

2007-007290
Klamath County, Oregon



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04/23/2007 08:53:31 AM

Fee: \$51.00

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:

Wells Fargo Bank, N.A.
P.O. Box 31557 MAC B6955-015
Billings, MT 59107-9900

PRINT or TYPE ALL INFORMATION

The date of this Short Form Line of Credit Deed of Trust ("Security Instrument") is **MARCH 29, 2007**

1) **NAME(S) OF THE TRANSACTION(S) required by ORS 205.234(a)**
Short Form Line of Credit Deed of Trust

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

JONATHAN D WOLF

BENJAMIN I WOLF

JAMES R WOLF

3) **INDIRECT PARTY / GRANTEE, required by ORS 205.125(1)(b) and ORS 205.160**
Wells Fargo Bank, N.A.

4) **TRUSTEE NAME and ADDRESS**

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

5) **All TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS:**
JONATHAN D WOLF , 15331 POCO CALLE DR, SONORA, CALIFORNIA 95370-9633

6) **TRUE and ACTUAL CONSIDERATION (if any), ORS 93.030**
\$ 50,000.00

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

8) **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

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

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



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Until a change is requested, all tax statements shall be
sent to the following address:
JONATHAN D WOLF
15331 POCO CALLE DR
SONORA, CALIFORNIA 95370-9633

Prepared by:
Wells Fargo Bank, N.A.
LINDA SABIN
DOCUMENT PREPARATION
18700 NW WALKER RD #92
BEAVERTON, OREGON 97006
503-614-6547

Return Address:
Wells Fargo Bank, N.A.
P.O. Box 31557 MAC B6955-015
Billings, MT 59107-9900

TAX ACCOUNT NUMBER
R374099

State of Oregon _____ Space Above This Line For Recording Data _____
REFERENCE #: 20070727300266 Account number: 651-651-1462209-1XXX

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 MARCH 29, 2007 and the parties are as follows:

TRUSTOR ("Grantor"): JAMES R. WOLF AN UNMARRIED MAN, BENJAMIN I WOLF AN UNMARRIED MAN, AND JONATHAN D WOLF AN UNMARRIED MAN NOT TENANTS IN COMMON BUT WITH RIGHT OF SURVIVORSHIP, WHO ACQUIRED TITLE AS JAMES R. WOLF, BEN WOLF, JONATHAN WOLF NOT TENANTS IN COMMON BUT WITH RIGHT OF SURVIVORSHIP

whose address is: 15331 POCO CALLE DR, SONORA, CALIFORNIA 95370-9633

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:
LOT 4 IN BLOCK 2 OF WILLIAMS ADDITION TO THE CITY OF KLAMATH FALLS.

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



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with the address of **223 MORTIMER ST, KLAMATH FALLS, OREGON 97601** and parcel number of **R374099**, 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.

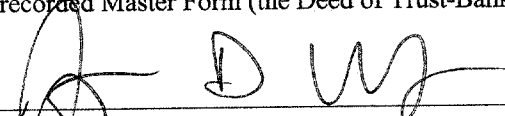
3. **MAXIMUM OBLIGATION AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$ **50,000.00** together with all interest thereby accruing, as set forth in the promissory note, revolving line of credit agreement, contract, guaranty or other evidence of debt ("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 **MARCH 29, 2047**.
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.

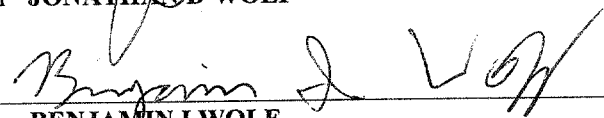
☐ N/A Third Party Rider


☐ 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).


Grantor **JONATHAN D WOLF** 3/30/07
Date


Grantor **BENJAMIN I WOLF** 3/30/07
Date


Grantor **JAMES R WOLF** 3/27/07
Date

Grantor Date



Grantor	Date
Grantor	Date
Grantor	Date
Grantor	Date

[Handwritten signature]

All-purpose Acknowledgment California only

State of California County of

Tuolumne

On

03/29/2007

before me,

Andrea Caldwell, Notary Public

(here insert name and title of the officer),

personally appeared

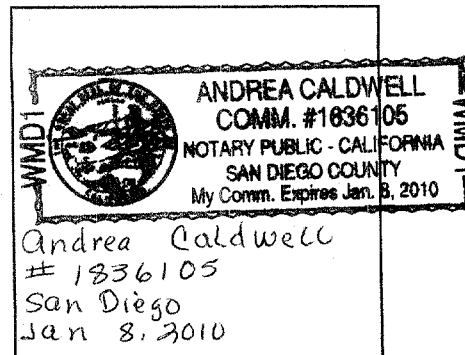
James R. Wolf

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature

Andrea Caldwell



Notary Seal

209.533.4785

Optional

Description of Attached Document

Type or Title of Document

Document Date

Number of Pages

Short Form Line of Credit Deed of Trust

Signer(s) Other Than Named Above

Jonathan D. Wolf and Benjamin I Wolf

Capacity(ies) claimed by Signer(s)

Signer's Name

Signer's Name

- ☐ Individual
☐ Corporate Officer

Title(s)

- ☐ Partner
 ☐ Limited ☐ General
☐ Attorney-In-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other

Signer is Representing:

Right Thumbprint
of Signer

Top of thumb here

- ☐ Individual
☐ Corporate Officer

Title(s)

- ☐ Partner
 ☐ Limited ☐ General
☐ Attorney-In-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other

Signer is Representing:

Right Thumbprint
of Signer

Top of thumb here

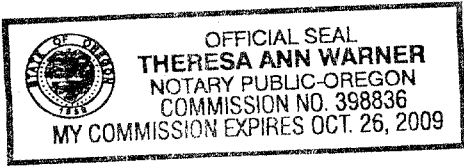
ACKNOWLEDGMENT:

For An Individual Acting In His/Her Own Right:

State of Oregon)

County of Klamath)

This instrument was acknowledged before me on 3/30/2007 (date) by
Jonathan D Wolf Benjamin L Wolf
(name(s) of person(s))



(Seal, if any)

[Signature]
(Signature of notarial officer)

Branch mgr
Title (and Rank)

My commission expires: 10/26/2009

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ILLEGIBLE NOTARY SEAL DECLARATION

I CERTIFY UNDER PENALTY OF PERJURY THAT THE NOTARY SEAL ON THE DOCUMENT TO WHICH THIS STATEMENT IS ATTACHED READS AS FOLLOWS:

Name of THERESA ANN WARNER
Notary: _____

Commission 398836
Number: _____

Commission October 26, 2009
Expires: _____

Date & Place of MARCH 30, 2007 KLAMATH COUNTY, OREGON
Notary Execution: _____

Date & Place of 4/2/2007
This Execution: _____ Washington County, OR

Shirley Worth
Signature

WELLS FARGO BANK, N.A.