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REFERENCE#: 20050547200864ACCOUNT#: 0651-651-7831633-0001

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 03/01/2005 and the parties are as follows:

TRUSTOR ("Grantor"):

RICHARD MATTHEWS AND FRANCES MATTHEWS, HUSBAND AND WIFE

whose address is: 9775 WILLIAMSON RIVER RD CHILOQUIN, OR, 97624

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:

THAT PORTION OF THE NE 1/4 OF THE NE 1/4 OF SECTION 23, TOWNSHIP 34 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON, THAT LIES NORTHEASTERLY OF THE WILLIAMSON RIVER ROAD, EXCEPTING THEREFROM THAT PORTION OF THE NW 1/4 OF THE NE 1/4 OF THE NE 1/4 OF SAID SECTION CONVEYED TO LELAND FURAZOC, ET UX, BY DEED RECORDED JULY 31, 1975 IN VOLUME M75, PAGE 8876, MICROFILM RECORDS OF KLAMATH COUNTY, OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS: A TRACT OF LAND SITUATED IN THE NE 1/4 OF NE 1/4 OF SECTION 23, TOWNSHIP 34 SOUTH, RANGE 8 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON; THAT PORTION OF THE NW 1/4 OF NE 1/4 OF NE 1/4 LYING NORTHERLY OF THE WILLIAMSON RIVER ROAD, EXCEPTING THEREFROM THE EAST ONE ACRE MEASURED NORTH AND SOUTH AND ADJACENT TO THE EAST LINE OF THE NW 1/4 OF NE 1/4 OF NE 1/4.

with the address of 9775 WILLIAMSON RIVER ROAD CHILOQUIN, OR 97624 and parcel number of 12-883362

, 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 \$ 100,000.00 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 03/15/2020.

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.
5. **RIDERS.** If checked, the following are applicable to this Security Instrument. The covenants and agreements of each of the riders checked below are incorporated into and supplement and amend the terms of this Security Instrument.

☒ Third Party Rider

☒ Leasehold Rider

☒ Other N/A

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).

Richard Matthews
RICHARD MATTHEWS Grantor

03-07-05
Date

Frances Matthews
FRANCES MATTHEWS Grantor

03-07-05
Date

Grantor

Date

Grantor

Date

Grantor

Date

Grantor

Date

ACKNOWLEDGMENT:

(Individual)

STATE OF Oregon, COUNTY OF Klamath } ss.This instrument was acknowledged before me on Mar 7 by Richard Matthews & Frances MatthewsPamela House
(Signature of notarial officer)Notarial Banker
Title (and Rank)My Commission expires: 4-16-2006

(Seal)

