

'01 APR 9 PM 3:28

RECORDATION REQUESTED BY:

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

Vol M01 Page 14633

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 45924-PS

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST dated March 30, 2001, is made and executed between Katherine Leigh Hilsinger ("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 October 21, 1998 (the "Deed of Trust") which has been recorded in Klamath County, State of Oregon, as follows:

Recorded in the Office of the County Clerk, Klamath Falls, Oregon 97601 on October 26, 1998. In Volume M98 on Page 39128.

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

Lots 2 and 3 in Block 4 of the RESUBDIVISION OF A PORTION OF MCLOUGHLIN HEIGHTS, according to the official plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.

The Real Property or its address is commonly known as 2580 Daggett, Klamath Falls, OR 97601.

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

Change the Promissory Note Number from 830091401 to 830293130, to change the Interest Rate from Prime plus 1.375, adjusted every two years to Prime Rate plus .125, adjusted every four years, and monthly payment increase amount from \$3,783.15 to \$4,500.00, extend maturity date to March 15, 2011.

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 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.

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 MARCH 30, 2001.

GRANTOR:

x Katherine Leigh Hilsinger
Katherine Leigh Hilsinger, Individually

LENDER:

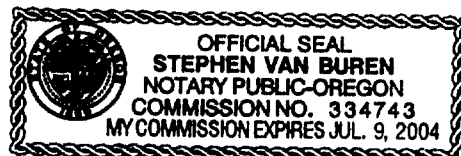
x Stephen Van Buren
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon

COUNTY OF Klamath

)
) SS
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On this day before me, the undersigned Notary Public, personally appeared Katherine Leigh Hilsinger, 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 6th day of April, 2001.

By Stephen Van Buren

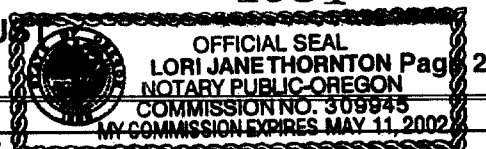
Residing at Klamath Falls

Notary Public in and for the State of Oregon

My commission expires 7-9-2004

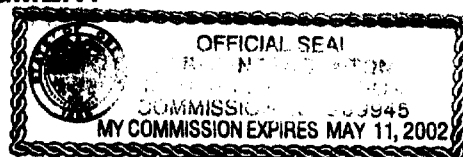
26-M

Loan No: 830293130

MODIFICATION OF DEED OF TRUST
(Continued)

LENDER ACKNOWLEDGMENT

STATE OF OREGON)
)
COUNTY OF KLAMATH) SS
)



On this 6TH day of APRIL, 20 01, before me, the undersigned Notary Public, personally appeared STEPHEN VAN BUREN 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/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 97601
Notary Public in and for the State of OREGON My commission expires 5/11/2002

State of Oregon, County of Klamath
Recorded 04/09/01, at 3:28 p.m.
In Vol. M01 Page 14633
Linda Smith,
County Clerk Fee\$ 26⁰⁰