

2021-019149

Klamath County, Oregon

12/28/2021 11:59:01 AM

Fee: \$97.00

WHEN RECORDED RETURN TO:

Royce Ann Simmons
Harvest Capital Lending, LLC
690 NW 1st Ave., Suite 101
PO Box 579
Canby, OR 97013

(space above reserved for recorder's use)

ASSIGNMENT OF NOTE AND MORTGAGE

This Assignment of Note and Mortgage is made this 23 day of December, 2021 from HARVEST CAPITAL LENDING, LLC, a Delaware limited liability company ("Assignor") to U.S. BANK NATIONAL ASSOCIATION, as Custodian/Trustee for Federal Agricultural Mortgage Corporation Programs, c/o Harvest Capital Lending, LLC, 690 NW First Ave., Suite 101, PO Box 579, Canby, OR 97013 ("Assignee").

RECITALS

Assignor is the holder of a promissory note dated December 23, 2021, made by LINDA L. LONG ("Borrower"), to the order of Assignor in the original principal amount of ONE MILLION THREE HUNDRED THOUSAND AND NO/100 DOLLARS (\$1,300,000.00) (the "Note").

The Note is secured by a Mortgage encumbering real property in Klamath County, Oregon described on attached Exhibit A, which was recorded December 28, 2021, 2021 as Instrument No. 2021-019140, Records of Klamath County, Oregon ("Mortgage"). The Note is also secured by other security and guaranty instruments (collectively, the "Other Security Documents"). In connection with the Note, the Borrower executed and delivered to Assignor an Environmental Indemnity Agreement with respect to environmental condition of the property. Assignor wishes to assign its interest in the Note, the Mortgage, the Other Security Documents and the Environmental Indemnity Agreement to Assignee.

NOW, THEREFORE, ASSIGNOR, for good and valuable consideration and receipt of which is acknowledged hereby, assigns, sets over and transfers to Assignee, all of Assignor's right, title and interest in and to the Note and the indebtedness evidenced thereby, without recourse, the Mortgage, the Other Security Documents and the Environmental Indemnity Agreement.

[signature and acknowledgement follow]

Return To:

 AmeriTitle

437 643AM

IN WITNESS WHEREOF, Assignor has executed this Assignment of Note and Mortgage on the date and year first written above.

HARVEST CAPITAL LENDING, LLC,
a Delaware limited liability company

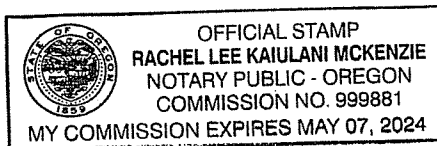
By: Royce Ann Simmons
Royce Ann Simmons, President

STATE OF OREGON

)
) ss.
)

COUNTY OF CLACKAMAS

This instrument was acknowledged before me on December 22, 2021, by Royce Ann Simmons, as President of Harvest Capital Lending, LLC, a Delaware limited liability company.



Rachel McKenzie
Notary Public for Oregon
My Commission expires: May 7, 2024
Commission No.: 999881

Loan No. 40001959

**EXHIBIT A
TO
ASSIGNMENT OF NOTE AND MORTGAGE**

Property Description

PARCEL 1:

INTENTIONALLY REMOVED

PARCEL 2:

All in Township 36 South, Range 7 East, Willamette Meridian, Klamath County, Oregon.

Section 4: The S1/2 of Government Lot 13, EXCEPT that portion lying in Modoc Point Highway (SR 427); the S1/2 of Government Lot 14; Government Lots 18, 19, 23, 26 and 31. That portion of Government Lots 22, 27 and 30, described as follows: E1/2; E1/2 E1/2 W1/2; E1/2 E1/2 W1/2 E1/2 W1/2; E1/2 E1/2 W1/2 E1/2 W1/2 E1/2 W1/2; E1/2 E1/2 W1/2 E1/2 W1/2 E1/2 W1/2 E1/2 W1/2.

