

2020-003908

Klamath County, Oregon

04/02/2020 08:08:48 AM

Fee: \$82.00

## Assignment of Deed of Trust

After Recording Return to:  
Covius Mortgage Solutions  
12410 E Mirabeau Pkwy, Ste 100  
Spokane Valley, WA 99216

Prepared by:  
Umpqua Bank  
707 W Main, 5<sup>th</sup> Floor  
Spokane, WA 99201

MIN: 100045810002884234  
Lender Loan Number: 6505045475  
Investor Loan Number: 4002114220

MERS Phone: 1-888-679-6377

FOR VALUE RECEIVED, Umpqua Bank hereby assigns and transfers to Mortgage Electronic Registration Systems, Inc. ("MERS"), as designated nominee for Umpqua Bank, beneficiary of the security instrument, its successors and assigns, whose address is P.O. Box 2026, Flint, MI 48501-2026, that certain deed of trust, dated and recorded on 2/12/2002 in the County of Klamath, State of Oregon, book M02 and page 8578 .

Address: 2411 HOLABIRD AVE, KLAMATH FALLS, OR 97601  
Mortgagor: JEFFREY AND GAYLE BALDWIN

MERS is appointed as the nominee for the Beneficiary to exercise the rights, duties and obligations of the Beneficiary as Beneficiary may from time to time direct, including but not limited to appointing a successor trustee, assigning, or releasing, in whole or in part the Security Instrument, foreclosing or directing the trustee to institute foreclosure of the Security Instrument, or taking such other actions as Beneficiary may deem necessary or appropriate under the Security Instrument.

The Beneficiary designates MERS as the nominee for the Beneficiary and any notice required by applicable law or the Security Instrument to be served on the Beneficiary must also be served on MERS as the designated nominee for Beneficiary.

Date: 3/3/2020

Umpqua Bank, an Oregon state-chartered bank

By: Brian Kittredge  
Brian Kittredge, Vice-President

STATE OF WASHINGTON  
COUNTY OF SPOKANE

The foregoing instrument was acknowledged before me this 3<sup>rd</sup> day of March, 2020 by Brian Kittredge, who is the Vice-President of Umpqua Bank.

Antoinette Mante  
Notary Public

ANTOINETTE L MANTESE  
Notary Public  
State of Washington  
My Appointment Expires  
Feb 24, 2022