

NS

51203

'98 JAN -7 P2:11

Vol. M98 Page 456

**ASSIGNMENT OF TRUST DEED
BY BENEFICIARY**

INVESTORS MORTGAGE CO.

Assignor
C. E. HEISEL and CLARA A. HEISEL

Assignee

After recording, return to (Name, Address, Zip):
INVESTORS MORTGAGE CO.

P.O. Box 515
Stayton, OR 97383

SPACE RESERVED
FOR
RECORDER'S USE

Fee: \$10.00

STATE OF OREGON,
County of Klamath) ss.

I certify that the within instrument was received for record on the 7th day of January, 1998, at 2:11 o'clock P.M., and recorded in book/reel/volume No. M98 on page 456 and/or as fee/file/instrument/microfilm/reception No. 51203-Mortgage Records of said County.

Witness my hand and seal of County affixed.

Bernetha G. Letsch, Co. Clerk.
NAME TITLE

By Kathleen Ross, Deputy.

FOR VALUE RECEIVED, the undersigned who is the beneficiary or the beneficiary's successor in interest under that certain trust deed dated November 8, 1997, executed and delivered by DANIEL C. HOWARD and TINA M. HOWARD, grantor, to SANTIAM ESCROW, INC., an Oregon corporation, trustee, in which INVESTORS MORTGAGE CO., an Oregon corporation is the beneficiary, recorded on November 12, 1997, in book/reel/volume No. M97 on page 37286, and/or as fee/file/instrument/microfilm/reception No. (indicate which) of the Records of Klamath County, Oregon and conveying real property in that county described as follows:

Lots 2 and 3, Block 14, FIRST ADDITION TO BLY, in the County of Klamath, State of Oregon

hereby grants, assigns, transfers, and sets over to C. E. HEISEL and CLARA A. HEISEL, or the survivor thereof, hereinafter called assignee, and assignee's heirs, personal representatives, successors and assigns, all of the beneficial interest in and under the 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 the trust deed.

The undersigned hereby covenants to and with the assignee that the undersigned is the beneficiary or beneficiary's successor in interest under the trust deed and is the owner and holder of the beneficial interest therein and has the right to sell, transfer and assign the same, and the note or other obligation secured thereby. There is now unpaid on the obligations secured by the trust deed the sum of not less than \$4,791.23 with interest thereon at the rate of 10 percent per annum from January 2, 1998.

In construing this instrument, and whenever the context so requires, the singular includes the plural.

IN WITNESS WHEREOF, the undersigned has hereunto executed this document. If the undersigned is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

Dated January 5, 1998

INVESTORS MORTGAGE CO.
By: James R. Templin
James R. Templin, President

STATE OF OREGON, County of Marion) ss.

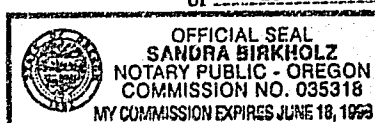
This instrument was acknowledged before me on _____, 19____,
by _____

This instrument was acknowledged before me on January 5, 1998,

by James R. Templin

as President

of Investors Mortgage Co.



Sandra Birkholz
Notary Public for Oregon

10-