

2008-000941

Klamath County, Oregon

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01/23/2008 10:41:46 AM

Fee: \$41.00

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 B6955-013
Billings, MT 59107-9900

PRINT or TYPE ALL INFORMATION

The date of this Short Form Line of Credit Deed of Trust ("Security Instrument") is JANUARY 04, 2008

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**

JAMES E NISSEN

JANET R NISSEN

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:**
JAMES E NISSEN , 6335 KATIE LN, KLAMATH FALLS, OREGON 97603-7151

6) **TRUE and ACTUAL CONSIDERATION (if any), ORS 93.030**
\$ 75,000.00

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)(e) and ORS 18.325

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

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



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Documents Processed 01-03-2008, 17:08:15

Until a change is requested, all tax statements shall be sent to the following address:
JAMES E NISSEN
6335 KATIE LN
KLAMATH FALLS, OREGON 97603-7151

Prepared by:
Wells Fargo Bank, N.A.
VICKI HAGEBUSCH
DOCUMENT PREPARATION
18700 NW WALKER RD #92
BEAVERTON, OREGON 97006
866-537-8489

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

TAX ACCOUNT NUMBER
R-3909-001BD-04100-000

State of Oregon
REFERENCE #: 20073417100055

Space Above This Line For Recording Data
Account number: 651-651-2284297-1XXX

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 **JANUARY 04, 2008** and the parties are as follows:

TRUSTOR ("Grantor"): **JAMES E. NISSEN, AN UNMARRIED MAN, AND JANET R. NISSEN, AN UNMARRIED WOMAN**

whose address is: **6335 KATIE LN, KLAMATH FALLS, OREGON 97603-7151**

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:
THAT REAL PROPERTY SITUATED IN THE COUNTY OF KLAMATH, STATE OF OREGON, DESCRIBED AS: LOT 5, TRACT NO. 1304, PLEASANT VISTA, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF KLAMATH COUNTY, OREGON.



Grantor	Date
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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 Hamath))

This instrument was acknowledged before me on 1/4/08 (date) by
JAMES E NISSEN
JANET R NISSEN (name(s) of person(s))

(Seal, if any)

Katrina Hardman
(Signature of notarial officer)

Notary
Title (and Rank)

My commission expires: 10/05/09



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



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