

61923

K-38595

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ASSIGNMENT OF TRUST DEED BY BENEFICIARY OR HIS SUCCESSOR IN INTEREST

FOR VALUE RECEIVED, the undersigned who is the beneficiary or his successor in interest under that certain trust deed dated May 22, 1986, executed and delivered by WILLIAM F. PEDDER & JUDITH V. PEDDER, husband and wife to KLAMATH COUNTY TITLE COMPANY, an Oregon Corporation TOWN & COUNTRY MORTGAGE, an Oregon Corporation, grantor, on May 29, 1986, in book/reel/volume No. M86 is the beneficiary, recorded ment/microfilm/reception No. (indicate which) of the Mortgage Records of Klamath County, Oregon, and conveying real property in said county described as follows: The following described real property situate in Klamath County, Oregon: PARCEL 1: All that portion of Government Lot 1 in Section 4, Township 35, South, Range 7 East of the Willamette Meridian, lying Easterly of State Highway No. 422. SAVING AND EXCEPTING the following parcel: Beginning at the point where the South line of said Government Lot 1 intersects the Easterly right-of-way line of State Highway 422; thence Northeastly along said right-of-way 310 feet to a point; thence Southeastly, perpendicular to said right-of-way, 280 feet, more-or-less, to a point on the South line of said Government Lot 1, thence West along the South boundary of said Government Lot 1, 420 feet; more or less, to the point of beginning. PARCEL 2: The Easterly 86.42 feet of the following: Starting at the Northeast corner of Lot 8 in Section 4, Township 35 South, Range 7 E.W.M., which is 11 chains South from the Section corner common to Sections 3 and 4, Township 35 S.R. 7 E.W.M.; and Sections 33 and 34, Township 34 S.R. 7 E.W.M.; thence South 1 chain to the bank of Williamson River; thence South 70°2' West along said river bank, a distance of 3.26 chains; thence South 58°02' West along said river bank a distance of 5.07 chains; thence North 4.77 chains; thence East 7.37 chains to the point of beginning.

hereby grants, assigns, transfers and sets over to PEOPLES MORTGAGE COMPANY, a Washington Corporation, hereinafter called assignee, and assignee's heirs, personal representatives, successors and assigns, all his beneficial interest in and under said trust deed, together with the notes, moneys and obligations therein described or referred to, with the interest thereon, and all rights and benefits whatsoever accrued or to accrue under said trust deed.

The undersigned hereby covenants to and with said assignee that the undersigned is the beneficiary or his successor in interest under said trust deed and is the owner and holder of the beneficial interest therein; that he has good right to sell, transfer and assign the same, and the note or other obligation secured thereby, and that there is now unpaid on the obligations secured by said trust deed the sum of not less than \$ 50,944.00 with interest thereon from May 22, 1986.

In construing this instrument and whenever the context hereof so requires, the masculine gender includes the feminine and the neuter and the singular includes the plural. IN WITNESS WHEREOF, the undersigned has hereunto set his hand and seal; if the undersigned is a corporation, it has caused its corporate name to be signed and its corporate seal to be affixed hereunto by its officers duly authorized thereunto by order of its Board of Directors.

DATED: May 22, 1986.

TOWN & COUNTRY MORTGAGE, INC.

BY: RICHARD H. MARLATT

(If executed by a corporation, affix corporate seal)

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

STATE OF OREGON,

County of _____ ss.
This instrument was acknowledged before me on _____, 19____, by _____

(SEAL) Notary Public for Oregon
My commission expires: _____

STATE OF OREGON,

County of KLAMATH ss.
This instrument was acknowledged before me on May 22, 1986 by Richard H. Marlatt as Secretary/Treasurer of Town & Country Mortgage, Inc.

Notary Public for Oregon
My commission expires: _____

ASSIGNMENT OF TRUST DEED BY BENEFICIARY

Assignor to

Assignee

AFTER RECORDING RETURN TO

Peoples Mortgage Company
P. O. Box 1788
Seattle, WA 98111

(DON'T USE THIS SPACE; RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

SUSAN R. STRAMPE
NOTARY PUBLIC - OREGON
My Commission Expires 3/31/89

STATE OF OREGON,
County of Klamath ss.
I certify that the within instrument was received for record on the 29th day of May, 1986, at 12:53 o'clock A.M., and recorded in book/reel/volume No. M86 on page 9263 or as fee/file/instrument/microfilm/reception No. 61923, Record of Mortgages of said County. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk
By: Pam Smith Deputy

Fee: \$5.00