

02 DEC 23 PM 1:35

## BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Kent G Van Noy, Trustee for Doan Holding Company, CL Trust (see resolution attached), hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto George A. Sargent and Erma J. Sargent (not as tenants in common but with the right of survivorship), 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 anywise appertaining, situated in the County of Klamath, State of Oregon, described as follows, to-wit:

Lot # 28: E 1/2 W 1/2 S 1/2 NE 1/4 NW 1/4. Section 9  
TWP 25S R8E W.M. Five acres more or less.  
Subject to a thirty foot easement along north boundary for mutual roadway and all other roadway purposes. Subject to easement for power utility use. Subject to reservations and restrictions of record.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE SIDE)

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 1.00

① However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration (indicate which). ② (The sentence between the symbols ①, if not applicable, should be deleted. See ORS 93.030.)

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

In Witness Whereof, the grantor has executed this instrument this 19th day of December, 2002; if a corporate grantor, it has caused its name to be signed and seal affixed by its officers, duly authorized thereto 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.

(If the signer of the above is a corporation, use the form of acknowledgment opposite.)

STATE OF OREGON,

County of Yamhill

The foregoing instrument was acknowledged before me this 19th day of December, 2002, by Kent Van Noy

Darrell C. Jabin  
Notary Public for Oregon

(SEAL)

My commission expires: Feb. 5, 2005

(ORS 194.570)



STATE OF OREGON, County of \_\_\_\_\_ ) ss.

NOTARY PUBLIC for OREGON, instrument was acknowledged before me this

COMMISSION NO. 342734 by \_\_\_\_\_

MY COMMISSION EXPIRES FEB. 5, 2005, \_\_\_\_\_ president, and by \_\_\_\_\_

secretary of \_\_\_\_\_

a \_\_\_\_\_ corporation, on behalf of the corporation.

Notary Public for Oregon

My commission expires: \_\_\_\_\_

(SEAL)

(If executed by a corporation, affix corporate seal)

STATE OF OREGON,

) ss.

GRANTOR'S NAME AND ADDRESS

GRANTEE'S NAME AND ADDRESS

After recording return to:

George A. Sargent  
P.O. Box 144  
Crescent OR 97733

NAME, ADDRESS, ZIP

Until a change is requested all tax statements shall be sent to the following address.

George A. Sargent  
P.O. Box 144  
Crescent, OR 97733

NAME, ADDRESS, ZIP

SPACE RESERVE  
FOR  
RECORDER'S USE

State of Oregon, County of Klamath  
Recorded 12/23/2002 1:35 p.m.  
Vol M02, Pg 75014-15  
Linda Smith, County Clerk  
Fee \$ 26.00 # of Pgs 2

2002

75015

**RESOLUTION**  
for  
**Doan Holding Company, CL Trust**

We, James Williams, Earl D. Bishop and Kent Van Noy do hereby certify that we are the Board of Trustees of DOAN HOLDING COMPANY, CL TRUST, a Pure Business Trust, and that at a special meeting of the Trustees held on December 1, 2002 the following resolution was duly adopted:

BE IT RESOLVED that Kent Van Noy of the Board of Trustees of this Pure Business Trust, shall have full power and authority in connection with any and all investment activities that the Trust may engage in and shall have full power and authority to transfer or sell any property or other assets held by the Trust.

BE IT FURTHER RESOLVED that the authority hereby conferred encompasses any and all actions necessary to complete the transaction, including authority to sign all contracts, bargain and sale deeds, and other necessary papers, draw and endorse checks or instruments payable to the order of or to or for the benefit of the Trust, open bank accounts on behalf of the Trust or any other actions necessary to complete the transaction.

This resolution is hereby ratified, confirmed and approved.

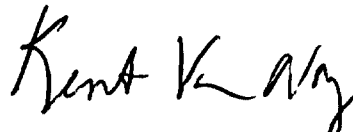
IN WITNESS WHEREOF, I have set my hand seal on this the 1st day of December 1, 2002.

  
Kent Van Noy, Trustee

  
Earl D. Bishop, Trustee

  
James Williams, Trustee

I certify that this a true and correct copy of the original.

  
12/19/02