

2013-002656

Klamath County, Oregon



00132598201300026560020028

03/11/2013 02:33:43 PM

Fee: \$42.00

ASSIGNOR'S NAME & ADDRESS:

Beverly A. Demetrakos
27227 Highway 140 W
Klamath Falls, OR 97601

ASSIGNEE'S NAME & ADDRESS:

Beverly Demetrakos, Trustee
Beverly Demetrakos 2013 Trust
27227 Highway 140 W
Klamath Falls, OR 97601

AFTER RECORDING RETURN TO:

Neal G. Buchanan, Attorney
435 Oak Avenue
Klamath Falls, OR 97601

UNTIL A CHANGE IS REQUESTED

SEND TAX STATEMENTS TO:

Unchanged

ASSIGNMENT OF TRUST DEED

KNOW ALL MEN BY THESE PRESENTS, that **BEVERLY A. DEMETRAKOS**, (hereinafter called "Assignor") for the consideration hereinafter stated, has sold and assigned and hereby does grant, bargain, sell, assign and set over unto **BEVERLY DEMETRAKOS, Trustee of the BEVERLY DEMETRAKOS 2013 TRUST** uad 3/11/13 her undivided one half interest as a tenant in common (hereinafter called "Assignee") and the heirs, successors and assigns, all of the beneficial interest in and to that certain Trust Deed wherein **ALVIN VAN HULZEN and JEAN VAN HULZEN** are grantors

Dated: September 7, 2006
Recorded: September 21, 2006
Volume: 2007-018998 Mortgage Records of Klamath
County
Trustee: AmeriTitle
Beneficiary: Beverly A. Demetrakos

The Assignor hereby expressly covenants and warrants to the Assignee above-named that the Assignor is the owner of the portion of the beneficial interest in the said Trust Deed, that the Assignor is not in default under the terms of the said Trust Deed, and that the unpaid balance of the Trust Deed, inclusive of all costs, disbursements, attorney fees and other additions is \$ 34,198.89 with interest paid thereon to 10-25-12.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 0. However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration, being for estate planning purposes.

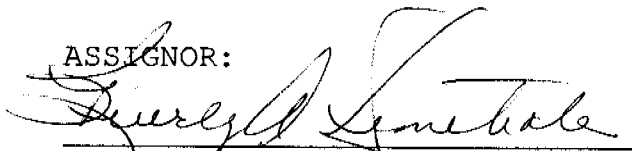
The Assignee hereby assumes the obligations of the Assignor under the Trust Deed and agrees to defend, indemnify and hold Assignor harmless therefrom.

In construing this assignment, it is understood that if the context so requires, the singular shall be taken to mean and include the plural, the masculine shall include the feminine and the neuter and that generally all grammatical changes shall be made, assumed and implied to make the provisions hereof apply equally to one or more individuals and/or corporations.

In the event action is instituted to enforce any term of this Assignment, the prevailing party shall recover from the losing party reasonable attorney fees incurred in such action as set by the trial court and, in the event of an appeal, as set by the appellate courts.

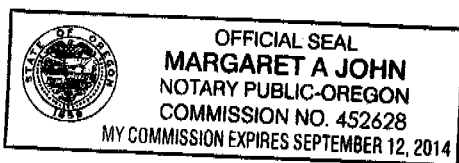
IN WITNESS WHEREOF the Assignor has hereunto set her hand and seal.

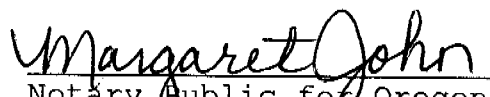
ASSIGNOR:


BEVERLY A. DEMETRAKOS

STATE OF OREGON, County of Klamath) ss.

On this 11 day of March, 2013, personally appeared before me the above named BEVERLY A. DEMETRAKOS, as Assignor, and acknowledged the foregoing instrument to be her voluntary act and deed.




Notary Public for Oregon
My Commission expires: