



2013-013045  
Klamath County, Oregon  
11/22/2013 12:26:09 PM  
Fee: \$52.00

AFTER RECORDING, RETURN TO:  
Pheasant Run Homeowners Association  
c/o Crystal Lake Property Management  
204 SE Miller Avenue  
Bend, OR 97702

### ASSIGNMENT AND ASSUMPTION OF JOINT DECLARANT RIGHTS

14<sup>th</sup> THIS ASSIGNMENT AND ASSUMPTION OF JOINT DECLARANT RIGHTS is entered into this day of November, 2013 by and between PR Klamath Oregon Limited Partnership, a Nevada Limited Partnership ("Assignor") and Pahlisch Homes Inc., an Oregon Corporation ("Assignee").

### RECITALS

- A. Assignor is the Declarant of the Pheasant Run Homeowners Association under the Assignment and Assumption of Declarant Rights and Other Obligations recorded May 20, 2013, recorded in the office of the County Recorder, Klamath County, Oregon as Fee No. 2013-005610 and that certain Declaration of Protective Covenants, Conditions and Restrictions for Pheasant Run, recorded in the office of the County Recorder, Klamath County, Oregon on November 21, 2006 as Fee No. 2006-023337 (the "Declaration") and affecting the property platted as Tract 1473, Pheasant Run.
- B. Assignor is in contract with Assignee to transfer ownership rights for the lots it owns in Pheasant Run to Assignee, and therefore desires to jointly share the rights and responsibilities of Declarant with Assignee during the time that Assignee is in ownership of any property within Tract 1473, Pheasant Run.
- C. Assignee desires to assume the joint rights and responsibilities of Declarant with Assignor to the Pheasant Run Homeowners Association during the time that Assignee is in ownership of any property within Tract 1473, Pheasant Run.

### ASSIGNMENT

Assignor hereby assigns to Assignee joint rights and obligations as Declarant with Assignor under the Declaration. Assignee hereby accepts such assignment and assumes joint obligations with Assignor as Declarant under the Declaration during the time that Assignee is in ownership of any property within Tract 1473 Pheasant Run.

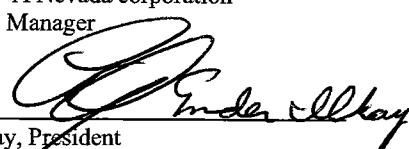
Assignee further agrees to relinquish joint Declarant with Assignor in the event it no longer owns property within Tract 1473 Pheasant Run and has no further intention to purchase property within Tract 1473 Pheasant Run.

Assignor:

PR Klamath Oregon Limited Partnership  
A Nevada Limited Partnership

By: PR Klamath General LLC,  
A Nevada Limited Liability Company  
Its: General Partner

By: Mighty River Holdings Inc.,  
A Nevada corporation  
Its: Manager

  
Ender Ilkay, President

Assignee:

Pahlisch Homes Inc.  
An Oregon Corporation

  
Cory Bittner, Vice President

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.

47.00

# ACKNOWLEDGMENT

## Representative Capacity

STATE OF WASHINGTON

COUNTY OF WHATCOM

United States of America

I certify that I know or have satisfactory evidence that \_\_\_\_\_

Ender Ilbey

is/~~are~~ the person(s) who appeared before me and that said person(s) acknowledged that ~~she/he/they~~ signed this instrument, on oath stated that ~~she/he/they~~ was/~~were~~ authorized to execute the instrument and acknowledged it as being the

President of the Manager of the General Partner  
on behalf of PR Klamath Oregon Limited Partnership

and acknowledged it to be ~~her~~/his/their free and voluntary act for the uses and purposes mentioned in the instrument.

Given under my hand and seal of office this 14 day of November, 2013.

Laura Lesley Vestanen, Notary Public

Laura Lesley Vestanen

Residing at Point Roberts, WA

Commission number 95291

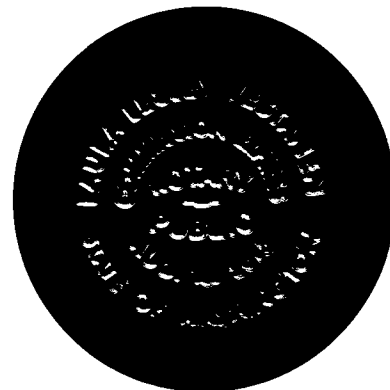
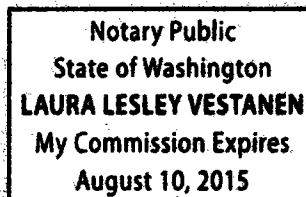
My Commission Expires: 8/10/2015

Description of attached document

Title \_\_\_\_\_

Document date \_\_\_\_\_ Number of pages \_\_\_\_\_

Comments \_\_\_\_\_



PROVINCE OF BRITISH COLUMBIA )  
 )ss  
Country of Canada )

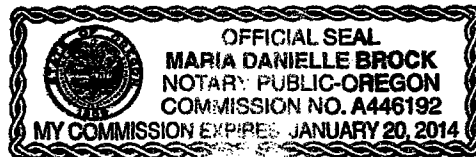
On \_\_\_\_\_, 2013 before me, \_\_\_\_\_, Notary Public, personally appeared Ender Ilkay, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the Province of British Columbia that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.


Signature \_\_\_\_\_ (Seal)

See attached  
Certificate



STATE OF OREGON )  
 )ss  
County of Deschutes )

The foregoing instrument was acknowledged before me this 14 day of November, 2013 by Cory Bittner, as the authorized representative of Pahlisch Homes Inc., an Oregon Corporation, on its behalf. 3

19 day of November, 2013 by Cory Bittner,  
 Corporation, on its behalf.  
  
 Notary Public for Oregon  
 My Commission Expires: 1-20-14

