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61640

ASSIGNMENT OF TRUST DEED BY BENEFICIARY OR BENEFICIARY'S SUCCESSOR IN INTEREST

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FOR VALUE RECEIVED, the undersigned who is the beneficiary or beneficiary's successor in interest under that certain trust deed dated MAY 7, 1998, executed and delivered by RODNEY L. RAMSEY and DIANA M. RAMSEY, husband and wife, grantor, to FIRST AMERICAN TITLE CO., trustee, in which SUN COUNTRY LAND, INC. is the beneficiary, recorded on MAY 12, 1998, in book/reel/volume No. M98 on page 16127 or as fee/file/instrument/microfilm/reception No. 58027 (indicate which) of the Mortgage Records of KLAMATH County, Oregon, and conveying real property in said county described as follows:

Lot 15, Block 9, SUN FOREST ESTATES, Tract 1060, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

Tax Account No. 2310-36DC-3800

hereby grants, assigns, transfers and sets over to HAROLD G. DEMPSEY, hereinafter called assignee, and assignee's heirs, personal representatives, successors and assigns, all of the 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 beneficiary's successor in interest under said 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, and that there is now unpaid on the obligations secured by said trust deed the sum of not less than \$4,995.00 with interest thereon from 1998.

In construing this instrument and whenever the context hereof 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 affixed by an officer or other person duly authorized to do so by order of its board of directors.

DATED: July 1, 1998.

SUN COUNTRY LAND, INC.

BY: Wayne Roan, President

STATE OF OREGON, County of DESCHUTES

This instrument was acknowledged before me on July 1, 1998,

by WAYNE ROAN

as PRESIDENT

of SUN COUNTRY LAND, INC.



Lisa A. Tracy

Notary Public for Oregon

My commission expires 12-12-01

ASSIGNMENT OF TRUST DEED BY BENEFICIARY

Sun Country Land

Assignor

Harold G. Dempsey

Assignee

AFTER RECORDING RETURN TO

FIRST AMERICAN TITLE
INSURANCE COMPANY OF OREGON
P.O. Box 4620
Sunriver, OR 97707

(DON'T USE THIS SPACE: RESERVED FOR RECORDING LABEL IN COUNTIES WHERE USED.)

STATE OF OREGON, County of KLAMATH ss.

I certify that the within instrument was received for record on the 8TH day of JULY, 1998, at 11:16 o'clock A.M., and recorded in book/reel/volume No. M98 on page 24020 or as fee/file/instrument/microfilm/reception No. 61640, Record of Mortgages of said County.

Witness my hand and seal of County affixed.

BERNETHA G. LETSCH, CO. CLERK

NAME TITLE

By: Kathleen Ross Deputy

FEE \$10.00