

ALL TRANSACTIONS, ORS: 205.234  
AFTER RECORDING RETURN TO:  
Hershner Hunter, LLP  
Attn: Lisa Summers  
PO Box 1475  
Eugene, OR 97440

1. NAME OR TITLE OF THE TRANSACTION(S) -- ORS 205.234(a):

ASSIGNMENT OF TRUST DEED BY BENEFICIARY

2. ORIGINAL GRANTOR ON ASSIGNMENT:

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS), acting  
solely as nominee for UMPQUA BANK, lender and lender's successors and/or assigns  
PO Box 2026  
Flint MI 48501

3. ASSIGNEE/GRANTEE:

UMPQUA BANK  
PO Box 230727  
Tigard, OR 97281

4. ORIGINAL TRUST DEED INFORMATION:

Date Recorded: February 24, 2015  
Recording No. 2015-001672  
Official Records of Klamath County, Oregon  
GRANTOR: VICTOR GARCIA

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE  
ATTACHED INSTRUMENTS FOR RECORDING, ANY ERRORS CONTAINED IN THIS  
COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE  
INSTRUMENTS THEMSELVES.

When recorded, mail to:

**UMPQUA BANK**  
PO Box 230727  
Portland, OR 97281

MIN: 1000458-1000073917-4  
Address: PO Box 2026, Flint, MI 48501-2026  
MERS Telephone #: 888-679-MERS (6377)

### ASSIGNMENT OF DEED OF TRUST

FOR VALUE RECEIVED, the undersigned, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS DESIGNATED NOMINEE FOR Umpqua Bank, Beneficiary of the security instrument, ITS SUCCESSORS AND/OR ASSIGNS, by these presents, grants, bargains, assigns, transfers and sets over unto UMPQUA BANK, its successors and assigns, all security interest under that certain Deed of Trust dated February 20, 2015, and executed by Victor Garcia, as Grantor, to Amerititle, as Trustee, and recorded on February 24, 2016, under Instrument No. 2015-001672 of Klamath County, State of Oregon, and covering property more fully described on said Deed of Trust referred to herein.

Together with the Note or Notes therein described or referred to, the money due and to become due therein with interest, and all rights accrued or to accrue under said Deed of Trust.

Dated: 4/18/19

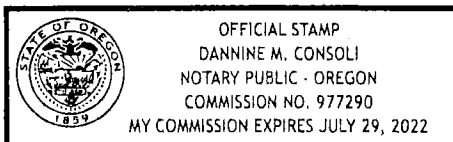
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,  
INC. AS DESIGNATED NOMINEE FOR UMPQUA  
BANK, BENEFICIARY OF THE SECURITY  
INSTRUMENT, ITS SUCCESSORS AND/OR ASSIGNS

BY: [Signature]  
**Matthew Hay, Assistant Secretary, MERS**

STATE OF OREGON                     )  
  ) ss.  
COUNTY OF WASHINGTON        )

On 04-18-19, before me, Dannine Consoli, personally appeared **MATTHEW HAY**, who proved to me on the basis of satisfactory evidence to be the person(s) whose name 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.

WITNESS my hand and official seal.



[Signature]  
NOTARY PUBLIC in and for the State of  
Oregon, residing at: Ilwaco, OR  
My commission expires: 07-29-22