

RECORDATION REQUESTED BY:  
PremierWest Bank  
Southern Oregon Loan Production Office  
P O Box 40  
503 Airport Road  
Medford, OR 97501

2006-021984  
Klamath County, Oregon



00007788200600219840020024

11/01/2006 03:46:19 PM

Fee: \$26.00

WHEN RECORDED MAIL TO:  
PremierWest Bank  
ATTN:Loan Assistant  
P O Box 40  
Medford, OR 97501

SEND TAX NOTICES TO:  
Ronald W. Stevens  
199 Avalon Drive  
Ashland, OR 97520

MTTC1394-8212  
58302169K

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

## MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST dated October 18, 2006, is made and executed between between Ronald W. Stevens ("Grantor") and PremierWest Bank, whose address is Southern Oregon Loan Production Office, P O Box 40, 503 Airport Road, Medford, OR 97501 ("Lender").

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated July 21, 2003 (the "Deed of Trust") which has been recorded in Klamath County, State of Oregon, as follows:

Deed of Trust in the amount of \$47,900.00 recorded in Vol M03 Page 53756 in the Klamath County Clerk's Office on July 29, 2003, modified by a Modification of Deed of Trust dated July 26, 2006, in the amount of \$47,879.02.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property located in Klamath County, State of Oregon:  
Lot 45 in Block 1, Tract No. 1077, LAKEWOODS SUBDIVISION UNIT NO. 3, 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 Lot 45 Block 1, Lakewoods Subdivision, Klamath Falls, OR 97601. The Real Property tax identification number is 3805-005AO-02100-000.

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

It is hereby agreed to extend the maturity date to November 25, 2006.

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 OCTOBER 18, 2006.

GRANTOR:

x Ronald W. Stevens  
Ronald W. Stevens

LENDER:

PREMIERWEST BANK

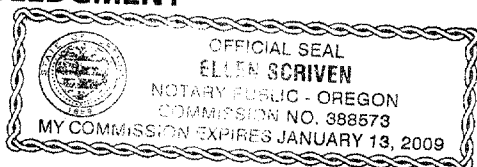
x [Signature]  
Authorized Officer

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

## INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon  
COUNTY OF Jackson

)  
) SS  
)



On this day before me, the undersigned Notary Public, personally appeared **Ronald W. Stevens**, to me known to be the individual described in act and deed, for the uses and purposes therein mentioned.

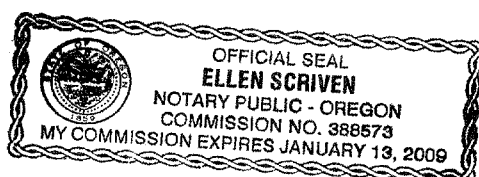
Given under my hand and official seal this 24th day of October, 20 06.

By [Signature]

Residing at Medford

Notary Public in and for the State of Oregon

My commission expires 01/13/09



LENDER ACKNOWLEDGMENT



STATE OF Oregon )  
COUNTY OF Jackson ) SS  
 )

On this 25th day of October, 20 06, before me, the undersigned Notary Public, personally appeared Dave Modica and known to me to be the VP

, 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 Diana Tobin Residing at Medford  
Notary Public in and for the State of Oregon My commission expires 9/10/09