

**2013-001164**

**Klamath County, Oregon**

**01/31/2013 03:22:15 PM**

**Fee: \$47.00**

Recording Requested by and  
When Recorded Return to:

Washington Federal  
425 Pike Street  
Seattle, Washington 98101

**ASSIGNMENT OF DEED OF TRUST BY BENEFICIARY**

THIS ASSIGNMENT OF DEED OF TRUST BY BENEFICIARY is made this 31<sup>st</sup> day of January, 2013 between the NETWORK FOR OREGON AFFORDABLE HOUSING, an Oregon nonprofit public benefit corporation, 1020 SW Taylor Street, Suite 585, Portland, OR ("NOAH"), and Washington Federal, a Federally Chartered Savings and Loan Association ("Washington Federal").

**RECITALS:**

**A.** NOAH is the beneficiary under that certain Deed of Trust with Absolute Assignment of Leases and Rents, Security Agreement, and Fixture Filing dated January 28, 2010 pertaining to the Iris Glen Townhomes Apartments in Klamath Falls, Oregon, among Iris Glen Townhomes, LLC, an Oregon limited partnership, as Grantor, First American Title as Trustee, and NOAH as Beneficiary (the "Iris Glen Townhomes, LLC Deed of Trust"). The Iris Glen Townhomes, LLC Deed of Trust was recorded January 28, 2011 as Document No. 2011-001079 in the Official Records of Klamath County, Oregon, and encumbers certain real property in Klamath County, Oregon, more particularly described on the attached Exhibit A.

**B.** NOAH desires to assign to Washington Federal all of NOAH's beneficial interest in and under the Iris Glen Townhomes, LLC Deed of Trust, together with the notes, monies, and obligations described or referred to in the Iris Glen Townhomes, LLC Deed of Trust, the interest thereon, and all rights and benefits whatsoever accrued or to accrue under the Iris Glen Townhomes, LLC Deed of Trust, as provided herein.

**NOW, THEREFORE,** the parties agree as follows:

**AGREEMENT:**

- 1 - ASSIGNMENT OF DEED OF TRUST BY BENEFICIARY -  
IRIS GLEN TOWNHOMES

1. For value received, NOAH hereby sells, grants, assigns, transfers, and conveys to Washington Federal, its successors and assigns, all of NOAH's beneficial interest in and under the Iris Glen Townhomes, LLC Deed of Trust, together with the notes, monies, and obligations described or referred to in the Iris Glen Townhomes, LLC Deed of Trust, the interest thereon, and all rights and benefits whatsoever accrued or to accrue under the Iris Glen Townhomes, LLC Deed of Trust.

2. NOAH hereby covenants to and with Washington Federal that NOAH is the Beneficiary under the Iris Glen Townhomes, LLC Deed of Trust and is the owner and holder of the beneficial interest therein, that it has good right to sell, grant, transfer, assign, and convey the Iris Glen Townhomes, LLC Deed of Trust and the note and other obligations secured thereby, that there is now unpaid on the obligations secured by the Iris Glen Townhomes, LLC Deed of Trust the sum of not less than ONE MILLION ONE HUNDRED TWENTY FIVE THOUSAND THREE HUNDRED SIXTY FIVE AND 45/100'S DOLLARS (\$1,125,365.45), plus interest thereon from January 1, 2013, and that the persons signing below on behalf of NOAH are duly authorized to execute this Assignment.

IN WITNESS WHEREOF, NOAH has executed and delivered this Assignment on the date first written above.

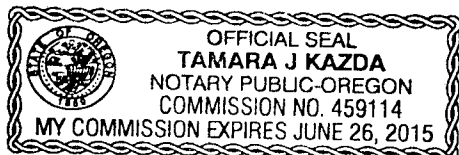
NETWORK FOR OREGON AFFORDABLE HOUSING, an  
Oregon nonprofit public benefit corporation

By: William A. Van Vliet  
William A. Van Vliet, Executive Director

By: Joni-Marie A. Hartmann  
Joni-Marie A. Hartmann, Deputy Director

STATE OF OREGON                    )  
  ) ss:  
COUNTY OF MULTNOMAH        )

The foregoing instrument was acknowledged before me this 23 day of January, 2013, by William A. Van Vliet, as executive director and Joni-Marie A. Hartmann, as deputy director on behalf of Network for Oregon Affordable Housing, an Oregon nonprofit public benefit corporation.



Tamara J. Kazda  
Notary Public for Oregon  
My commission expires: June 26, 2015

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IRIS GLEN TOWNHOMES

EXHIBIT A  
Legal Description  
Iris Glen Townhomes

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

PARCEL I:

A PORTION OF LOTS 4, 5, 6, BLOCK 11, DIXON ADDITION TO THE CITY OF KLAMATH FALLS, IN THE COUNTY OF KLAMATH, STATE OF OREGON, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING ON THE EAST SIDE OF HILLSIDE AVENUE AT A POINT 36 FEET SOUTH OF THE NORTHWEST CORNER OF LOT 6, BLOCK 11, DIXON ADDITION TO THE CITY OF KLAMATH FALLS, OREGON; RUNNING THENCE SOUTH ALONG THE EAST SIDE OF SAID HILLSIDE AVENUE A DISTANCE OF 37 FEET; THENCE EAST AND PARALLEL WITH THE NORTH LINE OF SAID LOT 6 TO THE NORTHWESTERLY LINE OF FORT KLAMATH ROAD; THENCE ALONG SAID NORTHWESTERLY LINE TO A POINT WHERE SAID LINE INTERSECTS WITH A LINE DRAWN EAST FROM SAID POINT OF BEGINNING AND PARALLEL WITH THE NORTH LINE OF SAID LOT 6; THENCE WEST TO THE POINT OF BEGINNING, BEING A TRACT OF LAND FRONTING 37 FEET ON SAID HILLSIDE AVENUE AND EXTENDING ACROSS LOTS 6, 5 AND 4 OF SAID BLOCK 11 TO FORT KLAMATH ROAD, SITUATE IN SOUTHWEST QUARTER OF SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 38 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN.

TOGETHER WITH AN EASEMENT FOR A DRIVEWAY ACROSS THE SOUTHERLY AND EASTERLY SIDE OF SAID LOT 4, BLOCK 11, CONVENIENTLY WIDE FOR A DRIVE FROM THE ALLEY IN THE REAR OF SAID LOT 4.

PARCEL II:

LOT 3 BLOCK 11, DIXON ADDITION TO KLAMATH FALLS, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

PARCEL III:

LOTS 4, 6 AND 7 IN BLOCK 12 OF DIXON ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

PARCEL IV:

LOTS 8 AND 9 IN BLOCK 12 OF DIXON ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON. EXCEPTING THEREFROM PORTIONS CONVEYED TO STATE OF OREGON BY AND THROUGH ITS STATE HIGHWAY COMMISSION; PORTION LOT 8 BY DEED RECORDED SEPTEMBER 22, 1944 IN VOLUME 169, PAGE 194; AND PORTION OF LOT 9 BY DEED RECORDED OCTOBER 04, 1944 IN VOLUME 169, PAGE 458, DEED RECORDS OF KLAMATH COUNTY, OREGON.

PARCEL V:

LOTS 10 AND 11 IN BLOCK 12 OF DIXON ADDITION TO THE CITY OF KLAMATH FALLS, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE RECORDS OF KLAMATH COUNTY, OREGON.

NOTE: This legal description was created prior to January 1, 2008.

Tax Parcel Number: R375356, R375338, R375515, R375506, R375490, R375481, R375472, R375463 and R375436

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IRIS GLEN TOWNHOMES