

RECORDATION REQUESTED BY:

South Valley Bank & Trust
Commercial Branch
P O Box 5210
Klamath Falls, OR 97601

2001 FEB -6 PM 3:19

Vol M01 Page 4876

WHEN RECORDED MAIL TO:

South Valley Bank & Trust
Commercial Branch
P O Box 5210
Klamath Falls, OR 97601

SEND TAX NOTICES TO:

South Valley Bank & Trust
Commercial Branch
P O Box 5210
Klamath Falls, OR 97601

mtc 1396-2476

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST dated February 1, 2001, is made and executed between Gayle P Nicholson, 1889 Austin Street, Klamath Falls, OR 97603 ("Grantor") and South Valley Bank & Trust, Commercial Branch, P O Box 5210, Klamath Falls, OR 97601 ("Lender").

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated June 19, 1996 (the "Deed of Trust") which has been recorded in Klamath County, State of Oregon, as follows:

Modified on October 31, 2000, recorded on November 02, 2000 in Volume M00, Page 40049. Modified and recorded on July 14, 1999 in Volume M99 on Page 28265 in the office of the Clerk, County of Klamath, State of Oregon. Modified on January 23, 1998 in Volume M98 on Page 2192 in the office of the Clerk, County of Klamath, State of Oregon.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property located in Klamath County, State of Oregon:

Parcel 6: A portion of Tract 32 of ENTERPRISE TRACTS, situated in the NW1/4 of Section 3, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at a 5/8 inch iron pin on the East line of said Tract 32 which bears North along said East line a distance of 180.72 feet from the Southeast corner of said Tract; thence leaving said East line, South 89 degrees 51' 50" West a distance of 199.94 feet to a 5/8 inch iron pin on the East line of Austin Street; thence North 00 degrees 20' 45" East along said East line a distance of 175.0 feet to the Southwest corner of parcel described in instrument recorded in Volume M87, page 12556, Microfilm records of Klamath County, Oregon; thence North 89 degrees 51' 50" East along the South line of said parcel a distance of 119.97 feet to the East line of said Tract 32; thence South along said East line a distance of 175.00 feet to the point of beginning.

The Real Property or its address is commonly known as 1889 Austin Street, Klamath Falls, OR 97603. The Real Property tax identification number is 3909-3BA-4702.

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

Extend the Maturity Date to March 31, 2001.

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 endorers 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.

GRANTOR ACKNOWLEDGES HAVING READ ALL THE PROVISIONS OF THIS MODIFICATION OF DEED OF TRUST AND GRANTOR AGREES TO ITS TERMS. THIS MODIFICATION OF DEED OF TRUST IS DATED FEBRUARY 1, 2001.

GRANTOR:

x Gayle P. Nicholson
Gayle P Nicholson, Individually

LENDER:

x K. L. Von Tersch
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

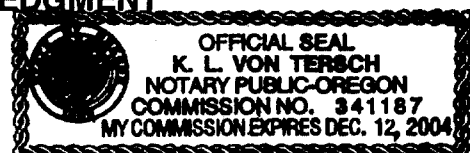
STATE OF OREGON

)

) SS

COUNTY OF KLAMATH

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On this day before me, the undersigned Notary Public, personally appeared Gayle P Nicholson, to me known to be the individual described in and who executed the Modification of Deed 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 purposes therein mentioned.

Given under my hand and official seal this 2ND day of FEBRUARY, 2001.

By K. L. Von Tersch

Residing at 801 MAIN St

Notary Public in and for the State of OREGON

My commission expires 12/12/04

MODIFICATION OF DEED OF TRUST
(Continued)

4877

Loan No: 302738

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LENDER ACKNOWLEDGMENT

STATE OF OREGON)
) SS
COUNTY OF KLAMATH)



On this 2ND day of FEBRUARY, 20 01, before me, the undersigned Notary Public, personally appeared KAY VONTERSCH and known to me to be the LOAN 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, duly 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 [Signature] Residing at KLAMATH FALLS, OREGON
Notary Public in and for the State of OREGON My commission expires 5/11/2002

[LASER PRO Lending, Reg. U.S. Pat. & T.M. OFF., Ver. 5.15.10.06 (c) Concentrix 1997, 2001. All Rights Reserved. - OR FALPWINGFNLPLIG202 FC TR-1399 PR-STDPRD12]

State of Oregon, County of Klamath
Recorded 02/06/01, at 3:19 p.m.
In Vol. M01 Page 4876
Linda Smith,
County Clerk Fee \$ 26⁰⁰