RECORDATION REQUESTED BY: South Valley Bank and Trust P O Box 6210 Klamath Falls, OR 97801

MTC 1396-1058

24059 Vol <u>M99</u> Page

WHEN RECORDED MAIL TO: South Valley Bank and Trust P 0 Box 6210 Klasselb Falls, CR. 97801

SEND TAX NOTICES TO:

Robert J Bogelay 999 Hillelde Avenue Klemath Falls, CR 97901 AMERITITLE, has recorded this instrument by request as an accomodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to envired propeny that may be described thereif.

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF DEED OF TRUST

1999 JUN 17 PM 3:43

THIS MODIFICATION OF DEED OF TRUST IS DATED JUNE 8, 1999, BETWEEN Robert J Bogatay, an estate in fee simple (referred to below as "Grantor"), whose address is 800 Hillaide Avenue, Klamath Falls, OR 97601; and South Valley Bank and Trust (referred to below as "Lender"), whose address is P O Box 5210, Klamath Falls, OR 97601.

DEED OF TRUST. Grantor and Lender have entered into a Deed of Trust dated August 13, 1993 (the "Deed of Trust") recorded in Klamath County, State of Oregon as follows:

Recorded on August 19, 1993 in the Klamath County Clerk's Office, Volume M93 at page 20023, reception no. 66551; Modified on July 12, 1994, Volume M94 at page 21556, reception no. 84196; Modified on June 23, 1995, Volume M95 at page 16494, reception 1945; Modified on June 28, 1995, Volume M95 at page 19430, reception no. 20641; Modified on Juny 7, 1997, Volume M97 at page 20976, reception no. 46553; Modified on July 6, 1998, Volume M98, page 23825, reception #61545

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

See Allached Exhibit A

The Real Property or its address is commonly known as 203 Main Street, Klamath Falls, OR 97601. The Real Property tax identification number is 3809-324C-5500.

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

Extend the Maturity May 31, 2000

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, makers and endorsers 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 end all parties sign this Modification, then all persons signing below acknowledge that 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:

LENDER:

South Valley Bank and True

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INDIVIDUAL ACKNOWLEDGMENT

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STATE OF COUNTY OF



On this day before me, the undersigned Notary Public, personally appeared Robert J Bogatay, to me known to be the individual described in and who executed the Modification of Oeed of Trust, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and our posses therein mentioned.

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ER PRO, Peg. U.S. Pal. & T.M	. Off., Ver. 3.25 (c) 1991	CFI ProServices, Inc. All rights	reserved. [OR-G202 BO	BATAY1.LN C1.OVL]	<u></u>	<u>, and an </u>		
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