

APPOINTMENT OF SUCCESSOR TRUSTEE

KNOWN ALL MEN BY THESE PRESENTS:

That MARK MINGO and JANET MINGO, husband and wife, are the Grantors,

And BEND TITLE COMPANY, is the Trustee;

And CAROL W. HOPP, JR., Trustee, is the Beneficiary,

Under Trust Deed dated December 30, 1994, recorded on January 4, 1995, in Volume M95, Page 210 of Microfilm Records, records of Klamath County, Oregon.

And assigned to INVESTORS EQUITY LIMITED PARTNERSHIP, an Idaho Limited Partnership,

By Assignment recorded October 20, 1995, in Volume M95, Page 28726 of Microfilm Records, records of Klamath County, Oregon

And assigned to INVESTORS FINANCIAL LIMITED PARTNERSHIP, an Idaho Limited Partnership,

By Assignment recorded October 30, 1995, in Volume M95, Page 29645 of Microfilm Records, records of Klamath County, Oregon

On the following described real property: SEE EXHIBIT "A" ATTACHED

THE UNDERSIGNED, WHO IS THE PRESENT BENEFICIARY UNDER SAID TRUST DEED DESIRES TO APPOINT A TRUSTEE AND HEREBY APPOINTS AmeriTitle, PO Box 1609, Roseburg, OR 97470, AS SUCCESSOR TRUSTEE, SAID SUCCESSOR TRUSTEE TO HAVE ALL THE POWERS OF THE ORIGINAL TRUSTEE, EFFECTIVE FORTHWITH.

DATED: November 29, 2000

INVESTORS FINANCIAL LIMITED PARTNERSHIP,
an Idaho Limited Partnership
by: INVESTORS FINANCIAL CORPORATION,
an Idaho Corporation, General Partner

by: SCOTT R. TAYLOR
SCOTT R. TAYLOR, President and Chief
Operating Officer

STATE OF IDAHO }
COUNTY OF ADA } ss:

On this 30TH day of November, in the year 2000, before me, a Notary Public in and for said State, personally appeared SCOTT R. TAYLOR, known or identified to me to be the President and Chief Operating Officer of INVESTORS FINANCIAL CORPORATION, an Idaho Corporation, the corporation that executed the above instrument as the General Partner of INVESTORS FINANCIAL LIMITED PARTNERSHIP, an Idaho Limited Partnership, and acknowledged to me that such corporation executed the same on behalf of such partnership.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Cynthia Wall
Printed Name: CYNTHIA WALL
Notary Public for Idaho
Residing at Meridian
My commission expires: 10/30/04

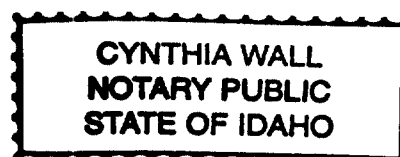


EXHIBIT "A"

LEGAL DESCRIPTION

A parcel of land situated in the N1/2 NW1/4 SW1/4 of Section 16, Township 23 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the West quarter corner of said Section 16; thence South along the West line of said Section 16 a distance of 312.0 feet to the Northwest corner of parcel described in Deed Volume M69 at page 6733, Microfilm Records of Klamath County, Oregon; thence East along the North line of said parcel a distance of 312.0 feet to the Northeast corner thereof; thence North along the West line of parcel described in Deed Volume M66 at page 9785, a distance of 312.0 feet to the North line of the NW1/4 SW1/4 of said Section 16; thence West along said North line a distance of 312.0 feet to the point of beginning.

SAVING AND EXCEPTING the North 30 feet reserved for roadway.

State of Oregon, County of Klamath
Recorded 12/14/00, at 3:25 p.m.
In Vol. M00 Page 44944
Linda Smith,
County Clerk Fee \$ 26⁰⁰