

'02 MAR 5 AM 9:21

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Recording Requested by:
Wells Fargo Bank
When Recorded Return to: Fidelity National LPS
P. O. BOX 19523
Irvine, CA 92623-9523
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State of Oregon, County of Klamath
Recorded 03/05/2002 9:21 a m.
Vol M02, Pg 13047-48
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

State of Oregon

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REFERENCE#: 20020317000086 ACCOUNT#: 0654-654-1502379-0001

SHORT FORM LINE OF CREDIT DEED OF TRUST

(With Future Advance Clause)

1. **DATE AND PARTIES.** The date of this Short Form Line of Credit Deed of Trust ("Security Instrument") is 02/13/2002 and the parties are as follows:

TRUSTOR ("Grantor"):

BILLY JOE BUTLER AND ROWENA R. BUTLER, AS TENANTS BY THE ENTIRETY

whose address is:

PO BOX 101 KENO, OR, 97627

TRUSTEE: Wells Fargo Financial National Bank
c/o Specialize Service

401 West 24th Street, National City, CA 91950

BENEFICIARY ("Lender"): **WELLS FARGO BANK, N.A.**
P. O. BOX 31557
BILLINGS, MT 59107

2. **CONVEYANCE.** For good and valuable consideration, the receipt and sufficiency of which is acknowledged, and to secure the Secured Debt (defined below) and Grantor's performance under this Security Instrument, Grantor irrevocably grants, conveys and sells to Trustee, in trust for the benefit of Lender, with power of sale, all of that certain real property located in the County of KLAMATH, State of Oregon, described as follows:
LOT 2, BLOCK 10, FIRST ADDITION TO KENO WHISPERING PINES, IN THE COUNTY OF KLAMATH, STATE OF OREGON.

with the address of 12934 KANN SPRINGS DR KLAMATH FALLS, OR 97601

and parcel number of R618861

, together with all rights, easements, appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches, and water stock and all existing and future improvements, structures, fixtures, and replacements that may now, or at any time in the future, be part of the real estate described above.

3. **MAXIMUM OBLIGATION AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$ 105,000.00 together with all interest thereby accruing, as set forth in the promissory note, revolving line of credit agreement, contract, guaranty or other evidence of debt ("Secured Debt") of even date herewith, and all amendments, extensions, modifications, renewals or other documents which are incorporated by reference into this Security Instrument, now or in the future. The maturity date of the Secured Debt is 03/15/2032.

4. **MASTER FORM LINE OF CREDIT DEED OF TRUST.** By the delivery and execution of this Security Instrument, Grantor agrees that all provisions and sections of the Master Form Line of Credit Deed of Trust ("Master Form"), inclusive, dated **February 1, 1997** and recorded on February 10, 1997 as Instrument Number 32645 in Book M 97 at Page 4115 of the Official Records in the Office of the Recorder of Klamath County, State of Oregon, are hereby incorporated into, and shall govern, this Security Instrument.

SIGNATURES: By signing below, Grantor agrees to perform all covenants and duties as set forth in this Security Instrument. Grantor also acknowledges receipt of a copy of this document and a copy of the provisions contained in the previously recorded Master Form (the Deed of Trust-Bank/Customer Copy).

<u>Rowena R Butler</u>		<u>2-13-02</u>
ROWENA R BUTLER	Grantor	Date
<u>Billy Joe Butler</u>		<u>2-13-02</u>
BILLY JOE BUTLER	Grantor	Date
_____	Grantor	_____
_____	Grantor	_____
_____	Grantor	_____
_____	Grantor	_____

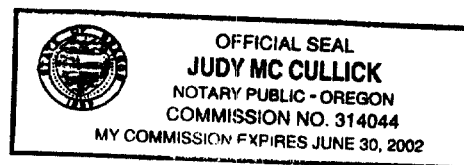
ACKNOWLEDGMENT:
(Individual)

STATE OF ORE, COUNTY OF Klamath } ss.

This instrument was acknowledged before me on 02-13-02 by _____

Rowena R Butler, Billy Joe Butler
Judy Mc Cullick
(Signature of notarial officer)

Notary
Title (and Rank)



My Commission expires: 06-30-02

(Seal)