

RECEIVED

JUN 29 2007

WATER RESOURCES DEPT  
SALEM, OREGON

WHEN RECORDED MAIL TO:

SUNBELT NATIONAL MORTGAGE CORPORATION  
2974 LBJ FREEWAY, 4TH FLOOR  
DALLAS, TEXAS 75234  
ATTN: POST CLOSING

[Space Above This Line For Recording Data]

Loan Number 3010378

## DEED OF TRUST

THIS DEED OF TRUST ("Security Instrument") is made on APRIL 20, 1994.  
The grantor is MICHAEL W. DURKIN and LAURIE C. DURKIN, JOINTLY WITH RIGHT OF SURVIVORSHIP ("Borrower").  
The trustee is JAMES B. WITHEROW ("Trustee"). The beneficiary is SUNBELT NATIONAL MORTGAGE CORPORATION,  
which is organized and existing under the laws of ILLINOIS, and whose address is 2974 LBJ FREEWAY, SUITE 200, DALLAS,  
TEXAS 75234 ("Lender"). Borrower owes Lender the principal sum of ONE HUNDRED EIGHTY-EIGHT THOUSAND AND  
00/100ths Dollars (U.S.\$188,000.00). This debt is evidenced by Borrower's note dated the same date as this Security Instrument  
("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due and payable on MAY 1, 2024. This  
Security Instrument secures to Lender: (a) the repayment of the debt evidenced by the Note, with interest, and all renewals,  
extensions and modifications of the Note; (b) the payment of all other sums, with interest, advanced under paragraph 7 to protect  
the security of this Security Instrument; and (c) the performance of Borrower's covenants and agreements under this Security  
Instrument and the Note. For this purpose, Borrower irrevocably grants and conveys to Trustee, in trust, with power of sale, the  
following described property located in CLACKAMAS County, Oregon:

PART OF PARCEL 1 OF PARTITION PLAT NO. 1993-81, SITUATED IN THE N.E.  
ONE-QUARTER OF SECTION 1, TOWNSHIP 4 SOUTH, RANGE 2 EAST, WILLAMETTE  
MERIDIAN, IN THE COUNTY OF CLACKAMAS AND STATE OF OREGON, BEING DESCRIBED  
AS FOLLOWS:

BEGINNING AT THE S.E. CORNER OF SAID PARCEL 1; THENCE NORTH 89 DEGREES  
44' 06" WEST ALONG THE SOUTH LINE OF SAID PARCEL 1, A DISTANCE OF 1,211.77  
FEET; THENCE NORTH 00 DEGREES 30' 50" EAST A DISTANCE OF 350.00 FEET;  
THENCE SOUTH 89 DEGREES 44' 06" EAST A DISTANCE OF 1186.77 FEET; THENCE  
NORTH 00 DEGREES 30' 50" EAST A DISTANCE OF 470.52 FEET TO THE SOUTHERLY  
RIGHT OF WAY LINE OF BEAVERCREEK RD.; THENCE SOUTH 47 DEGREES 54' 30" EAST  
ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 33.42 FEET TO THE N.E. CORNER  
OF SAID PARCEL 1; THENCE SOUTH 00 DEGREES 30' 50" WEST ALONG THE EAST LINE  
OF SAID PARCEL 1 A DISTANCE OF 798.23 FEET TO THE POINT OF BEGINNING.

which has the address of 24301 SOUTH BEAVERCREEK ROAD, BEAVERCREEK,

[Street] [City]  
Oregon 97004 ("Property Address");  
[Zip Code]

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances, and  
fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument.  
All of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seised of the estate hereby conveyed and has the right to grant and  
convey the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will  
defend generally the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited  
variations by jurisdiction to constitute a uniform security instrument covering real property.

UNIFORM COVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest.