

61902

RE-ASSIGNMENT OF LEASES AND RENTS

IN CONSIDERATION OF VALUE RECEIVED United States National Bank of Oregon having its principal office at Portland, Oregon, hereby sells, transfers and assigns to Tyrholm Family Partnership all of its rights, title and interest in and to the general lease which was assigned to United States National Bank of Oregon by that Assignment dated February 14, 1983, recorded February 15, 1983 in Klamath County Records under Volum M83 Page 2436 together with the right to collect and receive all monies due and to become due under the term of any leases or rental agreements or renewals thereof.

IN WITNESS WHEREOF, United States National Bank of Oregon has caused these present to be subscribed by its Commercial Account Officer and its corporate name and seal this 18th day of May, 1993.

United States National Bank of Oregon

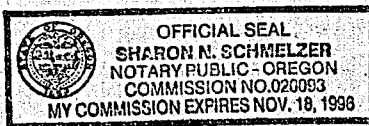
By: Lawrence R. Wells

Title: Commercial Account Officer

STATE OF OREGON)
COUNTY OF JACKSON)

On this 18th day of May, 1993 before me appeared Lawrence R. Wells to me personally known, who being duly sworn did say that he is a Commercial Account Officer and as authorized agent for United States National Bank executed the within and foregoing instrument and acknowledged said instrument to be the free and voluntary act and deed of the said United States National Bank of Oregon.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed by official seal the day and year last above written.



Sharon N. Schmelter
Notary Public for Oregon

My commission expires: 11-18-96

Return: Tyrholm Big R Inc.
6225 South Sixth Street
Klamath Falls, OR 97603

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Limited access provisions contained in Deed to the State of Oregon, by and through its State Highway Commission, which provides that no right or easement of right of access to, from or across the State Highway other than expressly therein provided for shall attach to the abutting property.

Recorded: December 11, 1964

Book: 358, page 159, Deed Records of Klamath County, Oregon

5. An easement created by instrument, subject to the terms and provisions thereof,
Dated: January 8, 1965

Recorded: March 26, 1965

Volume: 360, page 344, Deed Records of Klamath County, Oregon

In favor of: Pacific Power and Light Company, a corporation

For: One anchor and guys

6. An easement created by instrument, subject to the terms and provisions thereof,
Dated: July 19, 1965

Recorded: July 28, 1965

Volume: M65, page 396, Microfilm Records of Klamath County, Oregon

In favor of: Pacific Power and Light Company, a corporation

For: Down Guy and anchor

7. Indenture of Access, subject to the terms and provisions thereof;
Dated: July 24, 1967

Recorded: August 8, 1967

Volume: M67, page 6131, Microfilm Records of Klamath County, Oregon

From: State of Oregon by and through its State Highway Commission

To: C.V. and Gladys Golden

8. Unrecorded Lease, subject to the terms and provisions thereof;
By and Between: Tyrholm Family Partnership at Lessor and Tyrholm Inc., dba Ranch Wholesale

Supply as Lessee

Dated: December 29, 1971, as evidenced by the following assignment

Assignment of Lease, subject to the terms and provisions thereof;
Dated: February 14, 1983

Recorded: February 15, 1983

Volume: M83, page 2436, Microfilm Records of Klamath County, Oregon

From: Tyrholm Family Partnership

To: Tyrholm Inc., dba Ranch Wholesale Supply

9. Guaranteed Pay-Back Agreement, subject to the terms and provisions thereof;
Dated: August 25, 1986

Between: Tyrholm Property Inc., an Oregon Corporation as Lessor and Tyrholm Big R. Inc.,
an Oregon Corporation, Lessee, as disclosed by the following assignment of
Lessee's Interest in Lease and agreements as follows:

Assignment of Lessor Interest in Lease and rents agreement;
Dated: February 17, 1987

Recorded: February 17, 1987

Volume: M87, page 2518, Microfilm Records of Klamath County, Oregon

10. Memorandum of Lease, subject to the terms and provisions thereof
Dated: July 1, 1988

Recorded: August 23, 1988

Volume: M88, page 13644, Microfilm Records of Klamath County, Oregon

11. Financing Statement,
Filed: February 15, 1990

Volume: M90, page 3080, Microfilm Records of Klamath County, Oregon

Debtor: Tyrholm Big R. Inc. an Oregon Corporation

Secured Party: S & M Tyrholm Investments Co.

12. Subject to the existing leases of tenancies, if any.

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STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Tyrholm Big R Inc. the 24th day
of May A.D., 19 93 at 10:33 o'clock A.M., and duly recorded in Vol. M93
of Mortgages on Page 11676.

FEE \$15.00

Evelyn Biehn County Clerk

By Annette Mueller