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MTT-1396-4531

ASSIGNMENT OF TRUST DEED
BY BENEFICIARY

Vol M04 Page 87678

Stephen J. Keller & R. Sue Keller
7205 Hidden Valley Road
Klamath Falls, OR 97603

Assignor

To
Keller/Hoppe JV

6640 Keller Road
Klamath Falls, OR 9760

Assignee

After recording, return to (Name, Address, Zip):

Keller/Hoppe JV
6640 Keller Road
Klamath Falls, OR 9760

Coll # 3568

State of Oregon, County of Klamath
Recorded 12/22/04 3:13 p m
Vol M04 Pg 87678-79
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

FOR VALUE RECEIVED, the undersigned who is the beneficiary or the beneficiary's successor in interest under that certain trust deed dated May 01, 1996, executed and delivered by STEPHEN J. KELLER & R. SUE KELLER, grantor, to AMERITITLE, trustee, in which JOE L. KELLER is the beneficiary, recorded on May 30, 1996, in book/reel/volume No. M96 on page 12568, 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:

PLEASE SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

AMERITITLE, has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

*BENEFICIAL INTEREST PREVIOUSLY ASSIGNED BY VOL. M98, Page 14127

hereby grants, assigns, transfers, and sets over to Keller/Hoppe JV, 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 \$ 127,790.04 with interest thereon at the rate of 8.0 percent per annum from (date) October 14, 2002.

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 10/14/2004

Stephen J. Keller
STEPHEN J. KELLER

Rebecca A. Hoppe
REBECCA A. HOPPE

STATE OF OREGON, County of Klamath ss.
This instrument was acknowledged before me on December 6, 2004
by Stephen J. Keller and Rebecca A. Hoppe
This instrument was acknowledged before me on _____
by _____
as _____
of _____



Janice Wachter
Notary Public for Oregon
My commission expires 12-23-06

260 am

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1:

Lot 2, Block 10, FOURTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2:

Lot 5, Block 10, FIFTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.