

2022-008568

Klamath County, Oregon

RECORDING COVER SHEET (Please print or type)

This cover sheet was prepared by the person presenting the instrument for recording. The information on this sheet is a reflection of the attached instrument and was added for the purpose of meeting first page recording requirements in the State of Oregon, and does NOT affect the instrument. ORS 205.234



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07/14/2022 10:23:02 AM

Fee: \$97.00

*This space reserved for use by
Recording Office*

After recording return to:

ORS 205.234(1)(c)

Jeffrey L. Pugh

420 SE Jackson

Roseburg OR 97470

1. Title(s) of the transaction(s)

ORS 205.234(1)(a)

Assignment of Trust Deed and Note by Beneficiary

2. Direct party(ies) / grantor(s)

Name(s)

ORS 205.234(1)(b)

Perri Rask as Successor Trustee of the Phelps Family Revocable Trust of 1999

3. Indirect party(ies) / grantee(s)

Name(s)

ORS 205.234(1)(b)

Perri Rask, Personal Representative of the Estate of Roy S. Phelps

4. True and actual consideration:

ORS 205.234(1) Amount in dollars or other

\$

Other: N/A

5. Send tax statements to:

ORS 205.234(1)(e)

No Change

6. Satisfaction of lien, order, or warrant:

ORS 205.234(1)(f)

☐

FULL

☐

PARTIAL

7. The amount of the monetary obligation imposed by the lien, order, or warrant:

ORS 205.234(1)(f)

\$

8. Previously recorded document reference:**9. If this instrument is being re-recorded complete the following statement:**

ORS 205.244(2)

"Rerecorded at the request of

to correct

previously recorded in book and page , or as fee number

."

**ASSIGNMENT OF TRUST DEED BY
BENEFICIARY**

Perri Rask successor trustee of the
Phelps Family Revocable Trust of 1999

Assignor

Perri Rask Personal Representative of
the Estate of Roy Phelps

Assignee

After Recording, Return to:
Jeffrey L. Pugh
Attorney at Law
420 SE Jackson
Roseburg, OR 97470

ASSIGNMENT OF TRUST DEED AND NOTE BY BENEFICIARY

FOR VALUE RECEIVED, the undersigned who is the beneficiary under that certain trust deed dated June 30, 2009, executed and delivered by Shane R Hancock and Lore G. Hancock, grantors, to AmeriTitle Inc., trustee, in which Roy S Phelps and Irene W. Phelps as trustees of the Phelps Family Revocable Trust of 1999 are the beneficiary, recorded on July 2, 2009 as Records No. 2009-009123 in the deed records of Klamath County, Oregon, and conveying real property in said county described as follows:

See Attached Exhibit A

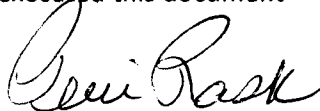
hereby grants, assigns, and transfers to Perri Rask as Personal Representative of the Estate of Roy S. Phelps , hereinafter called assignee, and assignee's heirs, personal representatives, successors and assigns, all of the assignor's beneficial interest in said trust deed, together with the notes, moneys 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 has the right to sell, transfer, and assign the same, and the note or other obligation secured thereby.

IN WITNESS WHEREOF, the undersigned has hereunto executed this document

DATED: 06/28, 2022



Perri Rask Successor Trustee of the
Phelps Family Revocable Trust of 1999

STATE OF OREGON)
) ss.
County of Douglas)

This instrument was acknowledged before me on June 28, 2022 by Perri Rask as
Successor Trustee of the Phelps Family Revocable Trust of 1999

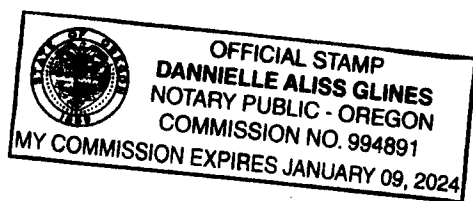

NOTARY PUBLIC FOR OREGON

EXHIBIT "A"
LEGAL DESCRIPTION

Lot 19 in Block 10 of TRACT NO. 1108, SEVENTH ADDITION TO SUNSET VILLAGE, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

EXCEPTING THEREFROM a tract of land situated in Lot 19, Block 10 of TRACT 1108 -- SEVENTH ADDITION TO SUNSET VILLAGE, being in the SE 1/4 NW 1/4 OF Section 12, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southeasterly corner of said Lot 19; thence along the boundary of said Lot 19, North 55 degrees 10' 38" East 50.00 feet and North 23 degrees 22' 00" East 100.46 feet to the Northeasterly corner of said Lot 19; thence South 27 degrees 30' 43" West 61.98 feet; thence South 39 degrees 51' 33" West 83.49 feet to the right of way line of La Jolla Court; thence along the arc of a curve to the right (radius point bears South 52 degrees 45' 15" West 50.00 feet and central angle equals 02 degrees 25' 23") 2.11 feet to the point of beginning, containing 915 square feet and with bearings based on said Tract 1108.
