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SKAMANIA CO. WASH
BY SKAMANIA CO. TITLE

APR 11 4 54 PM '01

GARY M. OLSON
AUDITORWhen Recorded Mail To:
SFG INCOME FUND III, L.L.C.
c/o Seattle Funding Group, Ltd.
1239 120th Ave. NE, Suite J
Bellevue, WA 98005

ASSIGNMENT OF TRUST DEED

Loan #98-1273

Reference Number(s): 131830
Grantor(s): SFG Income Fund, L. P.
Grantee(s): Beneficiary Capital Management Group, Inc.

For value received, SFG Income Fund L. P., of 1239 120th Ave. NE, Suite J, City of Bellevue, State of Washington 98005, hereby grants, assigns, and transfers to Capital Management Group, Inc. all beneficial interest under that certain trust deed, dated 28th day of May 1998 executed by Chicago Loans and Liquidations, Inc., a Washington Corporation as grantor to Accent Service Corporation, as trustee, and in which Seattle Funding Group, Ltd. is named as beneficiary, and recorded on June 9, 1998 as numbered 131830 in the office of the county recorder of Skamania, State of Washington, covering the premises described and set forth on said Deed of Trust, together with the promissory note therein described, the money due and to become due thereon, with interest, together with all rights accrued or to accrue under such trust deed.

Dated March 15, 2001.

"ASSIGNOR"

SFG Income Fund L. P.

By:

Title: President of the General Partner

STATE OF Washington)

) ss.

COUNTY OF King)

I certify that I know or have satisfactory evidence that John G. Odegard is the person who appeared before me, and said person acknowledged that he signed this instrument, on oath stated that he is authorized to execute the instrument and acknowledged it as the President of the General Partner of SFG Income Fund L. P., to be the free and voluntary act of such part for the uses and purposes mentioned in this instrument.

Dated: March 15, 2001Name (printed or typed) Beverly Jean Heyden
Notary Public in and for the state of Washington,
residing at BellevueMy appointment expires 2-10-02

Legal Description:

AS SET FORTH IN SAID DEED OF TRUST

Tax Account Number: 03-09-14-2-0-01700-00