

M05-71486

Klamath County, Oregon

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Pages 3 Fee: \$36.00

AFTER RECORDING RETURN TO:

Bendich, Stobaugh & Strong, P.C.

900 Fourth Avenue, Suite 3800

Seattle, WA 98164

1st 714947

**ASSIGNMENT OF DEED OF TRUST, ASSIGNMENT OF LEASE AND RENTS,
ETC. TO UNITED STATES SMALL BUSINESS ADMINISTRATION**

For value received, Oregon Business Development Corporation ("CDC") does hereby assign to the United States Small Business Administration ("SBA"), whose mailing address is Fresno Commercial Loan Service Center, 2719 North Air Fresno Drive, Suite #107, Fresno CA 93727-1547, all of the instruments, security interests and agreements, property, collateral and contract rights described in the paragraphs below.

- (a) All right, title, and interest of CDC in and to a note executed by Tetrad, LLC in the amount of \$296,000 ("the Note").
- (b) All right, title and interest of CDC in a Deed of Trust by and between Tetrad, LLC, Grantor, and CDC as Beneficiary. The Deed of Trust secures payment of the Note. The Deed of Trust is dated December 9, 2005, recorded in Klamath County at Volume M05 Page 70998 and concerns the real property that is legally described at attached Exhibit "A."
- (c) All right, title and interest in the Assignment of Lease and Rents executed by Tetrad, LLC and MICHAEL C. THOMAS, DMD, P.C. and JEFFREY A. ENGLESTADTER, DMD, PC on December 9, 2005, recorded in Klamath County at Volume M05 Page 70999 and concerns the real property that is legally described at attached Exhibit "A."
- (d) All right, title and interest in Guarantee(s) of the Note signed by Foothills Dental, LLC, MICHAEL C. THOMAS, DMD, P.C., JEFFREY A. ENGLESTADTER, DMD, PC, Michael C. Thomas, Jeffrey A. Englestadter.

31F+5

Exhibit "A"

Real property in the County of Klamath, State of Oregon, described as follows:

Being a portion of Tract 39B and 40A of Enterprise Tracts, being more particularly described as follows:

Beginning at a 5/8 inch Iron rod, from which a steel axle marking the Northwest 1/16 corner of Section 34, Township 38 South, Range 9 East of the Willamette Meridian, bears North 84°07'43" East 311.80 feet; thence South 12°41'11" West 403.39 feet to a 5/8 inch Iron rod on the Northeasterly right of way line of the Oregon State Highway No. 39 (Eastside Bypass) at centerline station 151+49.7; thence along the Northeasterly right of way line as follows: Northwesterly along a Spiral Curve to the left 249.70 feet to a 5/8 inch Iron rod (centerline station 149+00); thence North 45°02'07" East 15.00 feet to a 5/8 inch Iron rod (centerline station 149+00); thence Northwesterly along a Spiral Curve to the left 155.48 feet to a 5/8 inch Iron rod (centerline station P.C.S. 147+55.3); thence along the arc of a curve to the left 138.72 feet (Central Angle 6°15'09", Radius 1270.92 feet, chord bears North 53°02'29" West 138.62 feet) to a 5/8 inch Iron rod, said point being the intersection of the said Northeasterly right of way line and the Southerly right of way line of Beverly Drive; thence leaving said right of way line, along the Southerly right of way line of Beverly Drive, North 89°39'0" East 476.84 feet to the point of beginning.

LESS AND EXCEPTING any portion lying within Foothill Blvd. also known as Beverly Drive.

Tax Parcel Number: 443041