

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.

2007-010546

Klamath County, Oregon



00024507200700105460060065

THIS SI

06/12/2007 10:10:37 AM

Fee: \$46.00

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 MAY 15, 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

CARLYE M WOODMAN

KENNETH R WOODMAN

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:

CARLYE M WOODMAN , 1604 HOMEDALE RD, KLAMATH FALLS, OREGON 97603-3916

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)



1/5

Documents Processed 05-15-2007, 16:46:58

46

Until a change is requested, all tax statements shall be
sent to the following address:
CARLYE M WOODMAN
1604 HOMEDALE RD
KLAMATH FALLS, OREGON 97603-3916

Prepared by:
Wells Fargo Bank, N.A.
ANDREE CRAMPTON
DOCUMENT PREPARATION
18700 NW WALKER RD #92 (MAC P6
BEAVERTON, OREGON 97006
866-537-8489

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

TAX ACCOUNT NUMBER
R450452

State of Oregon _____ Space Above This Line For Recording Data _____
REFERENCE #: 20071277100688 Account number: 651-651-1645639-1XXX

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 MAY 15, 2007 and the parties are as follows:

TRUSTOR ("Grantor"): Kenneth R. Woodman and Carlye M. Woodman, husband and wife

whose address is: 1604 HOMEDALE RD, KLAMATH FALLS, OREGON 97603-3916

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 1604 HOMEDALE RD, KLAMATH FALLS, OREGON 97603 and parcel number of R450452, 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)



2/5

Documents Processed 05-15-2007, 16:46:58

EXHIBIT A

Reference: 20071277100688

Account: 651-651-1645639-1998

Legal Description:

The certain real property with the tenements hereditaments and appurtenances thereunto belonging or appertaining, situated in the County of Klamath and State of Oregon, described as follows, to-wit: A tract of land in Lot 63 of Fair Acres Subdivision No. 1, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, more particularly described as follows: Beginning at the Southeast corner of said Lot 63; thence North 139.2 feet to the true point of beginning; thence West to the West line of said Lot 63; thence North 139.2 feet; thence East to the East line of said Lot 63; thence South 139.2 feet to the point of beginning. Excepting therefrom, the Easterly 5 feet of said property acquired by Klamath County for the widening of Homedale Road in Deed Volume 349 at page 511, Deed Records of Klamath County, Oregon, and further excepting therefrom the following: Beginning at the Southeast corner of said Lot 63; thence North 173.4 feet, to the point of beginning of this description; thence West 100.0 feet; thence North 100.0 feet; thence East to the East line of said Lot 63; thence South 100.0 feet to the Southeast corner of the property herein described.

Exhibit A, CDP.V1 07/2004



1/1

Documents Processed 05-15-2007, 16:46:58

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 MAY 15, 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).

Carlye M Woodman
Grantor **CARLYE M WOODMAN**

5-16-07
Date

Kenneth R Woodman
Grantor **KENNETH R WOODMAN**

5/16/07
Date

Grantor _____
Date

Grantor _____
Date

Grantor _____
Date

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



3/5

Documents Processed 05-15-2007, 16:46:58

Grantor

Date

Grantor

Date

Grantor

Date

[Large handwritten signature]

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



4/5

Documents Processed 05-15-2007, 16:46:58

ACKNOWLEDGMENT:

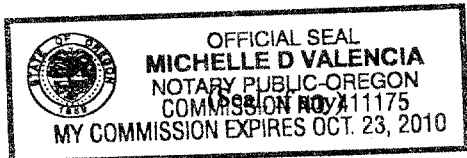
For An Individual Acting In His/Her Own Right:

State of Oregon)

County of Klamath))

This instrument was acknowledged before me on 5/16/07 (date) by
Carlise M Woodman, Kenneth R Woodman

(name(s) of person(s))



[Signature]
(Signature of notarial officer)

Personal Banker Notary
Title (and Rank)

My commission expires: 10-23-2010

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



5/5

Documents Processed 05-15-2007, 16:46:58