

10:11 AM 11/16/04

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NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED IN ANY FORM OR BY ANY ELECTRONIC OR MECHANICAL MEANS.



MTL-13910-67399TM

JOHN F. LEAHY AND MONICA J. JONES

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Grantor's Name and Address

JFL AND MJJ PROPERTIES, LLC

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

JFL AND MJJ PROPERTIES, LLC
3815 SOUTH SIXTH STREET, SUITE 105
KLAMATH FALLS, OR 97603

Until requested otherwise, send all tax statements to (Name, Address, Zip):

JFL AND MJJ PROPERTIES, LLC
3815 SOUTH SIXTH STREET, SUITE 105
KLAMATH FALLS, OR 97603

SPACE RESERVED
FOR
RECORDER'S USE

State of Oregon, County of Klamath

Recorded 11/16/04 11:01 a m

Vol M04 Pg 78769

Linda Smith, County Clerk

Fee \$ 21.00 # of Pgs 1

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that JOHN F. LEAHY AND MONICA J. JONES, AS TENANTS BY THE ENTIRETY

hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto JFL AND MJJ PROPERTIES, LLC, AN OREGON 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:

PARCEL 1: Lot 8 in Block 8 of ORIGINAL TOWN OF MERRILL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

PARCEL 2: Lot 7 in Block 15 of CITY OF MERRILL, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

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

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ vesting change. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ~~whole~~ 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 on November 12, 2004; 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.

John F. Leahy
Monica J. Jones

STATE OF OREGON, County of Klamath

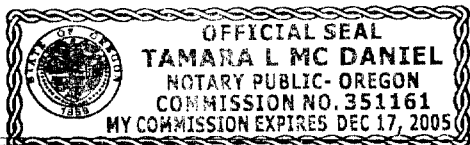
This instrument was acknowledged before me on November 12, 2004 by John F. Leahy

This instrument was acknowledged before me on _____

by _____

as _____

of _____



Tamara L. McDaniel
Notary Public for Oregon
My commission expires 12/17/05

2/00