

63388

ATC

KNOW ALL MEN BY THESE PRESENTS, That Mortgage Buyers of America, Inc., a California Corporation, the party of the first part, for value received, has granted, bargained, sold, assigned, transferred and set over, and by these presents does grant, bargain, sell, assign, transfer and set over unto The Pacific Bank, Trustee for the May S. Waldroup I.R.A. Rollover Account, the party of the second part, that certain mortgage (and the obligation thereby secured) dated June 9, 1978, made and executed by Carol A. McCullough to secure the payment of the sum of \$41,000.00 with interest; which said mortgage was recorded on July 18, 1978, in the office of the county clerk/recorder (indicate which), of the County of Klamath, State of Oregon, in book M 78 at page 15455 or as file/reel number (indicate which), Record of Mortgages of said county;

To Have and to Hold the same unto the said party of the second part and the latter's executors, administrators, successors and assigns, subject only to the terms and conditions in the said mortgage mentioned.

And the said party of the first part does hereby covenant to and with the party of the second part that the said party of the first part is the lawful owner and holder of the said mortgage and the obligation secured thereby and has a good right to sell, transfer and assign the same as aforesaid, and that there is now unpaid upon the said obligation and mortgage the sum of \$21,962.19, with interest from July 1, 1992.

In construing this assignment and where the context so requires, the singular includes the plural and all grammatical changes shall be implied to make the provisions hereof apply equally to corporations and to individuals.

In Witness Whereof, the undersigned assignor has executed this instrument on June 1, 1993; if the undersigned is a corporation, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto by order of its board of directors.



(If executed by a corporation, affix corporate seal)

Mortgage Buyers of America, Inc.

Judith Miller, President

STATE OF OREGON

County of Los Angeles } ss.  
June 4, 1993

Personally appeared the above named

JUDITH MILLER

and acknowledged the foregoing instrument to be her voluntary act and deed.

(OFFICIAL SEAL)

Before me:

Notary Public for Oregon  
My commission expires:

California  
STATE OF OREGON, County of Los Angeles } ss.  
June 1, 1993

Personally appeared Judith Miller and

who, being duly sworn, each for himself and not one for the other, did say that the former is the president and that the latter is the secretary of

Mortgage Buyers of America, Inc., a corporation, and that the seal affixed to the foregoing instrument is the corporate seal of said corporation and that said instrument was signed and sealed in behalf of said corporation by authority of its board of directors; and each of them acknowledged said instrument to be its voluntary act and deed.

Before me:

Notary Public for California  
My commission expires: May 19, 1995

(OFFICIAL SEAL)

## ASSIGNMENT OF MORTGAGE

TO

AFTER RECORDING RETURN TO

Aspen Title co

## STATE OF OREGON

County of Klamath } ss.

I certify that the within instrument was received for record on the 21st day of June, 1993, at 1:50 o'clock P.M., and recorded in book M93 on page 14637 or as file/reel number 63388, Record of Mortgages of said County. Witness my hand and seal of County affixed.

Evelyn Biehn, County Clerk  
Recording Officer

By [Signature] Deputy

Fee \$10.00

06-21-93PC1:50 RCVD