

2025-006636

Klamath County, Oregon

07/31/2025 11:24:22 AM

Fee: \$92.00

After Recording Return to:

Directed Trust Company
FBO James Botsford IRA
2344 Derry Ct
Medford, OR 97504

ASSIGNMENT OF TRUST DEED BY BENEFICIARY OR SUCCESSOR IN INTEREST

For value received **Equity Trust Company Custodian FBO James F. Botsford IRA**, as to an **undivided 67.75% interest**, whose address is 1 Equity Way Westlake, OH 44145, Assignor, who is the beneficiary, his successor in interest, or nominee thereof, under the below described Trust Deed, does hereby grant, assign, transfer, and set over unto **Directed Trust Company FBO James Botsford IRA**, whose address is 3033 N Central Ave, Suite 400 Phoenix, AZ 85012 hereinafter called Assignee, his/her executors, administrators, successors and assigns, all of Assignor's rights, benefits, whatsoever accrued or to accrue, and its interest in and under that certain Trust Deed, dated **October 30, 2015**, executed and delivered by **Patrick Wayne Carr** Grantor(s), to **AmeriTitle, an Oregon Corporation**, Original Trustee, for the benefit of **Equity Trust Company Custodian FBO James F. Botsford IRA**, as to an **undivided 67.75% interest** Original Beneficiary, or designated nominee of the Original Beneficiary, and recorded on **November 6, 2015** as Instrument No. **2015-012179** in the Records of the County Clerk's Office for **Klamath County**, State of Oregon, conveying the real property in said county, described as follows:

Lot 33, Block 125, MILLS ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the County Clerk, Klamath County, Oregon.

Assignor, the undersigned, does hereby covenant to and with said Assignee that the undersigned is the Beneficiary, his successor in interest, or the nominee thereof, under said Trust Deed and that he/she has good right to convey, transfer, and assign the same, as aforesaid.

In construing this instrument and whenever the context hereof so requires, the masculine gender includes the feminine and the neuter and the singular number includes the plural.

The undersigned hereby covenants to and with said Assignees that the undersigned is the beneficiary or beneficiary's successor in interest under the 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 caused this Instrument to be executed on

Beneficiary/Assignor

By: Amber Baraona

Print Name:

Amber Baraona
Corporate Alternate Signer

Title:

STATE OF Ohio

COUNTY OF Cuyahoga

This instrument was acknowledged before me on this 28 day of July, 2025.
by Amber Baraona



Kimberlee Lynn Smith
Notary Public, State of Ohio
My Commission Expires:
10/29/27

Kimberlee Lynn Smith

Notary Public

My Commission Expires: 10-29-27