

APN: 1220-16-210-193

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:

5 Arch Funding Corp.
19800 MacArthur Boulevard, Suite 1150
Irvine, CA 92612 **ACCOMMODATION ONLY**
NO LIABILITY ASSUMED

(Space Above For Recorder's Use)

ABSOLUTE ASSIGNMENT AND ASSUMPTION OF
DEED OF TRUST AND LOAN DOCUMENTS

THIS ABSOLUTE ASSIGNMENT AND ASSUMPTION OF DEED OF TRUST AND LOAN DOCUMENTS (this "*Assignment*") is made as of August 21, 2015 (the "*Effective Date*"), by PINNACLE LENDING GROUP, INC. ("*Assignor*").

RECITALS:

A. Concurrently herewith, Assignor has conveyed to 5 ARCH FUNDING CORP., a California corporation ("*Assignee*") all of Assignor's rights, title and interest in, to and under that certain mortgage loan (the "*Loan*") made by Assignor to ROI Strategies, LLC a Nevada limited liability company. ("*Borrower*").

B. In connection with the conveyance of the Loan by Assignor to Assignee, Assignor desires to assign to Assignee and Assignee desires to assume from Assignor all of Assignor's rights, title and interest in, to and under: (i) that certain Note dated as of August 20, 2015 executed by Borrower in the principal amount of \$103,600 (the "*Note*"); (ii) that certain Deed of Trust, Security Agreement, and Fixture Filing dated as of August 20, 2015 executed by Borrower, as trustor, and recorded in the Official Records of Douglas County, Nevada, on August 27, 2015 as Instrument No. 2015-868806 (the "*Deed of Trust*") regarding the real property as more particularly described on Exhibit A attached hereto and incorporated by this reference; and (iii) any and all other documents and instruments executed in connection therewith (the "*Other Documents*"). The Note, the Deed of Trust, and Other Documents, shall be collectively referred to herein as the "*Assigned Loan Documents*."

C. Assignor has simultaneously herewith endorsed the Note to Assignee and the parties desire that the other Assigned Loan Documents and all other documents relating to or evidencing the Loan be assigned by Assignor and assumed by Assignee.

NOW, THEREFORE, in consideration of the foregoing and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged:

1. Assignor hereby absolutely, irrevocably and unconditionally sells, assigns, transfers, sets over, conveys and endorses to Assignee, all of Assignor's right, title and interest in and to the Assigned Loan Documents, including, without limitation, all lien rights or other rights or interests in and to the property encumbered by the Deed of Trust, all sums of money due and to become due thereunder and all accrued interest or other charges thereon. Assignor hereby further absolutely, irrevocably and unconditionally sells, assigns, transfers, sets over, conveys and endorses to Assignee, all of Assignor's right, title and interest in and to any and all claims, rights and causes of action, whether in tort or contract, whether known or unknown that Assignor may have against the Borrower and/or any third parties in connection with the Loan, the Assigned Loan Documents and/or the collateral for the Loan.

2. This Assignment shall be binding upon and inure to the benefit of Assignee, Assignor and their respective successors and assigns.

3. This Assignment shall be governed by and construed in accordance with the laws of the State of Nevada.

IN WITNESS WHEREOF, Assignor and Assignee have each caused this Assignment to be executed in its name by duly authorized officers as of the date first above written.


ASSIGNOR:

PINNACLE LENDING GROUP, INC.

By:

Name:

Title:



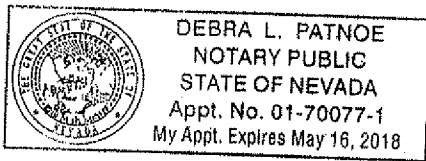
Robert A Pink

President / Owner

Nevada Notary – Representative Capacity:

STATE OF Nevada)
)
COUNTY OF Clark)

This instrument was acknowledged before me on 8/20, 2014⁵, by Robert A. Luk as President/Owner of Pinnacle Lending Group, Inc



Debra Patnoe
(Signature of Notarial Officer)

EXHIBIT A

That certain property is situated in the County of Douglas, State of Nevada and is described as follows:

Lot 15 in Block G of the Amended Map Ranchos Estates , according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on October 30, 1972, in Book 1072 Page 642 as Document No. 62493.

APN: 1220-16-210-193

