

05 MAY 24 PM 12:27

Vol M05 Page 37843

RECORDATION REQUESTED BY:

Sterling Savings Bank
Klamath Falls Business Banking
540 Main St
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 05/24/05 12:27 m
Vol M05 Pg 37843-40
Linda Smith, County Clerk
Fee \$ 26⁰⁰ # of Pgs 2

WHEN RECORDED MAIL TO:

Sterling Savings Bank
Loan Support
PO Box 2131
Spokane, WA 99210

SEND TAX NOTICES TO:

DANIEL J. MOREHOUSE
VALERIE B. MOREHOUSE
5241 SHASTA WAY
KLAMATH FALLS, OR 97603

18 592470

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST dated May 19, 2005, is made and executed between DANIEL J. MOREHOUSE and VALERIE B. MOREHOUSE, HUSBAND AND WIFE ("Grantor") and Sterling Savings Bank, Klamath Falls Business Banking, 540 Main St, Klamath Falls, OR 97601 ("Lender").

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated January 28, 2005 (the "Deed of Trust") which has been recorded in KLAMATH County, State of Oregon, as follows:

RECORDED ON FEBRUARY 3, 2005 UNDER KLAMATH COUNTY AUDITOR'S BOOK NO. M05 PAGE ⁸⁰⁵⁷~~0005~~.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property located in KLAMATH County, State of Oregon:
Lot 25, ELMWOOD PARK, according to the official plat thereof on file in the office of the County Clerk of Klamath County Oregon, excepting therefrom any portion lying within the right of way of Summers Lane.

The Real Property or its address is commonly known as 4264 SELMA ST, KLAMATH FALLS, OR 97603. The Real Property tax identification number is R573258

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

TERMS OF THE NOTE ARE HEREBY AMENDED AS FOLLOWS: NOTE DATED MAY 19, 2005 IN THE PRINCIPAL AMOUNT OF \$185,000.00, WITH A MATURITY DATE OF APRIL 15, 2016.

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 MAY 19, 2005.

GRANTOR:

x *Daniel J. Morehouse*
DANIEL J. MOREHOUSE

x *Valerie B. Morehouse*
VALERIE B. MOREHOUSE

LENDER:

STERLING SAVINGS BANK

x *[Signature]*
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon

COUNTY OF Klamath

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) SS
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On this day before me, the undersigned Notary Public, personally appeared DANIEL J. MOREHOUSE, 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 20th day of May, 20 05.

By *M. A. Silveria*

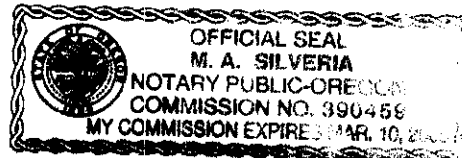
Residing at _____

Notary Public in and for the State of Oregon

My commission expires 3/10/09

2005

INDIVIDUAL ACKNOWLEDGMENT

STATE OF OregonCOUNTY OF Klamath)
) SS
)

On this day before me, the undersigned Notary Public, personally appeared VALERIE B. MOREHOUSE, 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 20th day of May, 2005.

By M. A. Silveria

Residing at _____

Notary Public in and for the State of OregonMy commission expires 3/10/05

LENDER ACKNOWLEDGMENT

STATE OF OregonCOUNTY OF Klamath)
) SS
)

On this 20th day of May, 2005, before me, the undersigned Notary Public, personally appeared Bethanie Hilverson and known to me to be the Business Banker 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 Rachael SpoonResiding at 740 Main StNotary Public in and for the State of OregonMy commission expires 6-23-06