

2007-017115

Klamath County, Oregon

RECORDATION REQUESTED BY:

PremierWest Bank
Redmond-Nolan Town Center
875 SW Rimrock Way, Suite 100
Redmond, OR 97756



10/01/2007 03:11:35 PM

Fee: \$26.00

WHEN RECORDED MAIL TO:

PremierWest Bank
Redmond-Nolan Town Center
875 SW Rimrock Way, Suite 100
Redmond, OR 97756

SEND TAX NOTICES TO:

C Corp.
PO Box 638
Redmond, OR 97756

SPACE ABOVE THIS LINE IS FOR RECORDER'S USE ONLY

121-07-354

MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST dated September 24, 2007, is made and executed between C Corp., an Oregon Corporation ("Grantor") and PremierWest Bank, whose address is Redmond-Nolan Town Center, 875 SW Rimrock Way, Suite 100, Redmond, OR 97756 ("Lender").

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated February 22, 2006 (the "Deed of Trust") which has been recorded in Klamath County, State of Oregon, as follows:

Deed of Trust recorded on March 1, 2006 in Klamath County Recorders Office as document number M06-03774 in the amount of \$300,002.00; revised by a Modification of Deed of Trust dated December 19, 2006 in the amount of \$300,002.00; revised by a Modification of Deed of Trust dated March 23, 2007 in the amount of \$300,002.00; revised by a Modification of Deed of Trust dated June 27, 2007 in the amount of \$284,853.00.

REAL PROPERTY DESCRIPTION. The Deed of Trust covers the following described real property located in Klamath County, State of Oregon:

Lot 1240 Tract 1440 Ranchview 1st Addition, 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 1240 at 4844 Horned Lark Drive, Klamath Falls, OR 97601. The Real Property tax identification number is R890697.

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

It is hereby agreed to extend the maturity date from August 22, 2007 to August 22, 2009.

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 SEPTEMBER 24, 2007.

GRANTOR:

C CORP.

By: George L. Werner, Secretary/Treasurer of C Corp.

LENDER:

PREMIERWEST BANK

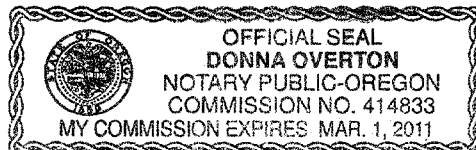
X Authorized Officer

CORPORATE ACKNOWLEDGMENT

STATE OF Oregon

COUNTY OF Deschutes

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On this 27th day of Sept., 2007, before me, the undersigned Notary Public, personally appeared George L. Werner, Secretary/Treasurer of C Corp., and known to me to be an authorized agent of the corporation that executed the Modification of Deed of Trust and acknowledged the Modification to be the free and voluntary act and deed of the corporation, by authority of its Bylaws or by resolution of its board of directors, for the uses and purposes therein mentioned, and on oath stated that he or she is authorized to execute this Modification and in fact executed the Modification on behalf of the corporation.

By Donna Overton
Notary Public in and for the State of Oregon

Residing at Redmond
My commission expires 3-1-2011

MODIFICATION OF DEED OF TRUST
(Continued)

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LENDER ACKNOWLEDGMENT

STATE OF

Oregon

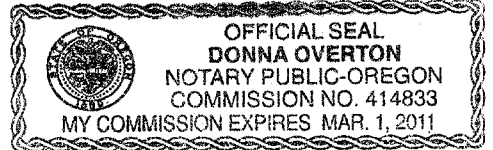
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COUNTY OF

Deschutes

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On this 27th day of Sept, 2007, before me, the undersigned Notary Public, personally appeared Deanna Crouser and known to me to be the manager, authorized agent for PremierWest Bank that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of PremierWest Bank, duly authorized by PremierWest Bank 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 in fact executed this said instrument on behalf of PremierWest Bank.

By

Donna Overton

Residing at

Redmond

Notary Public in and for the State of

Oregon

My commission expires

3-1-2011