

05 FEB 23 AM 11:03

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MTTC-1396-6673

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Merganser Management, Inc.
11629 Merganser
Klamath Falls, OR 97601
Grantor's Name and Address

Merganser Limited Partnership
11629 Merganser
Klamath Falls, OR 97601
Grantee's Name and Address

After recording, return to (Name, Address, Zip):
Merganser Limited Partnership
11629 Merganser
Klamath Falls, OR 97601

Until requested otherwise, send all tax statements to (Name, Address, Zip):
Merganser Limited Partnership
11629 Merganser
Klamath Falls, OR 97601

State of Oregon, County of Klamath
Recorded 02/23/2005 11:03 a m
Vol M05 Pg 11722
Linda Smith, County Clerk
Fee \$ 2100 # of Pgs 1

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that Merganser Management, Inc., an corporation duly organized and existing under the laws of the State of Oregon hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey ~~unto~~ an undivided 1% interest in real property to Merganser Limited Partnership, 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:

Lot 11, Block 94, BUENA VISTA 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.

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

(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 \$ -0-. ① However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☐ the whole (indicate which) consideration.② (The sentence between the symbols ①, 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 February 10, 2005; 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.

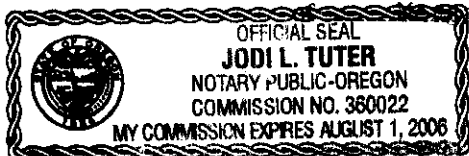
[Signature]

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on 2/10/05 ss.

by _____
by Mark E. Bradbury
as President

Merganser Management, Inc.



[Signature]
Notary Public for Oregon
My commission expires 8/1/06

2/10 am