

2014-003897

Klamath County, Oregon

04/24/2014 01:15:30 PM

Fee: \$57.00

1st 2232983 AF  
When Recorded, Return to:

Freedom Financial, LLC  
12006 E. Mission Ave  
Spokane, WA 99206

Account Reference #: Bigby

This document prepared/drafted by:

Chris Sexton  
Freedom Financial, LLC  
12006 E. Mission Ave  
Spokane Valley, WA 99206

THIS SPACE PROVIDED FOR RECORDER'S USE

#### ASSIGNMENT OF TRUST DEED

FOR VALUE RECEIVED, the undersigned who is the beneficiary under that certain Trust Deed dated September 23, 2013, executed and delivered by Milford L. Bigby and Jean A. Bigby, husband and wife, grantor, to First American Title, trustee, in which the Estate of Junior Lee Jackson, deceased is the beneficiary, recorded on October 17, 2013, as Document No. 2013-011796 and re-recorded October 30, 2013 as Document No. 2013-012196 of the Mortgage Records of Klamath County, State of Oregon, and conveying real property in said county described as follows:

The W 1/2 of Lot 8, Block 1, Altamont Acres, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Hereby grants, assigns, transfers and sets over to Freedom Financial, LLC a Washington Limited Liability Company, whose address is 12006 E. Mission Ave., Spokane Valley, WA 99206 hereinafter called assignee, and assignee's heirs, personal representatives, successors and assigns, all of the beneficial interest in and under said trust deed, together with the notes, moneys and obligations therein described or referred to, with interest thereon, and all rights and benefits whatsoever accrued or to accrue under said trust deed.

The undersigned hereby covenants to and with said assignee that the undersigned is the beneficiary or beneficiary's successor in interest under said trust deed and is the owner and holder of the beneficial interest therein and has the right to sell, transfer and assign the same, and the note or other obligation secured thereby, and that there is now unpaid on the obligation secured by said trust deed the sum of not less than \$84,623.35 with interest thereon from April 1, 2014.

In construing this instrument and whenever the context hereof so requires, the singular includes the plural.

1st 52-

pg 1 of 3

In Witness Whereof, the undersigned has hereunto executed this document; if the undersigned is a corporation, it has caused its name to be signed and its seal affixed by an officer or other person duly authorized to do so by order of its board of directors.

DATED: This 22 day of April, 2014.

Estate of Junior Lee Jackson

Tammy Lee Zaninovich  
Tammy Lee Zaninovich, Personal Representative

STATE OF SEE ATTACHED CERTIFICATE

County of \_\_\_\_\_ )ss.

On this day personally appeared before me, Tammy Lee Zaninovich, to me known to be the individual(s) described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

Given under my hand and official seal this \_\_\_\_\_ day of \_\_\_\_\_, 2014.

Sign: \_\_\_\_\_  
Printed/Typed Notary Name \_\_\_\_\_  
Notary Public in and for the State of \_\_\_\_\_  
Residing at/in \_\_\_\_\_  
My commission expires: \_\_\_\_\_

**ASSIGNMENT OF TRUST DEED BY BENEFICIARY**

Assignor: Estate of Junior Lee Jackson  
To  
Assignee: Freedom Financial, LLC, a Washington Limited Liability Company

# CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Kern

On 04-22-14

Date

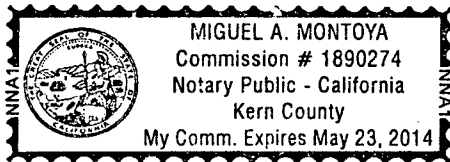
before me,

Miguel A Montoya a Notary Public

Here Insert Name and Title of the Officer

personally appeared Tammy Lee Zaninovich

Name(s) of Signer(s)



who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Miguel A Montoya

Signature of Notary Public

Place Notary Seal Above

## OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

### Description of Attached Document

Title or Type of Document: Assignment of trust deed

Document Date: 04-22-14

Number of Pages: 2

Signer(s) Other Than Named Above: \_\_\_\_\_

### Capacity(ies) Claimed by Signer(s)

Signer's Name: \_\_\_\_\_

- ☐ Individual  
☐ Corporate Officer — Title(s): \_\_\_\_\_  
☐ Partner — ☐ Limited ☐ General  
☐ Attorney in Fact  
☐ Trustee  
☐ Guardian or Conservator  
☒ Other: personal representative

Signer Is Representing: \_\_\_\_\_

Estate of Junior Lee Jackson

RIGHT THUMBPRINT  
OF SIGNER  
Top of thumb here

Signer's Name: \_\_\_\_\_

- ☐ Individual  
☐ Corporate Officer — Title(s): \_\_\_\_\_  
☐ Partner — ☐ Limited ☐ General  
☐ Attorney in Fact  
☐ Trustee  
☐ Guardian or Conservator  
☐ Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_

RIGHT THUMBPRINT  
OF SIGNER  
Top of thumb here