

2024-007834

Klamath County, Oregon



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09/06/2024 01:49:20 PM

Fee: \$92.00

WHEN RECORDED MAIL TO:

**DOCUMENT CONTROL CLERK
SIERRA PACIFIC MORTGAGE COMPANY, INC.
950 GLENN DRIVE, SUITE 150
FOLSOM, CA 95630
916-932-1700**

TAX ACCOUNT NUMBER:

370379

Assignment of Deed of Trust

Loan Number: 0001349205

FOR VALUE RECEIVED, SIERRA PACIFIC MORTGAGE COMPANY, INC., whose address is 950 Glenn Drive, Ste 150, Folsom, CA 95630, the undersigned hereby grants, assigns and transfers to

FREEDOM MORTGAGE CORPORATION, whose address is 951 Yamato Road, Suite 175
Boca Raton, FL 33431

, its successors and assigns, all its right,
title and interest in and to a certain Deed of Trust dated March 3, 2022, executed by
JACOB HIXON AND KATHRYN HIXON, AS TENANTS BY THE ENTIRETY

Whose Address is: 803 LINCOLN ST., KLAMATH FALLS, OR 97601

Trustor, to **AMERITITLE**

, Trustee,
Whose Address is: 300 KLAMATH AVENUE, KLAMATH FALLS, OR 97601

upon the following described property situated in **KLAMATH**
State of Oregon:

County,

DESCRIBED ON SAID SECURITY INSTRUMENT REFERRED TO HEREIN.

such Deed of Trust having been given to secure payment of

THREE HUNDRED TWENTY-EIGHT THOUSAND and NO/100----- Dollars
(\$ **328,000.00**) which Deed of Trust is of record in Book, Volume, or Liber No

, at page (or as No. **2022-003534**) of the Official
Records of **KLAMATH** County, State of Oregon, and all rights accrued or
to accrue under such Deed of Trust.

TO HAVE AND TO HOLD, the same unto Assignee, its successors and assigns, forever, subject only to
the terms and onditions of the above-described Deed of Trust.

IN WITNESS WHEREOF, the undersigned Assignor has executed this Assignment of Deed of Trust on
JUNE 3, 2024

SIERRA PACIFIC MORTGAGE COMPANY, INC.



LONNIE R. ADAMS
ASSISTANT SECRETARY

(No Seal)

Loan No: 0001349205


A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA)
County of Sacramento)

On JUNE 3, 2024 before me, NK Chase, notary public,
personally appeared LONNIE R. ADAMS,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) 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.

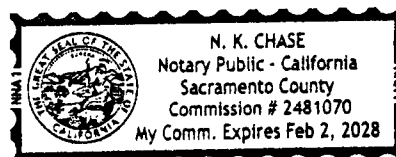
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature of Notary Public

Commission Number: 2481070
My Commission Expires: 2/2/2028



Place Notary Seal Above

Loan No: 0001349205