



2016-001287
Klamath County, Oregon
02/09/2016 11:03:30 AM
Fee: \$57.00

RECORDATION REQUESTED BY:
Washington Federal
425 Pike Street
Seattle, WA 98101

WHEN RECORDED MAIL TO:
Washington Federal
Commercial Loan Servicing
425 Pike Street
Seattle, WA 98101

FOR RECORDER'S USE ONLY

MODIFICATION OF DEED OF TRUST

THIS MODIFICATION OF DEED OF TRUST dated February 1, 2016, is made and executed between Andrew E. Peterson and Rebecca L. Peterson, as husband and wife, Roderick N. Dreyer, Sr. and Alice V. Dreyer, as husband and wife, with the right of survivorship. ("Grantor") and Washington Federal, whose address is 425 Pike Street, Seattle, WA 98101 ("Lender").

DEED OF TRUST. Lender and Grantor have entered into a Deed of Trust dated June 21, 2005 (the "Deed of Trust") which has been recorded in Klamath County, State of Oregon, as follows:

Recorded June 22, 2005 under Recording No. Vol M05 Page 46783-87.

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

The East 51 feet of Lot 2, Block 3 BRYANT TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM that portion thereof conveyed to The State of Oregon by and through its State Highway Commission by Quitclaim Deed recorded January 31, 1961 in Volume 327, page 139, Deed Records of Klamath County, Oregon

The Real Property or its address is commonly known as 3820 Shasta Way, Klamath Falls, OR 97603. The Real Property tax identification number is 3909-003AA-05000-000 and M-202086.

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

An additional advance will be made so that the current outstanding principal balance is increased to \$55,952.00, as evidenced by a Change In Terms Agreement dated February 1, 2016.

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.

COUNTERPARTS. This document may be signed in any number of counterparts, which, when delivered in the original to Lender, shall together constitute one original document.

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 FEBRUARY 1, 2016.

MODIFICATION OF DEED OF TRUST
(Continued)

Loan No: 415190-8

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GRANTOR:

x *Andrew Peterson*
Andrew Peterson

x *Rebecca Peterson*
Rebecca Peterson

x *Rod N. Dreyer*
Rod N. Dreyer

x *Alice Dreyer*
Alice Dreyer

LENDER:

WASHINGTON FEDERAL

x *Tessa Koch*
Authorized Officer

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon)
) SS
COUNTY OF Klamath)



On this day before me, the undersigned Notary Public, personally appeared Andrew Peterson, to me known to be the individual described in and who executed the Modification of Deed of Trust, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 4 day of Feb, 2016.

By Andrew Peterson

Residing at 940 Lakewood Ct Klamath Falls

Notary Public in and for the State of Oregon

My commission expires June 2, 2016 0297601

Kathleen Bickmore

MODIFICATION OF DEED OF TRUST
(Continued)

Loan No: 415190-8

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INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon)
) SS
COUNTY OF Klamath)



On this day before me, the undersigned Notary Public, personally appeared Rebecca Peterson, to me known to be the individual described in and who executed the Modification of Deed of Trust, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 8 day of Feb, 2016.

By Rebecca Peterson

Residing at 940 Lakeside Ct Klamath Falls OR 97601

Notary Public in and for the State of Oregon

My commission expires June 2, 2016

Kathy Bickmore

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon)
) SS
COUNTY OF Klamath)



On this day before me, the undersigned Notary Public, personally appeared Rod N. Dreyer, to me known to be the individual described in and who executed the Modification of Deed of Trust, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 4 day of Feb, 2016.

By Rod N. Dreyer

Residing at 910 N. Eldorado Klamath Falls OR 97601

Notary Public in and for the State of Oregon

My commission expires June 2, 2016

Kathy Bickmore

INDIVIDUAL ACKNOWLEDGMENT

STATE OF Oregon)
) SS
COUNTY OF Klamath)



On this day before me, the undersigned Notary Public, personally appeared Alice Dreyer, to me known to be the individual described in and who executed the Modification of Deed of Trust, and acknowledged that he or she signed the Modification as his or her free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this 4 day of Feb, 2016.

By Alice Dreyer

Residing at 910 N. Eldorado Klamath Falls OR 97601

Notary Public in and for the State of Oregon

My commission expires June 2, 2016

Kathy Bickmore

MODIFICATION OF DEED OF TRUST
(Continued)

Loan No: 415190-8

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LENDER ACKNOWLEDGMENT

STATE OF Oregon)
)
COUNTY OF Klamath) SS
)



On this 1st day of February, 20 16, before me, the undersigned Notary Public, personally appeared Tessa Koch and known to me to be the Relationship manager authorized agent for **Washington Federal** that executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of **Washington Federal**, duly authorized by **Washington Federal** 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 **Washington Federal**.

By Rachell Turner
Notary Public in and for the State of Oregon

Residing at Klamath County
My commission expires October 8th 2019

Unofficial Copy