

148064

BOOK 239 PAGE 276

Doc # 2005156026

Page 1 of 4

Date: 01/26/2005 01:08P

## RECORDATION REQUESTED BY:

Pacific Continental Bank

P.O. Box 10727

Eugene, OR 97440

Filed by: PACIFIC CONTINENTAL BANK  
Filed & Recorded in Official Records

of SKAMANIA COUNTY

J. MICHAEL GARVISON

AUDITOR

Fee: \$12.00

## WHEN RECORDED MAIL TO:

Pacific Continental Bank

P.O. Box 10727

Eugene, OR 97440

## SEND TAX NOTICES TO:

No Change.

SCR 25263

FILED IN RECORD  
SKAMANIA CO. WASH  
BY SKAMANIA CO. TITLE

MAR 24 9 15 AM '03

J. MICHAEL GARVISON

## ASSIGNMENT OF DEED OF TRUST FOR SECURITY PURPOSES

THIS ASSIGNMENT OF DEED OF TRUST dated January 23, 2003, is made and executed between OBB Partners, LLC, an Oregon Limited Liability Company; whose address is 16099 Boones Ferry Road, P.O. Box 1348, Lake Oswego, OR 97035 (referred to below as "Assignor") and Pacific Continental Bank, whose address is P.O. Box 10727, Eugene, OR 97440 (referred to below as "Assignee").

**DEED OF TRUST.** Carson Mineral Hot Springs, LLC, a Washington limited liability company, the Grantor, executed and granted to Skamania County Title Company, as Trustee, for the benefit of Fairway Commercial Mortgage Corporation, the Beneficiary, the following described Deed of Trust dated January 23, 2003 (the "Deed of Trust") which has been recorded in Skamania County, State of Washington, as follows:

Febr. 14, 2003 DM  
Recorded on ~~JAN 23, 2003~~, as Instrument No. 147619, in the Official Records of Skamania County, State of Washington.

The Deed of Trust was subsequently assigned by Fairway Commercial Mortgage Corporation to Assignor via the Assignment of Deed of Trust dated January 23, 2003, recorded on MAR 24, 2003, as Instrument No. 148063, in the Official Records of Skamania County, State of Washington.

**REAL PROPERTY DESCRIPTION.** The Deed of Trust covers the following described real property located in Skamania County, State of Washington.

See Exhibit "A", which is attached to this Assignment and made a part of this Assignment as if fully set forth herein. See 21, T3N, R8E page 3

The Real Property or its address is commonly known as 372 St. Martin Road, Carson, WA 98610. The Real Property Tax Identification number is 03-08-21-0-0-0200, 0202, 0301  
03-08-21-3-0-2500 0520

## ASSIGNMENT OF DEED OF TRUST, ASSIGNMENT OF RENTS AND FIXTURES FILING.

For valuable consideration, Assignor hereby assigns and conveys to Assignee, for collateral security purposes, all of Assignor's right, title and interest as Beneficiary in and to the above described Deed of Trust, Assignment of Rents, and Fixtures Filing (the "Collateral"), together with all of Assignor's right, title and interest in and to the promissory note or notes (or other credit agreements) secured by the Collateral. Assignee's rights in and to the Collateral is governed by that certain Business Loan Agreement dated July 22, 2002 between Assignor and Assignee.

ASSIGNOR:

OBB Partners, LLC:

By: [Signature]  
 Name: James W. Shires  
 Title: Managing Member

LIMITED LIABILITY COMPANY ACKNOWLEDGEMENT

STATE OF OR )  
 ) SS  
 COUNTY OF Multnomah )

On this 23rd day of January, 2003, before me, the undersigned Notary Public, personally appeared James W. Shires as mg member of OBB Partners, LLC, and known to me to be a mg member of the limited liability company that executed the Assignment of Deed of Trust for Security Purposes and acknowledged the Assignment of Deed of Trust for Security Purposes to be the free and voluntary act and deed of the limited liability company, by authority of statute, its articles of organization or its operating agreement, for the uses and purposes therein mentioned, and on oath stated that he is authorized to execute this Assignment of Deed of Trust for Security Purposes, and in fact executed the Assignment of Deed of Trust for Security Purposes on behalf of the limited liability company.

By: [Signature] Residing at Portland  
 Notary Public in and for the State of OR My Commission Expires: 1/17/06



EXHIBIT 'A'  
LEGAL DESCRIPTION

**Parcel I**

The East Half of the Southeast Quarter, the Southeast Quarter of the Northeast Quarter and the Southwest Quarter of the Southeast Quarter, all in Section 21, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington.

EXCEPTING therefrom the following:

1. That portion conveyed to Pacific Northwest Pipeline, by instrument recorded March 20, 1956 in Book 41, Page 280, Skamania County Deed Records.
2. That portion conveyed to the State of Washington by instrument recorded January 4, 1980 in Book 78, Page 294, Skamania County Deed Records. Also recorded November 4, 1988 in Book 111, Page 779, Skamania County Deed Records.
3. Lot 1 of the R.M. Hegewald Short Plat, recorded in Book 3 of Plats, Page 49, Skamania County Records.
4. That portion conveyed to Skamania County Cemetery by instrument recorded August 9, 1984 in Book 83, Page 794, Skamania County Deed Records.

**PARCEL II**

Beginning at the Southwest corner of the Northwest Quarter of the Southeast Quarter of Section 21, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington; thence North 01°05'47" East, along the West line of said Northwest Quarter of the Southeast Quarter, a distance of 1,249.67 feet to the Northwest corner of said Northwest quarter of the Southeast Quarter; thence North 01°05'47" East, along the West line of the Southwest quarter of the Northeast quarter of said Section 21, a distance of 450.00 feet; thence South 88°30'04" East a distance of 50.00 feet; thence South 01°05'47" West a distance of 470.15 feet; thence South 88°30'04" East a distance of 369.36 feet; thence North 01°30'04" East a distance of 700.00 feet to the East line of the Northwest quarter of the Southeast quarter of said Section 21; thence South 01°30'32" West, along the East line of said Northwest quarter of the Southeast Quarter, a distance of 1,145.23 feet to the Southeast corner of said Northwest quarter of the Southeast quarter; thence North 88°30'04" West, along the South line of said Northwest quarter of the Southeast quarter, a distance of 1,320.72 feet to the Point of Beginning.

EXCEPT for that portion lying within the right of way of Shipherd Springs Road.

**PARCEL III**

The East half of the Southeast quarter of the Northwest quarter of Section 21, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington.

**PARCEL IV**

The East half of the Southwest quarter of Section 21, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington.

EXCEPTING therefrom that portion Platted as Hot Springs Subdivision

EXCEPT that portion conveyed to Skamania County by instrument recorded January 28, 1983, in Book 81, Page 935.

**PARCEL V**

A tract of land in the Southeast quarter of the Southeast quarter of Section 21, Township 3 North, Range 8 East of the Willamette Meridian, in the County of Skamania, State of Washington, described as follows:

Lot 1 of R.M. Hegewald Short Plat, recorded in Book 3 of Short Plats, Page 49, Skamania County Records.

Unofficial  
Copy