

WTC-63514

Vol M04 Page 17627

Return after Recording to:  
Weststar Mortgage Corporation  
6200 Uptown Blvd NE #110  
Albuquerque, NM 87110

State of Oregon, County of Klamath  
Recorded 03/30/2004 10:51 A m  
Vol M04 Pg 17627-28  
Linda Smith, County Clerk  
Fee \$ 26<sup>00</sup> # of Pgs 2

### ASSIGNMENT OF DEED OF TRUST

FOR VALUE RECEIVED, Weststar Mortgage Corporation, a New Mexico Corporation, as to our undivided 60% interest, who is the Beneficiary under that certain Deed of Trust, dated June 1, 1998, executed and delivered by Glen J McGuire and Patricia McGuire, as tenants by the Entirety, Grantor, to Amerititle, as Trustee, recorded on 01/12/99, in Book M99 Page 954, of the Mortgage Records of Klamath County, Oregon, described as follows:

Lots 12, 13, 14 and 15, Block 2, Mills Gardens, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon. Together with all that portion of the 25 foot wide strip of land described in that certain correction deed to the United States dated September 28, 1912, recorded in Book 38 at page 209. Filed in the Records of Klamath County, State of Oregon, and lying within Lots 13, 14 and 15, Block 2, Mills Gardens, City of Klamath Falls, shown on the map filed October 2, 1930 in the Klamath County.

hereby grants, assigns, transfers and sets over to Donna J Bowman, a single woman, 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 to accrue under said Trust Deed.

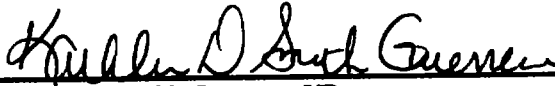
Assignor hereby covenants to and with said Assignee that they are the Beneficiaries under said Trust Deed and are the owner and holder of the beneficial interest therein and have the right to sell, transfer and assign the same, and the note or other obligation secured thereby, and that there is now unpaid on the obligation secured by said Trust Deed the sum of not less than \$60,630.67.

Assignor represents to Assignee that Assignor is not aware of any misrepresentations by Grantor to Assignor in connection with any transactions between Grantor to Assignor regarding the Promissory Note, Trust Deed, and the real property subject thereto.

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

IN WITNESS WHEREOF, the Beneficiaries have hereunto executed this document.

Effectively Dated: 3/11/04

  
Kathleen D Smith-Guerrero, VP  
Weststar Mortgage Corporation

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2600

Assignment of Deed of Trust  
Donna J Bowman  
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State of New Mexico )  
 )ss.  
County of Bernalillo )

On this 18<sup>th</sup> day of MARCH, 2004, before me, the undersigned Notary Public in and for said State, personally appeared Kathleen D Smith-Guerrero, Vice President of Weststar Mortgage Corporation, known or identified to me to be the person (s) whose name (s) is / are subscribed to the within instrument and acknowledged to me that she executed the same.

Sandra L. Walker  
Notary Public State of NEW MEXICO  
Commission Expires 6-24-05



OFFICIAL SEAL  
Sandra L. Walker  
NOTARY PUBLIC-STATE OF NEW MEXICO

My commission expires

6-24-05