

NS

2000 JAN 18 AM 10:54
 City of Klamath Falls
 500 Klamath Ave
 Klamath Falls OR 97601
 Grantor's Name and Address
 Klamath Cascade Group, LLC
 2618 Westgate Dr.
 Klamath Falls, OR 97603
 Grantee's Name and Address
 After recording, return to (Name, Address, Zip):
 Klamath Cascade Group, LLC
 c/o Bob Stewart
 2618 Westgate Dr., Klamath Falls, OR 97603
 Until requested otherwise, send all tax statements to (Name, Address, Zip):
 Klamath Cascade Group, LLC
 2618 Westgate Dr.
 Klamath Falls, OR 97603

SPACE RESERVED
 FOR
 RECORDER'S USE

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 STATE OF OREGON, } ss.
 County of _____
 I certify that the within instrument
 was received for record on the _____ day
 of _____, 19____, at
 _____ o'clock _____ M., and recorded in
 book/reel/volume No. _____ on page
 _____ and/or as fee/file/instru-
 ment/microfilm/reception No. _____,
 Records of said County.
 Witness my hand and seal of County
 affixed.
 _____ NAME _____ TITLE
 By _____, Deputy.

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that _____ City of Klamath Falls, a Municipal Corporation

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto _____
 Klamath Cascade Group, LLC, a Limited Liability Company
 hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in _____ Klamath County, State of Oregon, described as follows, to-wit:

See attached Exhibit "A"

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever. other valuable consideration.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00 and _____. © However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. © (The sentence between the symbols ©, if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument this 28th day of September, 1999; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

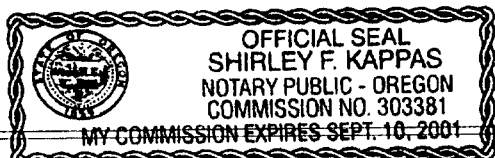
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

James R. Keller
 James R. Keller, City Manager

STATE OF OREGON, County of _____ Klamath _____) ss.

This instrument was acknowledged before me on _____, 19____,

by _____
 This instrument was acknowledged before me on Sept. 28, 1999,
 by James R. Keller
 as City Manager
 of City of Klamath Falls



Shirley F. Kappas
 Notary Public for Oregon
 My commission expires 9-10-01

A/26

EXHIBIT "A"

Parcel 2 of Land Partition 34-97 being a portion of Lot 18,
Block 1 of "TRACT 1174, COLLEGE INDUSTRIAL PARK", situated in
the SW 1/4 SW 1/4, Section 17, Township 38 South, Range 9 East
of the Willamette Meridian, in the County of Klamath, State of
Oregon.

State of Oregon, County of Klamath
Recorded 1/18/00, at 10:54 a.m.
In Vol. M00 Page 1516
Linda Smith,
County Clerk Fee \$ 26⁰⁰