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09/02/2011 08:47:29 AM

Fee: \$47.00

2009-08891

Klamath County, Oregon



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06/29/2009 11:03:40 AM

Fee: \$31.00

UTC 13916-9605

This space reserved for County Filing Officer use only

STATE OF OREGON      UNIFORM COMMERCIAL CODE      FINANCING STATEMENT  
REAL PROPERTY - Form UCC-1A  
THIS FORM FOR COUNTY FILING OFFICER USE ONLY

THIS FINANCING STATEMENT is presented to the county filing officer pursuant to the Uniform Commercial Code

|  |  |   |
|--|--|---|
| 1A. Debtor Name(s):<br>CEDA Hills, LLC, DBA Black Bear Diner | 2A. Secured Party Name(s):<br>South Valley Bank & Trust<br><br>2B. Address of Secured Party from which security information is obtainable:<br>Commercial Branch<br>P O Box 5210<br>Klamath Falls, OR 97601 | 4A. Assignee of Secured Party (if any):<br><br>4B. Address of Assignee: |
|--|--|---|

3. This financing statement covers the following types (or items) of property (check if applicable): SEE ATTACHED EXHIBIT dated June 9, 2009

- ☒ The goods are to become fixtures on: SEE BELOW      ☐ The above timber is standing on: \_\_\_\_\_
- ☐ The above minerals or the like (including gas and oil) or accounts will be financed at the wellhead or minehead of the well or mine located on: (describe real estate) \_\_\_\_\_

and the financing statement is to be filed for record in the real estate records. (If the debtor does not have an interest of record) The name of a record owner is:

- ☒ Check box if products of collateral are also covered      Number of attached additional sheets: \_\_\_\_\_

A carbon, photographic or other reproduction of this form, financing statement or security agreement serves as a financing statement under ORS Chapter 79.

By: [Signature]  
[Signature]      [Signature]  
Signature(s) of the debtor required in most cases.      Signature(s) of Secured Party in cases covered by ORS 79.4020

1. PLEASE TYPE THIS FORM.

INSTRUCTIONS

- If the space provided for any item(s) on this form is inadequate, the item(s) should be continued on additional sheets. Only one copy of such additional sheets need to be presented to the county filing officer. DO NOT STAPLE OR TAPE ANYTHING TO THIS FORM.
- This form (UCC-1A) should be recorded with the county filing officers who record real estate mortgages. This form cannot be filed with the Secretary of State. Send the Original to the county filing officer.
- After the recording process is completed the county filing officer will return the document to the party indicated. The printed termination statement below may be used to terminate this document.
- The RECORDING FEE must accompany the document. The fee is \$5.00 per page.
- Be sure that the financing statement has been properly signed. Do not sign the termination statement (below) until this document is to be terminated.

Recording Party contact name: \_\_\_\_\_

Recording Party telephone number: \_\_\_\_\_

Return to: (name and address)

South Valley Bank & Trust  
Commercial Branch  
P O Box 5210  
Klamath Falls, OR 97601

Please do not type outside of bracketed area.

TERMINATION STATEMENT

This statement of termination of financing is presented for filing pursuant to the Uniform Commercial Code. The Secured Party no longer claims a security interest in the financing statement bearing the recording number shown above.

By: [Signature]  
Signature of Secured Party(ies) or Assignee(s)

31 Amt

# EXHIBIT TO UCC-1A FINANCING STATEMENT

June 9, 2009

**DEBTORS:**

CEDA Hills, LLC, DBA Black Bear Diner

**MAILING ADDRESS:**

5140 S. 6th Street, Klamath Falls, OR 97603

**COLLATERAL DESCRIPTION:**

All Furniture and Fixtures; whether any of the foregoing is owned now or acquired later; all accessions, additions, replacements, and substitutions relating to any of the foregoing; all records of any kind relating to any of the foregoing; all proceeds relating to any of the foregoing (including insurance, general intangibles and accounts proceeds).

This Financing Statement is to be recorded in the real estate records. Some or all of the collateral is located on the following described real estate:

AMERITITLE, has recorded this  
Instrument by request as an accommodation only,  
and has not examined it for regularity and sufficiency  
or as to its effect upon the title to any real property  
that may be described therein.

This Exhibit is executed on the same date as the UCC-1A Financing Statement by South Valley Bank & Trust and the undersigned.

X \_\_\_\_\_  
X \_\_\_\_\_  
Signature(s) of Debtor(s)

South Valley Bank & Trust  
By: \_\_\_\_\_  
Signature(s) of Secured Party (ies)

Exhibit A

Lot 11 KIELSMEIER ACRE TRACTS.

Subject to: Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals, of Enterprise Irrigation District; Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District; Easements and rights of way of record or apparent on the land, if any; and to real property taxes for fiscal year commencing July 1, 1973, which are now a lien but not yet payable.

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