

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

Loan Number 3010378

[Space Above This Line For Recording Data]

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.

**STATE OF OREGON
WATER RESOURCES DEPARTMENT**

725 Summer St. N.E. Ste. A

SALEM, OR 97301-4172

(503) 986-0900 / (503) 986-0904 (fax)

RECEIPT # **88462**

INVOICE # _____

RECEIVED FROM: Durkin's Nursery

APPLICATION	G 16889
PERMIT	
TRANSFER	

BY: _____

CASH: ☐ CHECK: # 2368 OTHER: (IDENTIFY) ☐ _____

TOTAL REC'D \$ 500.00

1083 TREASURY 4170 WRD MISC CASH ACCT

0407 COPIES \$ _____
OTHER: (IDENTIFY) \$ _____

0243 I/S Lease _____ 0244 Muni Water Mgmt. Plan _____ 0245 Cons. Water _____

4270 WRD OPERATING ACCT

MISCELLANEOUS

0407 COPY & TAPE FEES \$ _____
0410 RESEARCH FEES \$ _____
0408 MISC REVENUE: (IDENTIFY) \$ _____
TC162 DEPOSIT LIAB. (IDENTIFY) \$ _____
0240 EXTENSION OF TIME \$ _____

WATER RIGHTS:

0201 SURFACE WATER \$ _____
0203 GROUND WATER \$ _____
0205 TRANSFER \$ _____

WELL CONSTRUCTION

0218 WELL DRILL CONSTRUCTOR \$ _____
LANDOWNER'S PERMIT \$ _____

OTHER (IDENTIFY) _____

**RECEIVED
OVER THE COUNTER**

EXAM FEE

\$ _____ 0202
\$ 500.00 0204
\$ _____

EXAM FEE

\$ _____ 0219
\$ _____ 0220

RECORD FEE

\$ _____
\$ _____

LICENSE FEE

\$ _____
\$ _____

0536 TREASURY 0437 WELL CONST. START FEE

0211 WELL CONST START FEE \$ _____ CARD # _____
0210 MONITORING WELLS \$ _____ CARD # _____

OTHER (IDENTIFY) _____

0607 TREASURY 0467 HYDRO ACTIVITY LIC NUMBER

0233 POWER LICENSE FEE (FW/WRD) \$ _____
0231 HYDRO LICENSE FEE (FW/WRD) \$ _____
HYDRO APPLICATION \$ _____

TREASURY OTHER / RDX

FUND _____ TITLE _____
OBJ. CODE _____ VENDOR # _____
DESCRIPTION \$ _____

RECEIPT: **88462**

DATED: 6/29/07

BY: [Signature]

Distribution - White Copy - Customer, Yellow Copy - Fiscal, Blue Copy - File, Buff Copy - Fiscal