before me, the undersigned Notary Public, personally appeared C Duane Bodfker and Lou Elyn Kelly, President and Secretary of SoCO Development, Inc., and known to me to be authorized agents of the corporation that executed the Modification of Deed of Trust and acknowledged 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 they are 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

LENDER ACKNOWLEDGMENT

STATE OF Oregon  
COUNTY OF Klamath ) ss



On this 24th day of February, 1998, before me, the undersigned Notary Public, personally appeared COAG PRO and known to me to be the Lending 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, duty 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  
Notary Public in and for the State of Oregon

Residing at Klamath Falls  
My commission expires July 9, 2000

LASER PRO, Reg. U.S. Pat. & T.M. Off., Ver. 3.23 (c) 1998 CFI ProServices, Inc. All rights reserved. [OR-G202 FALCON LN C4.OVL]

STATE OF OREGON: COUNTY OF KLAMATH ) ss.

Filed for record at request of Amerititle the 25th day  
of February A.D., 1998 at 10:55 o'clock A M., and duly recorded in Vol. M98  
of Mortgages on Page 6049

FEE \$15.00

By Bernetha G. Ketsch, County Clerk  
Kathleen Kraus

DEED OF TRUST: The Deed of Trust contains the following described real property (the "Real Property") located in Klamath County, Oregon: Klamath County, State of Oregon, Vol. 2013, p. 110058  
DEED OF TRUST: Grantor and lender have entered into a Deed of Trust dated November 5, 1995 (the "Deed of Trust") recorded in Klamath County, Oregon (referred to below as "Grantor") whose address is P.O. Box 2510, Klamath Falls, OR 97601.  
COBALTION (referred to below as "Grantor") whose address is 132 South 8th Street, Klamath Falls, OR 97601 and 2001 North 8th Street, Klamath Falls, OR 97601.  
THIS MODIFICATION OF DEED OF TRUST IS DATED FEBRUARY 24, 1998 BETWEEN SOCO DEVELOPMENT, INC. and COBALTION.

MODIFICATION OF DEED OF TRUST

SPACE ABOVE THIS LINE IS FOR RECORDED USE ONLY

Klamath Falls, OR 97601  
132 South 8th Street  
SOCO Development, Inc.

SEND TAX NOTICES TO:

Klamath Falls, OR 97601  
P.O. Box 2510  
South Valley Bank & Trust

WHEN RECORDED MAIL TO:

Klamath Falls, OR 97601  
P.O. Box 2510  
South Valley Bank & Trust

RECORDED REQUESTED BY:

23850

28 FEB 22 10:00

NOTARY PUBLIC 6049