

After Recording Return to:

RONALD L. TOMPKINS and PAMELA G. TOMPKINS

1331 McClellan
Klamath Falls, OR.Vol M03 Page 27219Until a change is requested all tax statements
shall be sent to the address shown above.State of Oregon, County of Klamath
Recorded 04/28/2003 2:07 p m.
Vol M03 Pg 27219-20
Linda Smith, County Clerk
Fee \$ 26.00 # of Pgs 2

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That JE BATZER, TRUSTEE UNDER THAT CERTAIN TRUST KNOWN AS NORTHERN PACIFIC RAIL TRANSPORTATION TRUST WHICH WAS FORMED UNDER A DECLARATION OF TRUST DATED 2/16/2000 AND AS ORIGINATED UNDER 55-17.1 VIRGINIA STATUTES, TRUST #36-1202043, hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto RONALD L. TOMPKINS and PAMELA G. TOMPKINS, husband and wife, 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 21, Block 17, HILLSIDE ADDITION TO THE CITY OF KLAMATH FALLS, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

ORIGINAL

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

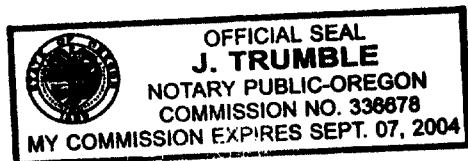
The true and actual consideration paid for this transfer, stated in terms of dollars, is \$102,500.00, as paid to an Accommodator pursuant to an IRC 1031 Exchange.
(here comply with the requirements of ORS 93.930)

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.

In Witness Whereof, the grantor has executed this instrument April 22, 2003; 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.

NORTHERN PACIFIC RAIL TRANSPORTATION
TRUST

BY:

JE BATZER, TRUSTEE AS TRUSTEE AND NOT PERSONALLYSTATE OF OREGON, County of JACKSON ss.

The foregoing instrument was acknowledged before me this
23rd day of April, 2003, by JE BATZER, as Trustee of
Northern Pacific Rail Transportation Trust.

J. Trumble
Notary Public for OregonMy commission expires: 9-7-04(SEAL)
(If executed by a corporation,
affix corporate seal)

NORTHERN PACIFIC RAIL TRANSPORTATION TRUST,
as grantor
and
RONALD L. TOMPKINS and PAMELA G. TOMPKINS,
husband and wife, as grantee

Aspen Title & Escrow, Inc.
525 Main Street
Klamath Falls, OR 97601
Order No.: 00056784

27220