

MT081160-LW

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.

2007-020594

Klamath County, Oregon

THIS S



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12/07/2007 03:26:31 PM

Fee: \$46.00

AFTER RECORDING RETURN TO:

Wells Fargo Bank, N.A.
P.O. Box 31557 MAC B6955-013
Billings, MT 59107-9900

PRINT or TYPE ALL INFORMATION

The date of this Short Form Line of Credit Deed of Trust ("Security Instrument") is DECEMBER 03, 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

THOMAS B MOREHOUSE

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 Box31557 Billings, MT 59107

5) All TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS:
THOMAS B MOREHOUSE , 11838 GROUND CT, KLAMATH FALLS, OREGON 97603-0000

6) TRUE and ACTUAL CONSIDERATION (if any), ORS 93.030
\$ 83,000.00

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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Documents Processed 12-03-2007, 14:18:43

Until a change is requested, all tax statements shall be
sent to the following address:
THOMAS B MOREHOUSE
11838 GROUND CT
KLAMATH FALLS, OREGON 97603-0000

Prepared by:
Wells Fargo Bank, N.A.
HILLARY TOWNSEND
DOCUMENT PREPARATION
1 HOME CAMPUS X 2303-04U
DES MOINES, IOWA 50328-0001
800-443-3486

Return Address:
Wells Fargo Bank, N.A.
P.O. Box 31557 MAC B6955-013
Billings, MT 59107-9900

TAX ACCOUNT NUMBER
3910-009AA-00902-000

State of Oregon
REFERENCE #: 20073164500051

Space Above This Line For Recording Data
Account number: 650-650-7728777-1XXX

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 **DECEMBER 03, 2007** and the parties are as follows:

TRUSTOR ("Grantor"): **THOMAS B MOREHOUSE, A SINGLE PERSON**

whose address is: **11838 GROUND CT, KLAMATH FALLS, OREGON 97603-0000**

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:
PARCEL 3 OF LAND PARTITION 35-99 BEING A PORTION OF PARCELS 1 AND 2 OF "LAND PARTITION 51-95" SITUATED IN THE N1/2 NE1/4 OF SECTION 9, TOWNSHIP 39 SOUTH, RANGE 10 EAST, WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

with the address of **11838 GROUND COURT, KLAMATH FALLS, OREGON 97603-0000** and parcel number of **3910-009AA-00902-000**, together with all rights, easements, appurtenances, royalties, mineral rights,

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



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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 \$ 83,000.00 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 JANUARY 03, 2048.
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).

Thomas B. Morehouse
Grantor **THOMAS B MOREHOUSE** _____ Date _____

Grantor _____ Date _____

Grantor _____ Date _____

Grantor _____ Date _____

Grantor _____ Date _____

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



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Grantor	Date
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Grantor	Date
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Grantor	Date
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ACKNOWLEDGMENT:

For An Individual Acting In His/Her Own Right:

State of Oregon

County of

Klamath

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)

This instrument was acknowledged before me on December 3 2007 (date) by Thomas B. Morehouse

(name(s) of person(s))



(Seal, if any)

Lisa Weatherby
(Signature of notarial officer)

Notary Public
Title (and Rank)
for Oregon
Klamath County

My commission expires:

11/20/11



LEGAL DESCRIPTION

"EXHIBIT A"

Parcel 3 of Land Partition 35-99 being a portion of Parcels 1 and 2 of "Land Partition 51-95" situated in the N1/2 NE1/4 of Section 9, Township 39 South, Range 10 East, Willamette Meridian, Klamath County, Oregon.

Reference: Title Order No. 0081160
Escrow No. MT81160-LW