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WESTERN TITLE & ESCROW COMPANY

BEND OFFICE • 1345 NW Wall Street, Suite 200 • Bend, Oregon 97701 • (541)389-5751 • FAX 383-2975

ATC 04048674

SELLER EXTENDED COVERAGE & UCC AFFIDAVIT

STATEMENT UNDER OATH REGARDING POSSESSION, REPAIRS OR ALTERATIONS AND LIENS

Given to Stewart Title Guaranty and its duly authorized agent, Western Title & Escrow Company, where the policy is issued by that agent, in consideration of their issuance of a policy or policies of title insurance.

Regarding property described as: The N 1/2 S 1/2 E 1/2 E 1/2 SE 1/4 NE 1/4 of Section 10, Township 25 South, Range 8 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

Tax Lot No. 2508-1000-1000; Serial No. 160462.

UNDER OATH I state that:

- A. At this date, there are no parties in possession, or with any future right to possession of the property, except:
Harold Rowland Primrose, Emmadell Primrose, Robert Alan Wilson, Ronna Lee Wilson, Harold Alan Primrose
- B. There are no existing leases and tenancies except: None
- C. No repairs or alterations have been made on the property during the 75 days preceding this statement except: If none, check here (X)
- D. None of the proceeds of this loan are to be used towards the repair, alteration or improvement of the above property, except: None.
- E. I have not borrowed against any crops or timber. I have not purchased on credit or borrowed against any fixtures, including but not limited to furnaces, hot water heaters, built in appliances, air conditioning units, wall to wall carpeting or draperies, attached to the house, buildings, or manufactured structure and have no knowledge of any security agreement with money still owing on any fixtures attached to the house, buildings, manufactured structure, crops or timber or of any financing statements that may affect any vendor's interest in contracts, EXCEPT: (list here such purchases made on credit, if any, otherwise state none) If none, check here (X)

I make this statement in this affidavit to induce Western Title & Escrow Company to issue the policy of title insurance relative to said real property without taking exception to any financing statement(s) covering fixtures, crops, vendor's interest in contracts, which may be filed in the Office of the Secretary of State, or in another county than that in which the above real property is situated, which does not contain a metes and bounds or lot and block description.

I further agree to indemnify Stewart Title Guaranty and/or its agent, Western Title & Escrow Company, and save you harmless from any loss you may sustain as a result of issuing your policy of title insurance based upon the above representations, and agree that, in case you or your insured is named in a suit based upon facts which are inconsistent to the above representations, we will pay, at our own expense, any resulting judgment and all costs and attorney's fees associated therewith.

Dated: 11/20/98

Harold Rowland Primrose
Harold Rowland Primrose

Emmadell Primrose
Emmadell Primrose

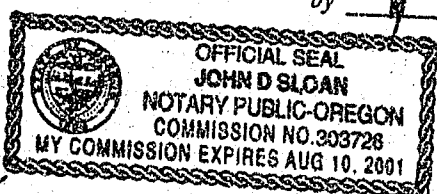
Robert Allen Wilson
Robert Alan Wilson

Ronna Lee Wilson
Ronna Lee Wilson

Harold Alan Primrose
Harold Alan Primrose

STATE OF OREGON, County of Lane

This instrument was acknowledged before me on November 20th, 1998,
by John D. Sloan



John D. Sloan
Notary Public for Oregon
My commission expires Aug. 10 2001

EXHIBIT "A"

Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public record; proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.

Any facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of said land or by making inquiry of persons in possession thereof.

Easements, or claims of easement, not shown by the public records, reservations or exceptions in patents or in acts authorizing the issuance thereof, water rights, claims or title to water.

Any lien, or right to lien, for services, labor or material heretofore or hereafter furnished, imposed by law and not shown by the public records.

Discrepancies, conflicts in boundary lines, shortage in area, encroachments or any other facts which a correct survey would disclose.

This property lies within and is subject to the levies and assessments of the Fire Patrol District.

Rights of the public in and to any portion of the herein described premises lying within the boundaries of roads or highways.

Subject to reservations of gas, oil and mineral rights in and on said premises, as disclosed by Deed:

Recorded: May 4, 1965
Book: 361
Page: 229

As modified by Deed:

Recorded: June 14, 1965
Book: 362
Page: 280

Subject to a 10 foot wide easement along the entire North boundary for mutual roadway and all other roadway purposes, as disclosed by Deed:

Recorded: June 10, 1975
Book: M-75
Page: 6467

Possible lack of access to and from said land. Our examination of the subject property does not disclose access to a public street or way. If an appurtenant easement over adjoining property is to be insured, an additional charge will be made.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Aspen Title & Escrow the 30th day of November A.D. 19 98 at 11:43 o'clock A. M., and duly recorded in Vol. M98 of Mortgages on Page 43507.

FEE \$10.00

By Bernetha G. Leisch County Clerk