

MD-10889-K

65579

ASSIGNMENT OF TRUST DEED BY BENEFICIARY OR HIS SUCCESSOR IN INTEREST

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FOR VALUE RECEIVED, the undersigned who is the beneficiary or his successor in interest under that certain trust deed dated August 29, 1986, executed and delivered by THEODORE N. EMARD and DOROTHY L. EMARD, husband & wife to MOUNTAIN TITLE COMPANY INC., an Oregon Corporation, grantor, TOWN AND COUNTRY MORTGAGE, INC., an Oregon Corporation, trustee, in which on August 19, 1986, in book/reel/volume No. M86 on page 15967 or as fee/file/instrument/microfilm/reception No. (indicate which) of the Mortgage Records of KLAMATH County, Oregon, and conveying real property in said county described as follows: A tract of land situated in the W $\frac{1}{2}$  of NW $\frac{1}{4}$ , Section 28, Township 34 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows: Beginning at the intersection of the West line of said Section 28 and the Southerly right of way line of the Sprague River Highway; thence South along said West line 280 feet; thence East parallel to the North line of said section to the centerline of the Sprague River; thence Northeasterly along said centerline to the Southerly right of way line of the Sprague River Highway; thence Northwesterly along said Southerly line, 400 feet, more or less, to the point of beginning.

hereby grants, assigns, transfers and sets over to PEOPLES MORTGAGE COMPANY, a Washington Corporation 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 \$43,077.00 with interest thereon from September 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: August 29, 1986.

TOWN & COUNTRY MORTGAGE, INC.

BY: *Richard H. Marlatt*  
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 \_\_\_\_\_, 1986, by \_\_\_\_\_

STATE OF OREGON,

County of KLAMATH ) ss.  
This instrument was acknowledged before me on August 29, 1986, by Richard H. Marlatt as Secretary/Treasurer of Town & Country Mortgage, Inc.

(SEAL)

Notary Public for Oregon  
My commission expires:

Notary Public for Oregon  
My commission expires:

ASSIGNMENT OF TRUST DEED BY BENEFICIARY

Assignor to

Assignee:

AFTER RECORDING RETURN TO

MTG

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

STATE OF OREGON, County of Klamath ) ss.

I certify that the within instrument was received for record on the 4th day of September, 1986, at 2:26 o'clock P.M., and recorded in book/reel/volume No. M86 on page 15967 or as fee/file/instrument/microfilm/reception No. 65579, Record of Mortgages of said County. Witness my hand and seal of County affixed.

Evalyn Biahn, County Clerk  
NAME TITLE

By: *Richard H. Marlatt* Deputy

Fec: \$5.00