

mtc - 45371

**RECORDATION REQUESTED BY:**

PremierWest Bank  
Central Point Branch  
300 East Pine Street  
Central Point, OR 97502

State Of Oregon, County Of Klamath

M05-62419

08/22/2005 10:33:48 AM

# Of Pages 2 Fee: \$26.00

**WHEN RECORDED MAIL TO:**

PremierWest Bank  
ATTN:Loan Assistant/Central Point Branch  
300 Pine Street  
Central Point, OR 97502

**SEND TAX NOTICES TO:**

Ronald A. Doane  
Paige Doane  
19645 Draper Road  
Cottonwood, CA 96022

Loan 533042694

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

**MODIFICATION OF DEED OF TRUST**

THIS MODIFICATION OF DEED OF TRUST dated August 3, 2005, is made and executed between between Ronald A. Doane and Paige Doane, as tenants by the entirety ("Grantor") and PremierWest Bank, whose address is Central Point Branch, 300 East Pine Street, Central Point, OR 97502 ("Lender").

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated August 10, 2004 (the "Deed of Trust") which has been recorded in Klamath County, State of Oregon, as follows:

Line of Credit Deed of Trust for the amount of \$284,000.00 dated August 10, 2004, recorded on August 20, 2004 in Klamath County, Oregon at the County Clerk Office. Recorded Document Number Vol M04 Page 54997.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property located in Klamath County, State of Oregon:  
Lot 8 in Block 1, Tract 1034, LAKEWOODS SUB. UNIT NO. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The Real Property or its address is commonly known as 7944 Skycrest Drive, Klamath Falls, OR 97601. The Real Property tax identification number is 3805-005B0-01300-000.

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

It is hereby agreed to extend the maturity date to November 10, 2005.

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 endorsers 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 AUGUST 3, 2005.

GRANTOR:

x Ronald A. Doane  
Ronald A. Doane

x Paige Doane  
Paige Doane

LENDER:

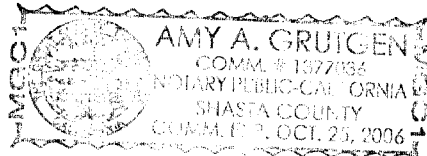
PREMIERWEST BANK

x Authorized Officer

**INDIVIDUAL ACKNOWLEDGMENT**

STATE OF California  
COUNTY OF Shasta

)  
) SS  
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On this day before me, the undersigned Notary Public, personally appeared Ronald A. Doane and Paige Doane, 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 10<sup>th</sup> day of August, 20 05.

By Amy A. Gruigen  
Notary Public in and for the State of California

Residing at Redding CA

My commission expires 10-25-06

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LENDER ACKNOWLEDGMENT

STATE OF Oregon )  
COUNTY OF Jackson ) SS  
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On this 16 day of August, 20 05, before me, the undersigned Notary Public, personally appeared Wayne Thompson and known to me to be the authorized 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 Aubrey Medina Residing at Central Point  
Notary Public in and for the State of Oregon My commission expires May 31, 2008