

When recorded mail to:  
McCarthy & Holthus, LLP  
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Portland, OR 97204

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MH File No.: OR-25-1007480-JUD

MERS MIN No.: 100491900016888195 MERS Telephone No. 1-888-679-6377

MERS Address: P.O. Box 2026, Flint, MI 48501-2026

## **ASSIGNMENT OF DEED OF TRUST OR MORTGAGE**

FOR VALUE RECEIVED, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS), SOLELY AS NOMINEE FOR VILLAGE CAPITAL & INVESTMENT, LLC, beneficiary of the security instrument, its successors and assigns** hereby assign and transfer to **VILLAGE CAPITAL & INVESTMENT, LLC, its successors and assigns**, all its right, title and interest in and to a certain Deed of Trust executed by **TIMOTHY O'DONNELL, AN UNMARRIED PERSON**, and bearing the date of **January 10, 2020** and recorded **February 5, 2020** in the office of the Recorder of **Klamath County, State of OR** with recording information of **Instrument No. 2020-001485**. Commonly referred to as **2201 VINE AVENUE, KLAMATH FALLS, OR 97601** and legally describing land therein as:

THE SOUTH 80 FEET OF LOT 487, BLOCK 114, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Signed on the 18<sup>th</sup> day of February, 2025

**MORTGAGE ELECTRONIC REGISTRATION  
SYSTEMS, INC. (MERS), SOLELY AS NOMINEE FOR  
VILLAGE CAPITAL & INVESTMENT, LLC, beneficiary  
of the security instrument, its successors and assigns**

By: [Signature]

Name: John Timpon  
Title: Assistant Secretary

State of Nevada  
County of Clark ss.

On 2/18/2025, before me, Patricia Woods, a Notary Public in and for the  
County of Clark, State of Nevada, personally appeared  
John Timpon Assistant Secretary personally known to me (or 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, and that by his/her/their signature on the Instrument the person(s), or the  
entity upon behalf of which the person(s) acted, executed the instrument.

Patricia Woods  
Notary Public

