

After Recording Return to:
Klamath First Federal Savings & Loan
540 Main St.
Klamath Falls, Oregon 97601

LOAN # 0303700040

MODIFICATION OF LINE OF CREDIT DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST IS DATED JANUARY 3, 2000 BETWEEN PHILLIP D. PARKER and SHERI PARKER, as tenants by the entirety, (referred to below as "Grantor"), whose address is 2326 California Ave., Klamath Falls OR 97601; and KLAMATH FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION (referred to below as "Lender"), whose address is 540 MAIN ST., KLAMATH FALLS, OREGON 97601.

DEED OF TRUST. Grantor and Lender have entered into a Line of Credit Deed of Trust dated December 30, 1999, re-recorded for a corrected date of November 30, 1999 (the "Deed of Trust") recorded in Klamath County, State of Oregon as follows: RECORDED December 6, 1999 at 8:41a.m. In Vol. M99 Page 47847 in Klamath County, Oregon. Re-recorded December 28, 1999 at 8:41 a.m. for corrected date of November 30, 1999 in Vol. M99 Page 50743, in Klamath County, Oregon.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property (the "Real Property") recorded in Klamath County, State of Oregon: Lot 7, Block 41, BUENA VISTA ADDITION TO THE CITY OF KLAMATH FALLS, in the County of Klamath, State of Oregon.

The Real property or its address is commonly known as 2326 California Ave., Klamath Falls OR 97601.

The Real Property tax identification number is Account No.175410

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

AT PARAGRAPH 3. MAXIMUM OBLIGATION LIMIT, the total principal amount secured is changed from \$10,000.00 to \$15,000.00.

AT PARAGRAPH 4. SECURED DEBIT AND FUTURE ADVANCES, the term "Secured debt" is also defined to include debt incurred under the First Equity Plus Agreement dated November 30, 1999 with Phillip D. Parker and Sheri Parker as borrowers, and a maturity date of December 1, 2019 along with any extensions, renewals, modifications or substitutions in connection with that agreement.

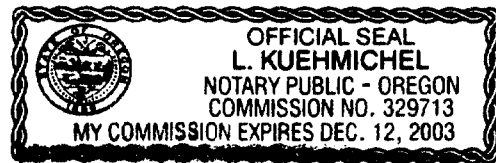
CONTINUING VALIDITY. Except as expressly modified above, the terms of the original Deed of Trust shall remain unchanged and in full force and effect. Consent by Lender to this Modification does not waive Lender's right to require strict performance of the Deed of Trust as changed above nor obligate Lender to make 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 the Lender to retain as liable all parties to the Deed of Trust and all parties, makers and endorser 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 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:

X Phillip D. Parker
Phillip D. Parker

X Sheri Parker
Sheri Parker



ACKNOWLEDGEMENT:

STATE OF Oregon, COUNTY OF Klamath } SS.

This instrument was acknowledged before me this 3 day of January

(individual) by L. Kuehmicel

My commission expires:

L. Kuehmicel
(Notary Public)

State of Oregon, County of Klamath
Recorded 1/6/00, at 9:36 a.m.
In Vol. M00 Page 540
Linda Smith,
County Clerk Fee \$ 26.00