

mtc-73928SH

M06-07972

Klamath County, Oregon

04/24/2006 03:13:28 PM

Pages 6 Fee: \$46.00

RECORDING COVER SHEET

ALL TRANSACTIONS, ORS: 205.234

This cover sheet has been prepared by the person
Presenting the attached instrument for recording.
Any errors in this cover sheet DO NOT affect the
Transaction(s) contained in the instrument itself.

THIS SPACE RESERVED FOR
COUNTY RECORDING USE ONLY

AFTER RECORDING RETURN TO:

P.O. Box 31557 MAC B6908-012
Billings, MT 59107-9900

PRINT or TYPE ALL INFORMATION

The date of this Short Form Line of Credit Deed of Trust ("Security Instrument") is **APRIL 19, 2006**

1) **NAME(S) OF THE TRANSACTION(S) required by ORS 205.234(a)**

Deed Of Trust

2) **DIRECT PARTY / GRANTOR, required by ORS 205.125(1)(b) and ORS 205.160**

WILLIAM SORG

STEPHANIE SORG AS NON VESTED SPOUSE

3) **INDIRECT PARTY / GRANTEE, required by ORS 205.125(1)(b) and ORS 205.160**

Wells Fargo Bank, N.A.

4) **TRUE and ACTUAL CONSIDERATION (if any), ORS 93.030**

\$ 200,000.00

5) **FULL OR PARTIAL SATISFACTION ORDER or WARRANT FILED IN THE COUNTY CLERKS LEIN RECORDS,
ORS 205.121(1)(e)**

6) **THE AMOUNT OF THE CIVIL PENALTY or THE AMOUNT, INCLUDING PENALTIES, INTEREST AND OTHER
CHARGES FOR WHICH THE WARRANT< ORDER OR JUDGMENT WAS ISSUED. ORS 205.125(1)(c) and ORS 18.325**

7) **Rerecorded to correct**
Previously recorded as

ORDEED-short, CDP.V1 (06/2002)



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46.00

Until a change is requested, all tax statements shall be sent to the following address:

**WILLIAM SORG
1428 PACIFIC TERRACE
KLAMATH FALLS, OREGON 97601**

Prepared by:

**Wells Fargo Bank, N.A.
ADAM BAIR
DOC PREP
7600 OFFICE PLAZA DR
WEST DES MOINES, IOWA 50266
888-934-3669**

Return Address:

**P.O. Box 31557 MAC B6908-012
Billings, MT 59107-9900**

**TAX ACCOUNT NUMBER
R187336**

State of Oregon
REFERENCE #: 20060753637784

Space Above This Line For Recording Data
Account number: **650-650-1408863-0XXX**

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 **APRIL 19, 2006** and the parties are as follows:

TRUSTOR ("Grantor"): **WILLIAM SORG AND STEPHANIE SORG, AS TENANTS BY THE ENTIRETY**

whose address is: **1428 PACIFIC TERRACE, KLAMATH FALLS, OREGON 97601**

TRUSTEE: **Wells Fargo Financial National Bank, c/o Specialized Services, PO Box 31557 Billings, MT 59107**

BENEFICIARY ("Lender"): **Wells Fargo Bank, N.A., 101 North Phillips Avenue, Sioux Falls, SD 57104**

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:
SEE ATTACHED EXHIBIT

with the address of **1428 PACIFIC TERRACE, KLAMATH FALLS, OREGON 97601** and parcel number of **R187336**, 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.

ORDEED-short, CDP.V1 (06/2002)



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3. **MAXIMUM OBLIGATION AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$ 200,000.00 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 MAY 3, 2021.
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 2/10/1997 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.
- ☐ N/A Third Party Rider
- ☐ N/A Leasehold Rider
- ☐ N/A 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).

William Sorg 4/19/06
Grantor **WILLIAM SORG** Date

Stephanie Sorg 4/19/06
Grantor **STEPHANIE SORG AS NON VESTED SPOUSE** Date

Grantor Date

Grantor Date

Grantor Date



Grantor	Date
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Grantor	Date
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Grantor	Date
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ACKNOWLEDGMENT:
(Individual)

STATE OF OREGON
COUNTY OF KLAMATH

} ss
} ss.

This instrument was acknowledged before me on April 19, 20 06 by
WILLIAM SORG And STEPHANIE SORG AS NON VESTED SPOUSE

Stacy M. Howard
(Signature of notarial officer)
Escrow Officer
Title NOTARY PUBLIC



My Commission expires: Nov 18, 2007

(Seal)

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(a) Legal Description

Lots 2 and 3 in Block 13 of HILLSIDE ADDITION to the City of Klamath Falls, Oregon, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, EXCEPTING THEREFROM the Northwesterly 18 feet of Lot 2, conveyed by deed dated July 1, 1950, recorded July 28, 1950 in Deed Volume 240 page 533, records of Klamath County, Oregon.

Tax Account No: 3809-028BB-08900-000

Key No: 187336