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State of Oregon, County of Klamath
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Linda Smith, County Clerk
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After Recordation Return to:

KeyBank National Association
P.O. Box 16430
Boise, ID 83715
(503) 323-6767

MODIFICATION OF PROMISSORY NOTE/DEED OF TRUST

BORROWER		GRANTOR	
CHARLES E. MORGAN DIANNE R. MORGAN		CHARLES E. MORGAN DIANNE R. MORGAN HUSBAND WIFE	
ADDRESS PO BOX 1491 LA PINE, OR 97739		ADDRESS 886 CHAPMAN AVE GILCHRIST, OR 97739	
TELEPHONE NO.	IDENTIFICATION NO.	TELEPHONE NO.	IDENTIFICATION NO.
ADDRESS OF REAL PROPERTY: 886 CHAPMAN AVE GILCHRIST, OR 97739			
BENEFICIARY: KeyBank National Association P.O. Box 16430 Boise, ID 83715			

THIS MODIFICATION AND EXTENSION OF PROMISSORY NOTE/DEED OF TRUST, dated the 4th day of December 2002, is executed by and between the parties identified above and KeyBank National Association 4910 Tiedeman Road, Suite B, Brooklyn, Ohio 44144 ("Lender").

A. On February 06, 2002, Lender made a loan ("Loan") to Borrower evidenced by Borrower's promissory note or agreement ("Note") payable to Lender in the original principal amount of fifty nine thousand and 00/100 Dollars (\$ 59,000.00), which Note is secured by a deed of trust ("Deed of Trust") executed by Grantor for the benefit of Lender and encumbering the real property described on Schedule A below ("Property") and recorded on March 05, 2002 in Book/Reel/Volume No. M02 at Page 13122, or as Instrument No. _____, in the Real Property Records for KLAMATH County, Oregon. The Note and Deed of Trust and any other related documents are hereafter cumulatively referred to as the "Loan Documents".

B. The Note and Deed of Trust are hereby modified as follows:

1. TERMS OF REPAYMENT.

☐ The maturity date of the Note is extended to _____, at which time all outstanding sums due to Lender under the Note shall be paid in full, and the Deed of Trust is modified accordingly. The parties acknowledge and agree that, as of _____, the unpaid principal balance due under the Note was \$ _____, and the accrued and unpaid interest on that date was \$ _____. The new repayment terms are as follows:

2. ADDITIONAL MODIFICATIONS.

☒ The Deed of Trust and Note are further modified as follows:

The original amount of the Note, which is secured by the Deed of Trust referenced above, and the original principal amount of such Deed of Trust in the amount of fifty nine thousand and 00/100 dollars (\$59,000.00) is hereby increased to sixty nine thousand and 00/100 dollars (\$69,000.00), an increase of ten thousand and 00/100 dollars (\$10,000.00).

C. Additional Representations, Warranties and Agreements.

Grantor represents and warrants that Grantor owns the property free and clear of any liens or encumbrances other than the liens described on Schedule B below. Except as expressly modified herein, all terms and conditions of the Loan Documents shall remain in full force and effect. The parties hereby adopt, ratify and confirm these terms and conditions as modified. Borrower and Grantor agree to execute any additional documents which may be required by Lender to carry out the intention of this Agreement. As of the date of this Agreement, there are no claims, defenses, setoffs or counterclaims of any nature which may be asserted against Lender by any of the undersigned.

SCHEDULE A

The following described real property located in the County of KLAMATH, State of Oregon:

THE EAST HALF OF LOT 7, IN BLOCK 3 OF CHAPMAN TRACTS, ACCORDING
TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF
KLAMATH COUNTY, OREGON. FIRST AMERICAN TITLE ORDER NO:3752882

SCHEDULE B

GRANTOR: CHARLES E. MORGAN

✓ Charles E. Morgan
CHARLES E. MORGAN

GRANTOR:

GRANTOR: DIANNE R. MORGAN

✓ Dianne R. Morgan
DIANNE R. MORGAN

GRANTOR:

GRANTOR:

GRANTOR:

GRANTOR:

GRANTOR:

BORROWER: CHARLES E. MORGAN

✓ Charles E. Morgan
CHARLES E. MORGAN

BORROWER:

BORROWER: DIANNE R. MORGAN

✓ Dianne R. Morgan
DIANNE R. MORGAN

BORROWER:

BORROWER:

BORROWER:

BORROWER:

BORROWER:

LENDER:

David G. Fisher
KeyBank National Association

State of Oregon

County of Multnomah

This instrument was acknowledged before me on

12-4-02

by

Charles E & Dianne R Morgan
Karin Jacobs

Notarial Officer

State of Oregon

County of

This instrument was acknowledged before me on



OFFICIAL SEAL
KARIN JACOBS
NOTARY PUBLIC-OREGON
COMMISSION NO. A358553
MY COMMISSION EXPIRES JUNE 25, 2006



OFFICIAL SEAL
KARIN JACOBS
NOTARY PUBLIC-OREGON
COMMISSION NO. A358553
MY COMMISSION EXPIRES JUNE 25, 2006

by

Notarial Officer

State of Oregon

County of

This instrument was acknowledged before me on

by

as

of

Notarial Officer

State of Oregon

County of

This instrument was acknowledged before me on

Dec 12, 02

by

Barbara J Leach

as

Loan Specialist

of

KeyBank National Association

Notarial Officer

ACAPS # 022751631220C; ALS # 372001615252

THIS DOCUMENT WAS PREPARED BY: KeyBank National Association / David G. Fisher

NOTARY PUBLIC
STATE OF IDAHO
CHARLES R. TATE