

2015-000654

Klamath County, Oregon

01/23/2015 01:48:35 PM

Fee: \$52.00



After recording return to Grantee:
First American Title
200 SW Market, Suite 250
Portland, OR 97201

Trustee Address:
First American Title
200 SW Market, Suite 250
Portland, OR 97201

File No.: NCS-695166-OR1

THIS SPACE RESERVED FOR RECORDER'S USE

APPOINTMENT OF SUCCESSOR TRUSTEE

Whereas, the undersigned is the Beneficiary of that certain Deed of Trust dated **December 26, 2013**, executed and delivered by **BHG K Falls, LLC, an Oregon limited liability company** as Grantor, and **PMC Commercial Trust, a Texas real estate investment corporation**, as Beneficiary, and recorded **January 27, 2014**, as Fee No. **2014-000696** in the Mortgage Records of **Klamath County, Oregon**, conveying real property situated in said county described as follows:

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

See Exhibit 'A' attached hereto and by reference made a part hereof

Whereas, the undersigned desires to appoint a new Trustee to act in the place and stead of the Trustee named in the Deed of Trust;

Now, therefore, the undersigned hereby appoints First American Title Insurance Company, whose address is 200 SW Market, Suite 250, Portland, OR 97201, as Successor Trustee under the Deed of Trust to have all of the powers of the original Trustee effective immediately.

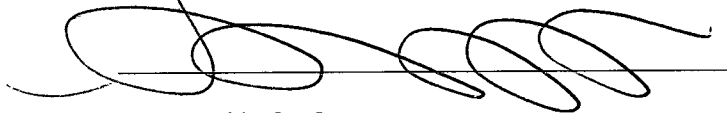
Dated: Jan. 22, 2015

PMC Commercial Trust, a Texas real estate investment corporation

By: [Signature]
Its: **JAN F. SALIT**
President

STATE OF Texas)
County of Collin)ss.

This instrument was acknowledged before me on this 22nd day of January, 2015
by Jan F. Salt as President of PMC Commercial Trust,
a Texas real estate investment corporation, on behalf of said entity.



Notary Public for Oregon
My commission expires:

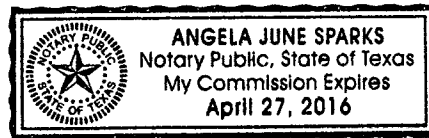


EXHIBIT A

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

BEGINNING AT A 1/2 INCH IRON PIN ON THE SOUTH LINE OF THE RELOCATED RIGHT OF WAY OF THE KLAMATH FALLS-LAKEVIEW HIGHWAY (SOUTH SIXTH STREET) WHICH BEARS SOUTH 80°45' WEST A DISTANCE OF 290.3 FEET AND SOUTH 0°06'30" WEST A DISTANCE OF 11.82 FEET FROM THE NORTHEAST CORNER OF THE NW 1/4 SE 1/4 OF SECTION 3 TOWNSHIP 39 SOUTH, RANGE 9 E.W.M.; SAID IRON PIN ALSO BEING THE NORTHWEST CORNER OF PARCEL OF LAND CONVEYED TO THE UNITED STATES NATIONAL BANK OF PORTLAND BY DEED RECORDED IN VOLUME 293, PAGE 435, DEED RECORDS OF KLAMATH COUNTY, OREGON; THENCE NORTH 89°58'30" WEST ALONG SAID RELOCATED RIGHT OF WAY LINE, A DISTANCE OF 100.0 FEET TO AN IRON PIN AND THE TRUE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE SOUTH 0°06'30" WEST PARALLEL WITH THE WEST LINE OF SAID UNITED STATES NATIONAL BANK PARCEL A DISTANCE OF 150.0 FEET TO AN IRON PIN; THENCE SOUTH 89°58'30" EAST PARALLEL TO THE SOUTH LINE OF SAID RE-LOCATED HIGHWAY RIGHT OF WAY A DISTANCE OF 100 FEET TO AN IRON PIN ON THE WEST LINE OF SAID UNITED STATES NATIONAL BANK PARCEL; THENCE SOUTH 0°06'30" WEST ALONG SAID WEST LINE A DISTANCE OF 30.0 FEET TO A 5/8 INCH IRON PIN MARKING THE SOUTHWEST CORNER OF SAID PARCEL; THENCE SOUTH 0°55'30" EAST A DISTANCE OF 329.18 FEET, MORE OR LESS, TO A 5/8 INCH IRON PIN ON THE NORTHEASTERLY RIGHT OF WAY LINE OF THE O.C.&E. RAILROAD; THENCE NORTH 67°15' WEST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 472.81 FEET, MORE OR LESS, TO AN IRON PIN ON THE EASTERLY RIGHT OF WAY LINE OF THE U.S.R.S. DRAIN 1-C; THENCE NORTH 29°11'00" WEST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 65.47 FEET TO AN IRON PIN; THENCE NORTH 01°22'00" WEST ALONG THE WEST LINE OF PARCEL OF LAND CONVEYED TO JOHANN L. UHEREK ET UX., BY DEED RECORDED SEPTEMBER 20, 1950, DEED VOL. 242, PAGE 201, RECORDS OF KLAMATH COUNTY, OREGON, A DISTANCE OF 266.9 FEET, MORE OR LESS, TO THE SOUTH LINE OF THE SAID KLAMATH FALLS-LAKEVIEW HIGHWAY (SOUTH SIXTH STREET); THENCE SOUTH 89°58'30" EAST ALONG SAID RELOCATED RIGHT OF WAY LINE A DISTANCE OF 367.8 FEET, MORE OR LESS, TO THE POINT OF BEGINNING.