2025-009044
Klamath County, Oregon
10/09/2025 03:53:01 PM
Fee: $92.00

WHEN RECORDED, RETURN TO:

Rain City Capital, LLC
12131 113th Ave NE, Suite 201
Kirkland, Washington 98034

Loan No. 615874
Property ID No.: 894849 and 894848

ASSIGNMENT OF MORTGAGE AND LOAN DOCUMENTS

For value received, the undersigned, Rain City Capital of Oregon, LLC an Oregon limited liability company, having an address of 8215 SW Tualatin-Sherwood Road, Suite 200, Tualatin, OR 97062 ("Assignor"), hereby grants, assigns and transfers to Rain City Capital, LLC a Washington limited liability company, having an address of 12131 113th Avenue NE, Suite 201, Kirkland, WA 98034 ("Assignee"), all of the undersigned's rights, title and interest due or to become due in and to that certain mortgage, deed of trust, deed to secure debt ("Mortgage") given to secure payment of **$450,000.00,** dated **October 2nd, 2025**, executed by **KT Homes LLC, a Washington limited liability company and Southview Homes, LLC, an Oregon limited liability company** ("Borrower"), originally in favor of Rain City Capital of Oregon, LLC which was recorded on **10/7/2025** as Instrument Number **2025-008973** in the Recorder's Office of the County of Klamath, State of Oregon (the "Security Instrument"), against the real property located in the County of Klamath, State of Oregon, **described as follows:** Lots 120 and 121 of Tract 1461 - THE WOODLANDS-PHASE 3, according to the Official Plat thereof on file in the Office of the County Clerk, Klamath County, Oregon. Commonly known as 1158 West Ridge Dr Klamath OR 97601 USA and 1156 West Ridge Dr Klamath OR 97601 USA

Together with all of Assignor's rights, title and interest in and to the note(s) and obligations therein described or referred to, the money due and to become due with interest, and all rights to accrue under said Security Instrument, and all Loan Documents (as defined in the Loan Agreement) executed concurrently therewith.

[SIGNATURES FOLLOW]

Unofficial Copy

Dated: 10/9/25

ASSIGNOR:

Rain City Capital of Oregon, LLC

By: _____

Name: Ronin Phoenix

Title: Authorized Signor

STATE OF WASHINGTON)
) ss:
County of KING)

This instrument was acknowledged before me on the ~~10th~~ 9th day of October, 2025 by , as Authorized Signer of Rain City Capital of Oregon, LLC, as his/her own act on behalf of such company.

_____
Signature of notarial officer

CASSIE BELL
Typed or printed name of notarial officer

My commission expires: 03/18/2029

CASSIE BELL
Commission #25012057
NOTARY PUBLIC
Exp. 03/18/2029
STATE OF WASHINGTON

Unofficial Copy