

04 JAN 30 PM 2:25

Vol M04 Page 24534

Vol M04 Page 05903

RECORDATION REQUESTED BY:

Washington Mutual Bank  
Southern Oregon Commercial Banking Center  
801 Crater Lake Avenue  
P.O. Box 1047  
Medford, OR 97501

State of Oregon, County of Klamath  
Recorded 01/30/2004 2:25 p m  
Vol M04 Pg 5903-4  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

WHEN RECORDED MAIL TO:

Washington Mutual Bank, FA  
Commercial Loan Servicing - Houston  
P.O. Box 2486, HOU 1547  
Houston, TX 77262-2486

SEND TAX NOTICES TO:

CLINTON J. WELLS  
LAVONNE S. WELLS  
PO BOX 68  
BONANZA, OR 97623

DOCUMENT BEING RE-RECORDED  
TO CORRECT VESTING AND LEGAL DESCRIPTION

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF DEED OF TRUST

C JOHN WELLS

THIS MODIFICATION OF DEED OF TRUST dated December 30, 2003, is made and executed between CLINTON J. WELLS, and LAVONNE S. WELLS, joint tenants with right of survivorship, whose address is PO BOX 68, BONANZA, OR 97623 ("Grantor") and Washington Mutual Bank, Southern Oregon Commercial Banking Center, 801 Crater Lake Avenue, P.O. Box 1047, Medford, OR 97501 ("Lender").

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated December 30, 1998 (the "Deed of Trust") which has been recorded in KLAMATH County, State of Oregon, as follows:

Recorded on January 5, 1998, Recording in Volume M88, Page 243, in Klamath County, State of Oregon.

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

See Exhibit A, which is attached to this Modification and made a part of this Modification as if fully set forth herein.

The Real Property or its address is commonly known as YONNA DRIVE, KLAMATH FALLS, OR 97603. The Real Property tax identification number is CODE 114 MAP 3811-700 TL 500 & CODE 114 MAP 3811-V1200 TL 100

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

Pursuant to the execution of that certain Promissory Note of even date herewith, Grantor hereby agrees that the maturity date of the Deed is extended to March 30, 2004.

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.

EXHIBIT. An exhibit, titled "Exhibit A," is attached to this Modification and by this reference is made a part of this Modification just as if all the provisions, terms and conditions of the Exhibit had been fully set forth in this Modification.

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 DECEMBER 30, 2003.

GRANTOR:

C JOHN WELLS

x

CLINTON J. WELLS

x

LAVONNE S. WELLS

LENDER:

x

Jonathan Holmes  
Authorized Officer

State of Oregon, County of Klamath  
Recorded 04/23/2004 2:39 p m  
Vol M04 Pg 24534-35  
Linda Smith, County Clerk  
Fee \$ # of Pgs

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon )

COUNTY OF Klamath )

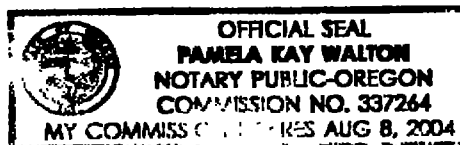
On this day before me, the undersigned Notary Public, personally appeared CLINTON J. WELLS and LAVONNE S. WELLS, to me known to be the individuals described in and who executed the Modification of Deed of Trust, and acknowledged that they signed the Modification as their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 28 day of January, 19 2004.

By Pamela Kay Walton  
Notary Public in and for the State of Oregon

Residing at Klamath Falls

My commission expires 8-8-04



26 APR 26 APR

MODIFICATION OF DEED OF TRUST  
(Continued)

24535  
05904

Page 2

LENDER ACKNOWLEDGMENT

STATE OF

Oregon

)

COUNTY OF

Jackson

) ss

)



On this 30 day of December, 2003 before me, the undersigned Notary Public, personally appeared Jonathan Holmes and known to me to be the Commercial 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

Jay L. Stormberg

Residing at

My commission expires

Notary Public in and for the State of

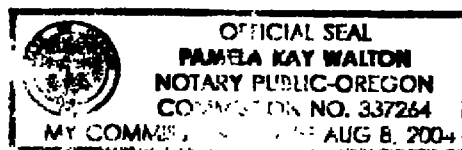
LENDER FPD Lending, Inc. 63555552 Copy: Notary Public Seal, Inc. 1997, 2004. All Rights Reserved. - OR - JOP-1880PLPUBSEAL.FD 11-04-07 PP-70

STATE OF OREGON

County of

Klamath

ss.



On this April 22, 2004 day of April, 2004 personally appeared the above named C. John Wells and acknowledged the foregoing instrument to be his voluntary act and deed.

(Official Seal)

My Commission expires: 8-8-04

Before me:

Pamela Kay Walton

Notary Public for Oregon