

1997 JUL 21 AM 11: 26

MTC 48724
Assignment of Rents and Income

KNOW ALL MEN BY THESE PRESENTS, that Jeffrey D. Baxter, assignor , for value received hereby assigns unto The Conservatorship of Morgan W. Smith assignee the renters interest in all rents or income made by any person who rents or buys products or services after July 14th, 1999 and covering the following premises, to wit:

See Attached

To have and to hold the same unto said assignee and assigns from July 15, 1999, for all the rest of the term of the rent , subject to the covenants conditions and provisions therein mentioned. The rents or income provided for in said assignment are paid to the Conservatorship of Morgan W. Smith.

And the assignor hereby covenants that the interest in said rent or income hereby assigned is free of encumbrances. 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.

This assignment is for security purposes only, and will only become activated upon a default of the Promissory Note dated July 13th, 1999 for the real property identified in the attachment herein, or the death of the assignor.

In Witness Whereof , the assignor has executed this instrument on July 15, 1999

J. D. Baxter

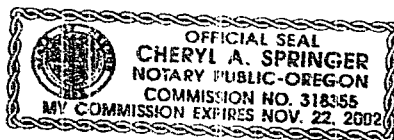
State of Oregon, County of Jackson

This instrument was acknowledged before me on
July 16, 1999

By J. D. Baxter

As _____

Of _____



Cheryl A. Springer
 Notary Public

29072

EXHIBIT "A" LEGAL DESCRIPTION

The E1/2 SW1/4, Government Lots 3 and 4, Section 30, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, and SE1/4 of Section 25, Township 37 South, Range 11 1/2 East of the Willamette Meridian, Klamath County, Oregon.

ALSO a parcel of land situate in the S1/2 SE1/4 of Section 30, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the NW corner of the S1/2 SE1/4 of Section 30, thence South 00 degrees 11' 15" East along the West line of said S1/2 SE1/4, 1221.23 feet; thence leaving said West line, North 45 degrees 32' 28" East 39.08 feet to the point of curvature of a curve to the left; thence along the arc of a 170.00 feet radius curve concave to the North (delta = 44 degrees 28' 07") a distance of 131.94 feet (long chord = North 23 degrees 18' 35" East 128.65 feet), thence generally along a fence line, North 01 degrees 04' 31" East 1076.01 feet to a point on the North line of the S1/2 SE1/4 of said Section 30; thence leaving said fence line South 89 degrees 56' 16" West along said North line, 103.00 feet to the point of beginning.

SAVING AND EXCEPTING a parcel of land situate in the SE1/4 SW1/4 of Section 30, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the South quarter corner of Section 30, Township 37 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, said corner being the quarter corner common to Sections 30 and 31 of said Township and Range, thence North 89 degrees 59' 16" West along the South line of said Section 30, a distance of 166.00 feet; thence leaving the South line of said Section 30, and along the arc of a 170.00 feet radius curve concave to the North (delta = 44 degrees 28' 06") a distance of 131.94 feet (long chord = North 67 degrees 46' 41" East 128.65 feet); thence leaving said curve, North 45 degrees 32' 38" East a distance of 65.30 feet to a point on the East line SE1/4 SW1/4 of said Section 30; thence South 00 degrees 11' 15" East along said East line 94.45 feet to the point of beginning.

State of Oregon, County of Klamath
Recorded 7/21/99, at 11:26 a.m.
In Vol. M99 Page 29071
Linda Smith,
County Clerk Fee \$ 15 - RR