

Recording Requested By  
Pacific Private Money, Inc. c/o Mark Hanf

When Recorded Mail To  
Pacific Private Money, Inc. c/o Mark Hanf  
1555 Grant Avenue  
Novato CA 94945

Loan # OR25-0607s

APN # 307545

2025-009334  
Klamath County, Oregon  
10/17/2025 03:33:01 PM  
Fee: \$122.00

First American Title 42844665L

Space above this line for recorder's use

**ASSIGNMENT OF BENEFICIAL INTEREST IN DEED OF TRUST**

FOR VALUE RECEIVED, the undersigned hereby grants, assigns and transfers to *SEE ATTACHED "EXHIBIT B"* ("Assignee") ALL of the undersigned's beneficial interest in that certain Deed of Trust in the amount of \$270,000.00, dated 07/10/2025 executed by Alvin Van Hulzen and Jean Van Hulzen, as tenants by the entirety, Trustor, in favor of Pacific Private Money Inc., a California corporation (CFL License No. 60DBO-54605) ("Assignor") and sole beneficiary, to Pacific Private Money, Inc., Trustee, recorded as Instrument Number 2025-006095 on 07/16/2025 of Official Records in the County Recorder's office of Klamath County, Oregon (the "Deed of Trust"), against the real property describing land therein as:

See Legal Description attached as "EXHIBIT A"

APN: 307545, which has the address of 24850 Westside Road Klamath Falls OR 97601 (herein "Property Address");

Together with the Note therein described or referred to, the money due and to become due with interest, and all rights to accrue under said Deed of Trust.

(The undersigned Assignor has independently and contemporaneously assigned and transferred to Assignee, all of the Assignor's right, title and interest in and to the Promissory Note which is secured by this Deed of Trust.)

Dated AUG 07 2025

  
Assignor-Beneficiary Pacific Private Money Inc., a California corporation (CFL License No. 60DBO-54605)

Ryan Thompson, Loan Servicing Manager

## ACKNOWLEDGMENT

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 Marin

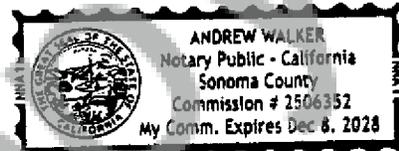
On 8/7/2025 before me, Andrew Walker, Notary Public  
(insert name and title of the officer)

personally appeared Ryan Thompson  
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 *Andrew Walker* (Seal)



**“EXHIBIT B”**

Steven A. Malvino, Trustee of the Steven Malvino Living Trust UDT 10/2/08, as to an undivided [62.963%] beneficial interest and Blair M. Jarcik and Judith A. Jarcik, Trustees of the Blair M. Jarcik and Judith A. Jarcik 2011 Trust dated April 6, 2011, as to an undivided [37.037%] beneficial interest

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EXHIBIT A

Parcel 3 of Land Partition 8-22, located in the SE1/4 of Section 8, the S1/2 of the NW1/4, the SW1/4 of the NE1/4, N1/2 of the SW1/4, and the NW1/4 of the SE1/4 of Section 9, Township 36 South Range 6 East of the Willamette Meridian, Klamath County, Oregon, being a replat of Partition LP 33-13, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon, filed December 06, 2022 in 2022-013998 records of Klamath County.

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