

7107

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 April 20, 1984, executed and delivered by Robert Bruce Baker and Wanda Kay Baker, grantor, to Aspen Title & Escrow, Inc., trustee, in which William M. Ganong and Frank H. Brown, as Trustees of the BROWN FAMILY TRUST, is the beneficiary, recorded on May 8, 1984, in book Year/Volume No. M84 on page 7667 ~~or as fee file/abstract~~ or as fee file/abstract of the Mortgage Records of Klamath County, Oregon, and conveying real property in said county described as follows:

As described on attached Exhibit "A"

hereby grants, assigns, transfers and sets over to Frank H. Brown and Alice O. Brown, 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 \$28608.13 with interest thereon from 8-30, 1989.

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: October 10, 1989.

William M. Ganong  
William M. Ganong, Trustee  
Frank H. Brown  
Frank H. Brown, Trustee

(If executed by a corporation,  
affix corporate seal)

STATE OF OREGON )  
County of Klamath ) SS

On this 17 day of October, 1989, before me, a notary public in and for said county and state, personally appeared William M. Ganong, of the State of Oregon, County of Klamath, known to me to be the person described in the foregoing instrument, and acknowledged that he executed the same in the capacity therein stated and for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Peggy R Reynolds  
PEGGY R. REYNOLDS  
NOTARY PUBLIC - OREGON  
My Commission Expires: 12-5-92

Peggy R Reynolds  
Notary Public for Oregon

AFTER RECORDING RETURN TO  
**WILLIAM L. SISEMORE**  
Attorney at Law  
540 Main Street  
Klamath Falls, OR 97601

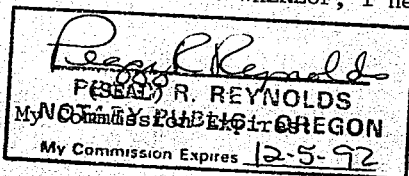
Record of mortgages or said County.  
Witness my hand and seal of  
County affixed.  
NAME TITLE  
By Deputy

STATE OF OREGON )  
County of Klamath ) SS

20731

On this 16<sup>th</sup> day of October, 1989, before me, a notary public in and for said county and state, personally appeared Frank H. Brown, of the State of Oregon, County of Klamath, known to me to be the person described in the foregoing instrument, and acknowledged that he executed the same in the capacity therein stated and for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.



Perry R. Reynolds  
Notary Public for Oregon

EXHIBIT A

DESCRIPTION

Beginning at a point which lies North 1° 14' West a distance of 680.3 feet and South 89° 26' West a distance of 913.0 feet from the iron pin which marks the section corner common to Section 2, 3, 10 and 11, Township 39 South, Range 9 East of the Willamette Meridian, and running thence: Continuing South 89° 26' West a distance of 148.1 feet to an iron pin which lies on the Easterly right of way line of the USRS Drain; thence North 34° 19' West a distance of 172.9 feet to an iron pin; thence North 89° 24' East a distance of 242.5 feet to an iron pin; thence South 1° 14' East a distance of 143.9 feet, more or less, to the point of beginning, in the S½S½N½SE¼SE¼ of Section 3, township 39 South, Range 9 East of the Willamette Meridian, in the County of Klamath, State of Oregon.

1. Regulations, including levies, assessments, water and irrigation rights and easements for ditches and canals of Klamath Irrigation District.
2. Regulations, including levies, liens, assessments, rights of way and easements of the South Suburban Sanitary District, and as per Ordinance No. 29 recorded May 24, 1983 in Book M-83 at page 8062.
3. An easement, including the terms and provisions thereof, as set forth in deed recorded August 11, 1944 in Deed Volume 168 at page 6, for ditches and pipe lines to convey water across the North end of said lot.
4. Reservations, restrictions and 20 foot building set back line, including the terms and provisions thereof, as set out in deed recorded August 11, 1944 in Deed Volume 168 at page 6.
5. An easement, including the terms and provisions thereof, created by instrument  
Recorded : August 5, 1982 Book: M-82 Page: 10048  
In favor of : CP National Gas  
For : 5 foot gas easement

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of William L. Sisemore  
of Oct. A.D., 19 89 at 11:09 o'clock A.M., and duly recorded in Vol. m89  
of Mortgages on Page 20730

FEE \$13.00

Evelyn Biehn County Clerk  
By Debra Macleod