

ALL TRANSACTIONS, ORS: 205.234

This cover sheet has been prepared by the person presenting the attached instrument for recording. Any errors in this cover sheet DO NOT affect the transaction(s) contained in the instrument itself.

AFTER RECORDING RETURN TO:

McCoy & Orta, P.C.
100 North Broadway, 26th Floor
Oklahoma City, Oklahoma 73102
Telephone: 888-236-0007
M&O Ref.: 107.0101.082
Loan Name: Pacific Living Center of Klamath Falls
County of Klamath
State of Oregon

- 1) NAMES(S) OF THE TRANSACTION(S) required by ORS 205.234(a):**
ASSIGNMENT OF REAL ESTATE DEED OF TRUST, SECURITY AGREEMENT AND ASSIGNMENT OF LEASES AND FIXTURE FILING
- 2) DIRECT PARTY/GRANTOR, required by ORS 205.125(1)(b) and ORS 205.160:**
ASSIGNOR: MERCHANTS BANK OF INDIANA, having an address at 410 Monon Blvd., 4th Floor, Carmel, IN 46032
- 3) DIRECT PARTY/GRANTEE, required by ORS 205.125(1)(a) and ORS 205.160:**
ASSIGNEE: COMPUTERSHARE TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE FOR THE BENEFIT OF THE REGISTERED HOLDERS OF MBHC 2024-C2, COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2024-C2, having an address at 9062 Old Annapolis Road, Columbia, MD 21045
- 4) TRUE and ACTUAL CONSIDERATION (if any), ORS 93.030**
- 5) ALL TAX STATEMENTS SHALL BE SENT TO THE FOLLOWING ADDRESS:**

- 6) FULL OR PARTIAL SATISFACTION ORDER or WARRANT FILED IN THE COUNTY CLERKS LIEN RECORDS, ORS 205.121(1)(E)**
- 7) THE AMOUNT OF THE CIVIL PENALTY or THE AMOUNT, INCLUDING PENALTIES, INTEREST AND OTHER CHARGES FOR WHICH THE WARRANT, ORDER OR JUDGMENT WAS ISSUED, ORS 205.125(1)(c) and ORS 18.325**
- 8) REFERENCE OF PREVIOUSLY RECORDED DOCUMENT:**
2023-003278

**ASSIGNMENT OF REAL ESTATE DEED OF TRUST, SECURITY AGREEMENT AND
ASSIGNMENT OF LEASES AND FIXTURE FILING**

MERCHANTS BANK OF INDIANA
(Assignor)

to

COMPUTERSHARE TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE FOR
THE BENEFIT OF THE REGISTERED HOLDERS OF MBHC 2024-C2, COMMERCIAL
MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2024-C2
(Assignee)

Effective as of September 26, 2024

County of Klamath
State of Oregon

DOCUMENT PREPARED BY AND WHEN RECORDED, RETURN TO:

McCoy & Orta, P.C.
100 North Broadway, 26th Floor
Oklahoma City, Oklahoma 73102
Telephone: 888-236-0007

**ASSIGNMENT OF REAL ESTATE DEED OF TRUST, SECURITY AGREEMENT AND
ASSIGNMENT OF LEASES AND FIXTURE FILING**

Effective as of the 26th day of September, 2024, MERCHANTS BANK OF INDIANA, having an address at 410 Monon Blvd., 4th Floor, Carmel, IN 46032 (“Assignor”), as the holder of the instrument hereinafter described and for valuable consideration hereby assigns, sells, transfers and delivers to COMPUTERSHARE TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE FOR THE BENEFIT OF THE REGISTERED HOLDERS OF MBHC 2024-C2, COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2024-C2, having an address at 9062 Old Annapolis Road, Columbia, MD 21045 (“Assignee”), its successors, participants and assigns, without recourse or warranty, all right, title and interest of Assignor in and to that certain:

REAL ESTATE DEED OF TRUST, SECURITY AGREEMENT AND ASSIGNMENT OF LEASES AND FIXTURE FILING made by PACIFIC LIVING CENTERS SOUTHWEST, LLC, an Oregon limited liability company to Assignor, dated as of May 1, 2023 and recorded on May 1, 2023, as Document Number 2023-003278 in the Recorder's Office of Klamath County, Oregon (as the same may have been amended, modified, restated, supplemented, renewed or extended), securing payment of note(s) of even date therewith, in the original principal amount of \$20,000,000.00, and creating a first lien on the property described in Exhibit A attached hereto and by this reference made a part hereof.

Together with any and all other liens, privileges, security interests, rights, entitlements, equities, claims and demands as to which Assignor hereunder possesses or to which Assignor is otherwise entitled as additional security for the payment of the notes and other obligations described herein.

This instrument shall be binding upon and shall inure to the benefit of the parties hereto and their respective successors and assigns.

[SIGNATURE PAGE(S) TO FOLLOW]

7th IN WITNESS WHEREOF, the Assignor has caused this instrument to be executed this day of March, 2025, to be effective as of the date first written above.

