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411 Pine Street
Klamath Falls, OR 97601

2020-014164
Klamath County, Oregon



11/02/2020 01:19:35 PM

Fee: \$82.00

Beneficiary:
Kelly Wallace, Personal Representative of
the Estate of Shirley Hilyard
6856 Hilyard Avenue
Klamath Falls, OR 97603
Assignee:
DOTP, LLC
6856 Hilyard Avenue
Klamath Falls, OR 97603

ASSIGNMENT OF BENEFICIAL INTEREST IN TRUST DEED

FOR VALUE RECEIVED, the undersigned who is the beneficiary or beneficiary's successor in interest under that certain trust deed dated March 3, 2017, executed and delivered by Timothy W. DeSpain and Lela DeSpain, as tenants by the entirety, Grantors, to AmeriTitle, Inc., an Oregon corporation, Trustee, in which Kelly Wallace, Personal Representative of the Estate of Shirley Faye Hilyard, as to an undivided 79%, is the beneficiary, recorded on March 31, 2017, in Instrument No. 2017-003417 of the Mortgage/Deed Records of Klamath County, Oregon and conveying real property in said county described as follows:

A portion of the SE ¼ NW ¼ of Section 2, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 1 inch axle marking the Southwesterly corner of Lot 82 of Pleasant Home Tracts, a duly recorded subdivision; thence North 89°24'30" East along the Southerly boundary of said Lot 82 and said Pleasant Home Tracts a distance of 660.20 feet to a 3/4 inch iron pipe; thence South 00°35'00" East a distance of 1301.82 feet to the Northerly right of way line of South Sixth Street (State Highway No. 140); thence North 88°59'04" East along said Northerly right of way line 102.50 feet to the true point of beginning as marked by a P-K Nail; thence continuing along said Northerly right of way line North 88°59'04" East 142.5 to a 1/2 inch iron pin on the Easterly line of that parcel of land as described in Deed Volume M72 Page 760, records of Klamath County, Oregon; thence along said Easterly line North 00°35'00" West 154.43 feet to a 5/8 inch iron pin; thence South 89°25'00" West 142.52 feet to a 5/8 inch iron pin; thence South 00°35'00" East 155.35 feet to the true point of beginning, with bearings based on Survey No. 1480, as recorded in the office of the Klamath County Surveyor

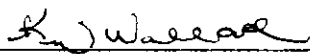
hereby grants, assigns, transfers and sets over to DOTP, LLC, an Oregon limited liability company, hereinafter called assignee, and assignee's heirs, personal representative, successor and assigns all of the beneficial interest in and under said trust deed, together with the notes, moneys and obligations therein described or referred to, with the 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 have 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 obligations secured by said trust deed the sum of not less than \$273,656.16.

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

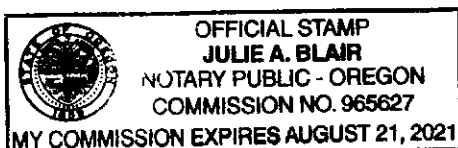
IN WITNESS WHEREOF, the undersigned has hereunto executed this document.

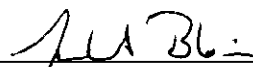
Dated this 2nd day of November, 2020.


Kelly Wallace, Personal Representative
of the Estate of Shirley Faye Hilyard, deceased

STATE OF Oregon, County of Klamath) ss.

Personally appeared, Kelly Wallace, Personal Representative of the Estate of Shirley Faye Hilyard, deceased, on this 2nd day of November, 2020, and acknowledged the foregoing to be hers true act and deed.
Before me:




Notary Public for Oregon
My commission expires: 8/21/2021