

04DEC27 AM 11:50

THIS SPACE RESERVED FOR RECORDER'S USE

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After recording return to:

MBK Partnership
5761 Glenridge Way
Klamath Falls, Oregon 97063

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

MBK Partnership
5761 Glenridge Way
Klamath Falls, Oregon 97063

State of Oregon, County of Klamath
Recorded 12/27/04 11:50 A m
Vol M04 Pg 88255
Linda Smith, County Clerk
Fee \$ 21 # of Pgs 1

MTC 1396-6538
BARGAIN AND SALE DEED

MBK Partnership, an Oregon partnership, Grantor, conveys to North Estates, LLC, an Oregon limited liability company, Grantee, the following described real property:

Lot 4 in Block 1 of Tract No. 1267, North Ridge Estates, According to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon

Tax parcel No. R872793

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.

The true consideration for this conveyance is a contribution to capital. (Here comply with the requirements of ORS 93.030)

Dated: December 17, 2004

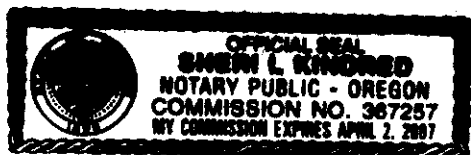
AMERITITLE has recorded this
Instrument by request as an accomodation only,
and has not examined it for regularity and sufficiency
or as to its effect upon the title to any real property
that may be described therein.

MBK PARTNERSHIP

By: Melvin L. Stewart
Name: Melvin L. Stewart, Partner

STATE OF OREGON)
) ss.
County of Lane)

The foregoing instrument was acknowledged before me this 17th day of December, 2004 by Melvin L. Stewart, partner, on behalf of MBK Partnership, a partnership consisting of Melvin L. Stewart and the Kenneth L. Tuttle, M.D. P.C. Pension and Profit Sharing Trust.



Sheri D. Anderson
Notary Public for Oregon
My Commission expires on 4/2/2007

21 Am