ASSIGNOR:

MERCHANTS BANK OF INDIANA

By: 
Name: Philip Daubenmire
Title: Executive Vice President

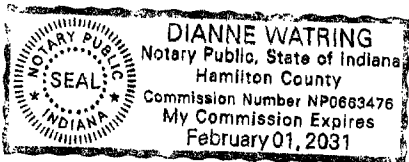
ACKNOWLEDGMENT

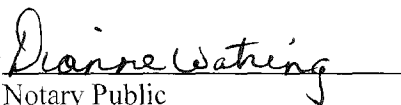
STATE OF INDIANA)
)
COUNTY OF HAMILTON)

On the 7th day of March, 2025, before me, the undersigned, a Notary Public in and for said state, personally appeared Philip Daubenmire as Executive Vice President of MERCHANTS BANK OF INDIANA, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.

WITNESS my hand and official seal.

My Commission Expires:



Signature: 
Notary Public

My Commission Expires: February 1, 2031

EXHIBIT A

LEGAL DESCRIPTION

LEGAL DESCRIPTION OF ARROWHEAD REAL ESTATE

The Land referred to herein below is situated in the County of Jackson, State of Oregon, and is described as follows:

LOT 90 OF CANTERBURY PARK SUBDIVISION, PHASE 6 IN THE CITY OF MEDFORD, JACKSON COUNTY, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF, RECORDED IN VOLUME 22, PAGE 39 OF PLAT RECORDS.

LEGAL DESCRIPTION OF BROOKHURST REAL ESTATE

The Land referred to herein below is situated in the County of Jackson, State of Oregon, and is described as follows:

**LOT 1 OF QUAIL MEADOWS SUBDIVISION, TO THE CITY OF MEDFORD,
JACKSON COUNTY, OREGON, ACCORDING TO THE OFFICIAL PLAT THEREOF,
RECORDED IN VOLUME 16, PAGE 112 OF PLAT RECORDS.**

LEGAL DESCRIPTION OF DOUGLAS AND RAMP REAL ESTATE

The Land referred to herein below is situated in the County of Douglas, State of Oregon, and is described as follows:

**LOT A, REPLAT OF LOTS 1, 2, 3, AND 4 OF DEER CREEK SUBDIVISION,
DOUGLAS COUNTY, OREGON.**

LEGAL DESCRIPTION OF KLAMATH FALLS REAL ESTATE

The Land referred to herein below is situated in the County of Klamath, State of Oregon, and is described as follows:

PARCEL 1

LOT 14, OF TRACT 1301, BASIN VIEW ESTATES, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK, KLAMATH COUNTY, OREGON.

PARCEL 2

LOT 15 OF TRACT 1301, BASIN VIEW ESTATES,

EXCEPTING THEREFROM A TRACT OF LAND BEING A PORTION OF LOT 15 OF TRACT 1301 – BASIN VIEW ESTATES, SITUATED IN THE NORTHEAST QUARTER NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 38 SOUTH, RANGE 9 EAST WM, KLAMATH COUNTY, OREGON BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 15; THENCE NORTH 89° 58' 13" EAST, ALONG THE NORTH LINE OF SAID LOT 15, 38.00 FEET; THENCE, LEAVING SAID NORTH LINE, SOUTH 55° 19' 33" 144.10 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 15; THENCE 89° 58' 13" WEST, ALONG THE SAID SOUTH LINE OF LOT 15, 154.39 FEET TO THE SOUTHWEST CORNER OF SAID LOT 15; THENCE, ALONG THE WEST LINE OF SAID LOT 15, NORTH 00° 00' 40" WEST 63.25 FEET AND NORTH 06° 24' 09" WEST 18.91 FEET TO THE POINT OF BEGINNING, CONTAINING 7825 SQUARE FEET, MORE OR LESS, WITH BEARINGS BASED ON THE PLAT OF TRACT 1301, BASIN VIEW ESTATES ON FILE AT THE OFFICE OF THE KLAMATH COUNTY SURVEYOR.

PARCEL 3

LOT 16 OF TRACT 1301, BASIN VIEW ESTATES,

TOGETHER WITH A TRACT OF LAND BEING A PORTION OF LOT 15 OF TRACT 1301 – BASIN VIEW ESTATES, SITUATED IN THE NORTHEAST QUARTER NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 38 SOUTH, RANGE 9 EAST WM, KLAMATH COUNTY, OREGON BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 15; THENCE NORTH 89° 58' 13" EAST, ALONG THE NORTH LINE OF SAID LOT 15, 38.00 FEET;

**THENCE, LEAVING SAID NORTH LINE, SOUTH 55° 19' 33" 144.10 FEET TO A
POINT ON THE SOUTH LINE OF SAID LOT 15; THENCE 89° 58' 13" WEST, ALONG
THE SAID SOUTH LINE OF LOT 15, 154.39 FEET TO THE SOUTHWEST CORNER
OF SAID LOT 15; THENCE, ALONG THE WEST LINE OF SAID LOT 15, NORTH 00°
00' 40" WEST 63.25 FEET AND NORTH 06° 24' 09" WEST 18.91 FEET TO THE POINT
OF BEGINNING, CONTAINING 7825 SQUARE FEET, MORE OR LESS, WITH
BEARINGS BASED ON THE PLAT OF TRACT 1301, BASIN VIEW ESTATES ON FILE
AT THE OFFICE OF THE KLAMATH COUNTY SURVEYOR.**