

K-48525
ASSIGNMENT OF DEED OF TRUST

For Value Received, the undersigned as Beneficiary, hereby grants, conveys, assigns and transfers to Western United Life Assurance Company, a corporation whose address is W. 929 Sprague, Spokane, Washington, 99204, all beneficial interest under that certain Trust Deed, dated April 27, 1994, executed by JIM VAN HORN, Grantor, to MOUNTAIN TITLE COMPANY OF KLAMATH COUNTY, Trustee, and recorded on April 29, 1994, in Volume M94, at page 13518 and re-recorded April 20, 1995 in Volume M95, at page 10045, Records of Klamath County, Oregon, describing land therein as:

See Exhibit "A" attached hereto and by this reference made a part hereof.

Together with note or notes therein described or referred to, the money due and to become due thereon, with interest, and all rights accrued or to accrue under said Deed of Trust.

The undersigned hereby covenants to and with 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 \$18,451.56 (approximately) with interest thereon from 8/18/95.

DATED: this 6th day of October, 1995

Choice Finance, Inc.

[Signature]
BY: Robert J. Tessier
ITS: President

When Recorded Return To:

Western United Life Assurance Company

Attn.: Traci Jo

W. 929 Sprague Ave.

Spokane, WA 99204

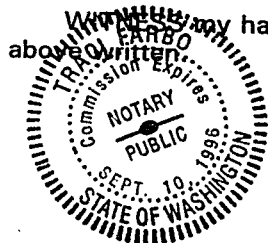
Account Reference:

#92072

STATE OF Washington)
County of Spokane) ss.

On this 6th day of October, 1995, before me, the undersigned, a Notary Public in and for the State of Washington, duly commissioned and sworn, personally appeared Robert J. Tessier to me known to be the President of Choice Finance, Inc., the corporation that executed the foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said corporation, for the uses and purposes therein mentioned, and on oath stated that they are authorized to execute the said instrument.

Witness my hand and official seal hereto affixed the day and year in this certificate



Traci Joarbo
Notary Public in and for the State of Washington
Residing at Spokane
My commission expires: 9-10-96

Exhibit "A"

PARCEL 1:

The W1/2 of the E1/2 of the S1/2 of the SW1/4 of the SW1/4 of Section 23,, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

PARCEL 2:

The E1/2 of the E1/2 of the S1/2 of the SW1/4 of the SW1/4 of Section 23, Township 36 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Klamath County Title Company the 10th day
of October A.D., 19 95 at 3:37 o'clock P M., and duly recorded in Vol. M95,
of Mortgages on Page 27326

FEE \$15.00

Bernetha G. Leisch, County Clerk
By Annette Mueller