

04 MAR 11 PM 10:44

WTC-64327 CW

Vol M04 Page 13912

AFTER RECORDING RETURN TO:

**UNTIL A CHANGE IS REQUESTED,
MAIL ALL TAX STATEMENTS TO:**

KLAMATH HIGH DESERT, LLC, AN OREGON
LIMITED LIABILITY COMPANY
977 SPRING ST
~~KLAMATH FALLS, OR 97601~~

KLAMATH HIGH DESERT, LLC, AN OREGON LIMITED
LIABILITY COMPANY
977 SPRING ST.
KLAMATH FALLS, OR 97601

BARGAIN & SALE DEED

Daniel G. Brown, Trustee of the Daniel G. Brown Trust, U.T.A.D. dated December 12, 1990, and Elouise Brown, Trustee of the Elouise Brown Trust, U.T.A.D. dated December 20, 1990, Grantors, grant, bargain, sell and convey to KLAMATH HIGH DESERT, LLC, AN OREGON LIMITED LIABILITY COMPANY Grantee, the following described real property:

PARCEL 1

A tract of land situated in the SW1/4 of the NW1/4 of Section 8, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the Southeasterly right of way line of the Weed-Klamath Falls Highway, which point is North 44 degrees 50 1/2' East a distance of 138 feet from the intersection of the Southeasterly line of said Highway with the Westerly line of Section 8, and the true the point of beginning; thence continuing North 44 degrees 50 1/2' East along said Southeasterly line a distance of 300 feet; thence North 45 degrees 09 1/2' West a distance of 20 feet; thence North 44 degrees 50 1/2' East along aforementioned Highway right of way line a distance of 50 feet; thence South 45 degrees 09 1/2' East at right angles a distance of 320 feet; thence South 44 degrees 09 1/2' West parallel to said Highway line a distance of 350 feet; thence North 45 degrees 09 1/2' West 300 feet to the point of beginning.

EXCEPTING THEREFROM that portion conveyed to Klamath County, by Deed dated February 20, 1985, recorded April 1, 1985 in Volume M85, page 4700; and Deed dated March 19, 1985, recorded April 1, 1985 in Volume M85, page 4702, all Microfilm Records of Klamath County, Oregon.

BARGAIN AND SALE DEED

State of Oregon, County of Klamath
Recorded 03/11/2004 10:44 Am
Vol M04 Pg 13912-14
Linda Smith, County Clerk
Fee \$ 31.00 # of Pgs 3

3/10

PARCEL 2:

A tract of land situated in the SW 1/4 NW 1/4 of Section 8, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwest corner of the Northwest quarter of said Section 8; thence North along the West line a distance of 250 feet; thence East a distance of 305.3 feet to the true point of beginning; thence North a distance of 265.18 feet to a 3/4 inch pipe at the most Southerly corner of that parcel of property described in Deed Volume 181, page 175, Deed Records of Klamath County, Oregon; thence North 44 degrees 50 1/2' East a distance of 350 feet to the Southwesterly line of that property described in Deed Volume M72, page 1198, Microfilm Records of Klamath County, Oregon; thence South 45 degrees 09 1/2' East a distance of 300 feet, more or less, to the most Southerly corner of above mentioned property described in Volume M72, page 1198, Microfilm Records of Klamath County, Oregon; thence continue along the same line extended Southeasterly to its point of intersection with a line being parallel to and 250 feet North of the South line of said NW1/4 of Section 8; thence West along said line to the true the point of beginning.

EXCEPTING THEREFROM that portion conveyed to Klamath County, by Deed dated February 20, 1985, recorded April 1, 1985 in Volume M85, page 4700; and Deed dated March 19, 1985, recorded April 1, 1985 in Volume M85, page 4702, all Microfilm Records of Klamath County, Oregon.

Account No.: 3909-008BC-00500-000	Key No.: 539402
Account No.: 3909-008BC-01100-000	Key No.: 584442
Account No.: 3909-008BC-00500-000	Key No.: 539402

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.

BARGAIN AND SALE DEED

The true consideration for this conveyance is \$10,000.

Daniel G Brown Trustee

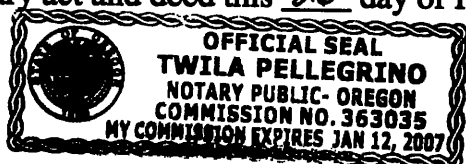
DANIEL G. BROWN, Trustee of the Daniel G. Brown Trust, U.T.A.D. dated December 12, 1990

Elouise Brown Trustee

ELOUISE BROWN, Trustee of the Elouise Brown Trust, U.T.A.D. dated December 20, 1990

STATE OF OREGON)
) ss.
County of Klamath)

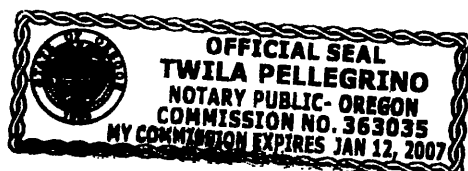
Personally appeared the above-named Daniel G. Brown, Trustee of the Daniel G. Brown Trust, U.T.A.D. dated December 12, 1990, and acknowledged the foregoing instrument to be his voluntary act and deed this 26th day of February, 2004.



Twila Pellegrino
NOTARY PUBLIC FOR OREGON

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above-named Elouise Brown, Trustee of the Elouise Brown Trust, U.T.A.D. dated December 20, 1990, and acknowledged the foregoing instrument to be her voluntary act and deed this 26 day of February, 2004.



Twila Pellegrino
NOTARY PUBLIC FOR OREGON

BARGAIN AND SALE DEED