

MT079812-SH

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

JOHN L HEINE
4135 NE 3RD ST
GRESHAM, OREGON 97030-0000

2007-012414

Klamath County, Oregon



00026792200700124140050056

07/12/2007 03:17:43 PM

Fee: \$41.00

Prepared by:
Wells Fargo Bank, N.A.
ERIC FRYDENDALL
DOCUMENT PREPARATION
ONE HOME CAMPUS, X2303-013
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Return Address:
Wells Fargo Bank, N.A.
P.O. Box 31557 MAC B6955-015
Billings, MT 59107-9900

TAX ACCOUNT NUMBER
R891001

State of Oregon
REFERENCE #: 20071693126487

Space Above This Line For Recording Data
Account number: 650-650-6372411-1XXX

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 JULY 05, 2007 and the parties are as follows:

TRUSTOR ("Grantor"): JOHN L HEINE AND TIA N HEINE

whose address is: 4135 NE 3RD ST, GRESHAM, OREGON 97030-0000

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

This deed of trust is 2nd and subject to a deed of trust securing the note in the amount of \$138,675.00 recording concurrently herewith.

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



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with the address of **5121 LARCH LANE, KLAMATH FALLS, OREGON 97601** and parcel number of **R891001**, 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 \$ **46,225.00** 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 **JULY 05, 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).

John L. Heine 7/11/07
Grantor **JOHN L HEINE** Date

Tia N Heine 7/11/07
Grantor **TIA N HEINE** Date

Grantor Date

Grantor Date



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



ACKNOWLEDGMENT:

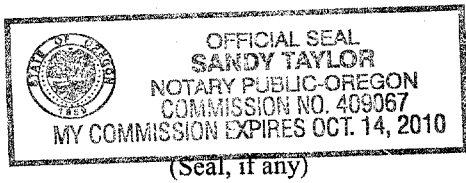
For An Individual Acting In His/Her Own Right:

State of Oregon)

County of MULTNOMAH)

This instrument was acknowledged before me on July 11, 2007 (date) by
John L. Heine and Tia N. Heine

(name(s) of person(s))



(Seal, if any)

Sandy Taylor
(Signature of notarial officer)

Esq. Officer
Title (and Rank)

My commission expires: 10-14-10

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LEGAL DESCRIPTION

“EXHIBIT A”

Lot 20, Tract 1416, THE WOODLANDS PHASE I, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Reference: Title Order No. 0079812
Escrow No. MT79812-SH