Section 9: That portion of Government Lot 1, described as follows:

Beginning at the Northwest corner of said Government Lot 1; thence East, along the North line of said Government Lot 1, 233 feet, more or less, to a point from which a tree bears North 25 feet, more or less and West 10 feet; thence Southerly 660 feet to a fence corner on the South line of said Government Lot 1; thence West 233 feet to the Southwest corner of said Government Lot 1; thence North 660 feet to the point of beginning.

Government Lots 2, 7, 8, 9, 10, 15, 16, 17 and 24; Government Lot 18 EXCEPT that portion lying in Modoc Point Highway (SR 427); ALSO EXCEPTING that portion of Government Lot 18 lying West of Modoc Point Hwy (SR 427); all that portion of Government Lots 3, 6, 11 and 14, and the E1/2 of Government Lot 23 lying East of Modoc Point Highway (SR 427).

PARCEL 3:

The following described real property situate in Klamath County, Oregon:

TOWNSHIP 36 SOUTH, RANGE 7 EAST OF THE WILLAMETTE MERIDIAN

Section 9: Lots 25, 32 and the E1/2 of Government Lot 31, lying Easterly of Modoc Point Road

Section 10: Lots 13, 20, 21, 28 and 29 and those portions of Lots 5, 11, 12, 14, 19, 22, 27 and 30, lying West of the Southern Pacific Railroad right of way.

Section 15: Lots 4 and 5 and those portions of Lots 12 and 13 lying Northerly of Highway 427; all those portions of Lots 3, 6, 11 and 14 lying West of the Southern Pacific Railroad Right of Way, and that portion of Lot 19 lying North of Highway 427 and West of a line in a 20 foot canal running North 01° 35' 15" West from a point on Highway 427 as disclosed by Survey Number 2667 filed with the Klamath County Surveyor's Office.

Section 16: All those portions of Lots 1, 9 and the East half of Lot 8, lying Northerly of Highway 427.

PARCEL 4:

Government Lot 33 in Section 20, Township 35 South, Range 7 East, Willamette Meridian, in Klamath County, Oregon.

PARCEL 5:

A parcel of land situated in the SW1/4 of Section 20, Township 35 South, Range 7 East, Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a 5/8 inch iron pin in an existing east-west fence line from which the fence corner marking the South 1/4 Section corner of Section 20, Township 35 South, Range 7 East, Willamette Meridian bears North 89° 39' 05" East 165.95 feet distant; thence North 4 degrees 50' 15" East 665.53 feet to a 5/8 inch iron pin in the Southerly fence of an existing roadway; thence North 4° 50' 15" East 18.25 feet to a point on the apparent centerline of said existing roadway; thence North 89° 40' 10" West 540.60 feet along said centerline to a point; thence South 16.37 feet to a 5/8 inch iron pin in the Southerly road fence; thence South 667.07 feet to a 5/8 inch iron pin in an existing east-west fence; thence South 89° 52' 45" East 482.94 feet to the point of beginning. SAVING AND EXCEPTING THEREFROM any portion thereof in Government Lot 33 in Section 20, Township 35 South, Range 7 East, Willamette Meridian.

PARCEL 6:

A piece or parcel of land situate in portions of Government Lots 36 and 37, Section 20, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at the quarter section corner common to Sections 20 and 29, Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon, as established by an existing fence corner; thence South 89° 39' 05" West 165.95 feet to a point marked by a 5/8 inch iron pin; thence North 4° 50' 15" East, 665.53 feet to a 5/8 inch iron pin in the Southerly fence of an existing roadway; thence North 4° 50' 15" East, 18.25 feet to a point on the apparent center-line of said existing roadway; thence South 89° 40' 10" East along said roadway center-line 154.74 feet to a point on the apparent center-line of an existing North-South road; thence South 0° 30' 00" West along the centerline of said North-South road 678.86 feet to a point on the South line of Section 20, marked by a 5/8 inch iron pin; thence South 89° 09' 10" West along the Section line 40.53 feet to the point of beginning.

PARCEL 7:

Government Lots 32 and 37 also known as SW1/4 SE1/4 of Section 20, Township 35 South, Range 7 East of the Willamette Meridian, in Klamath County, Oregon.