

2014-005404

Klamath County, Oregon



00153569201400054040030037

06/20/2014 12:03:33 PM

Fee: \$52.00

PREPARED BY AND
AFTER RECORDATION RETURN TO:
Vertical Capital Income Fund
20 Pacifica #190
Irvine, CA 92618

APN: R304496

TRANSFER AND ASSIGNMENT DEED OF TRUST

FOR VALUE RECEIVED:

ASSIGNOR: KLEMA ENTERPRISES, INC.

ASSIGNOR ADDRESS: PO BOX 7523, NEWPORT BEACH, CA 92658

HEREBY TRANSFERS, SELLS, ASSIGNS, CONVEYS AND SET OVER TO:

ASSIGNEE: VERTICAL CAPITAL INCOME FUND

ASSIGNEE ADDRESS: 20 PACIFICA #190, IRVINE, CA 92618

ALL BENEFICIAL INTEREST UNDER THAT CERTAIN DEED OF TRUST:

DATED: JULY 25, 2005

ORIGINAL LOAN AMOUNT: \$126,000

**GRANTOR/BORROWER: KEVIN J. ADAMS AND CORRINE K. ADAMS, HUSBAND
AND WIFE**

**ORIGINAL BENEFICIARY: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC. AS
NOMINEE FOR PHH MORTGAGE CORP FKA CENDANT MORTGAGE
CORP**

RECORDED IN THE OFFICIAL REAL PROPERTY RECORDS OF KLAMATH COUNTY, OREGON
RECORDED: 8/11/2005 AS: DOCUMENT: M05-61737

PROPERTY ADDRESS: 1830 MELROSE STREET KLAMATH FALLS, OREGON 97601
LEGAL DESCRIPTION: SEE ATTACHED EXHIBIT "A"

**TOGETHER WITH THE PROMISSORY NOTE SECURED BY SAID DEED OF TRUST AND ALSO ALL
RIGHTS ACCRUED OR TO ACCRUE UNDER SAID DEED OF TRUST.**

KLEMA ENTERPRISES, INC.

BY: 
NAME: JOSEPH A. KLEMA
TITLE: PRESIDENT

State of California

County of Orange

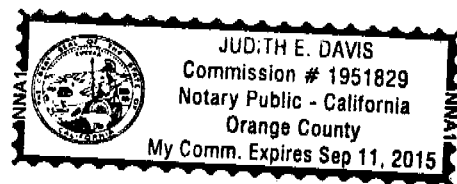
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On May 13 2014 before me Judith E Davis, Notary Public,
personally appeared Joseph A. Klema, who proved to me on the basis of satisfactory evidence
to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me
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  (Seal)



LEGAL DESCRIPTION

**A PARCEL OF LAND LOCATED IN THE COUNTY OF KLAMATH,
STATE OF OREGON, AND KNOWN AS: BEING LOT NUMBER 11 AND
THE WESTERLY FIVE FEET OF LOT 10 BLOCK 27 IN HOT SPRINGS
ADDITION OF KLAMATH COUNTY RECORDS.**