

2010-008883

Klamath County, Oregon



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07/27/2010 09:54:52 AM

Fee: \$42.00

**Grantor:**

PacWest Funding Inc., dba Precision Capital  
4710 Village Plaza Loop #210  
Eugene, OR 97401

**Beneficiary:**

PC-1109-B Joint Venture  
4710 Village Plaza Loop #210  
Eugene, OR 97401

**After recording return to:**

Dean S. Kaufman, Esq.  
Cox & Associates, LLC  
142 West 8<sup>th</sup> Avenue  
Eugene, Oregon 97401

**ASSIGNMENT OF TRUST DEED BY BENEFICIARY**

**FOR VALUE RECEIVED**, the undersigned beneficiary under that certain trust deed dated November 24, 2009, executed and delivered by Judson M. Stern-Carusone and Jenny H. Stern-Carusone, Grantor, to Dean S. Kaufman, Trustee, and Precision Capital, Beneficiary, and recorded on November 30, 2009, in Recording No. 2009-015174, of the Official Records of Klamath County, Oregon, conveying real property in said county, described as follows:

**SEE ATTACHED EXHIBIT "A"**

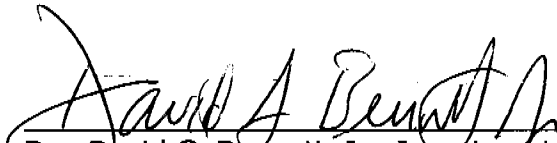
hereby grants, assigns, transfers, and sets over to PC-1109-B Joint Venture all its beneficial interest in and under said trust deed, together with the note or notes, monies, and obligations therein described or referred to, with the interest, and all rights and benefits whatsoever accrued or to be accrued under said trust deed.

In construing this instrument and whenever the context hereof so requires, the masculine gender includes the feminine and the neuter, and the singular number includes the plural.

Until a change is requested, all tax statements are to be sent to the following address:

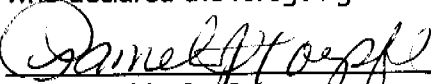
**4710 VILLAGE PLAZA LOOP #210, EUGENE, OR 97401**

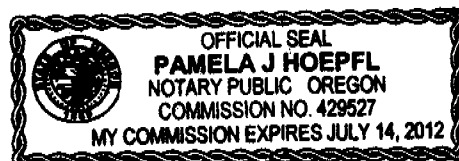
THE PROPERTY DESCRIBED IN THIS INSTRUMENT MAY NOT BE WITHIN A FIRE PROTECTION DISTRICT PROTECTING STRUCTURES. THE PROPERTY IS SUBJECT TO LAND USE LAWS AND REGULATIONS THAT, IN FARM OR FOREST ZONES, MAY NOT AUTHORIZE CONSTRUCTION OR SITING OF A RESIDENCE AND THAT LIMIT LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930, IN ALL ZONES. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO VERIFY THE EXISTENCE OF FIRE PROTECTION FOR STRUCTURES AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

  
By: David G. Bennett, Jr., Investment Manager  
Precision Capital

STATE OF OREGON, County of Lane ) ss.

On the 22<sup>nd</sup> day of July, 2010, personally appeared before me the above-named, who declared the foregoing instrument to be his voluntary act and deed.

  
Notary Public for Oregon



My commission expires: July 14, 2012

EXHIBIT A

The South two acres of the following described tract: All of that real property described as the E  $\frac{1}{2}$  NW  $\frac{1}{4}$  SW  $\frac{1}{4}$  of Section 25, Township 24 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon.