

'05 APR 5 AM 8:30

Vol M05 Page 23173

When Recorded Return To:
Rodger and Barbara Manss
1480 Kings Row
Reno, NV 89503
Send Tax Statements To:
Same as above

State of Oregon, County of Klamath
Recorded 04/05/2005 8:30 A m
Vol M05 Pg 23173-76
Linda Smith, County Clerk
Fee \$ 36.00 # of Pgs 4

GRANT, BARGAIN AND SALE DEED

We, **RODGER K. MANSS and BARBARA J. MANSS**, husband and wife as joint tenants grant to **RODGER K. MANSS, SR. and BARBARA J. MANSS, trustees of the MANSS FAMILY TRUST DATED March 30, 2005**, the following described real estate in the County of Klamath, State of Oregon:

Lot 34, Block 15, Tract 1010 First Addition to Ferguson Mountain Pines, situate in Section 33, Township 35 South, Range 13 East of the Willamette Meridian.

TOGETHER WITH all and singular the tenements, hereditaments, appurtenances, rights, privileges and easements belonging or in anywise appertaining to any and all of the real property hereinabove described and defined and the reversion, reversions, remainder and remainders, rents, issues, profits and revenue thereof.

TO HAVE AND TO HOLD said real property hereinabove described and defined unto Grantee, their heirs and assigns, forever.

Street Address of Parcel: Plot of land located in Klamath County
Dated: March 30, 2005

A copy of the Certificate of Trust is attached as Exhibit "A".

Rodger K. Manss Sr
RODGER K. MANSS, SR.

Barbara J. Manss
BARBARA J. MANSS

RE: Law office of:
Michael Gregg

36✓

23174

STATE OF NEVADA

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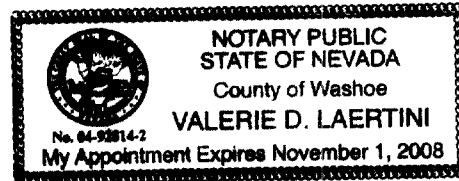
) SS:

COUNTY OF WASHOE

)

Personally came before me on March 30, 2005, the above named RODGER K. MANSS, SR. and BARBARA J. MANSS to me known to be the persons who executed the foregoing instrument and acknowledged the same.

Valerie D. Laertini
Notary Public



CERTIFICATE OF TRUST

EXHIBIT "A"

The undersigned Grantors hereby certify the following:

1. This Certificate of Trust relates to the MANSS FAMILY TRUST DATED March 30, 2005 (the "Trust") created by trust agreement (the "Trust Agreement").
2. The names of the Grantors are RODGER K. MANSS, SR. and BARBARA J. MANSS. The identification number for the Trust is Grantor Husband's social security number.
3. The names of each original trustee are RODGER K. MANSS, SR. and BARBARA J. MANSS. This authority is provided by the following provision in the Declaration of Trust: "We hereby designate ourselves as the primary trustees of this trust. As long as both of us are alive, either or both of us may exercise dominion and control over any and all of the trust assets. Upon the death of one of us, the survivor shall continue to act as the primary trustee of this living trust, with full power and authority to deal with any and all of the assets of this trust in any manner that said survivor sees fit, except as hereinafter limited as to assets placed in a secondary trust within this living trust to be known as the Credit Shelter Trust, and except as otherwise limited under Article Two of this living trust."
4. The name and address of each trustee empowered to act under the Trust Agreement at the time of the execution of this Certificate of Trust are:

Primary: RODGER K. MANSS, SR. and BARBARA J. MANSS
1480 Kings Row
Reno, Nevada 89503

Successor: LILA M. ALABED
355 Talus Way
Reno, NV 89503-1228

Alternate Successor: LISA M. MANSS
4025 Houston Drive
Reno, NV 89502-4941

5. The trustee(s) are authorized by the Trust Agreement to sell, convey, pledge, mortgage, lease, manage, operate, control, transfer title, divide, convert, or allot the trust property, including real and personal property including but not limited to securities of all kinds, and to sell upon deferred payments, except as limited by the following (if none, so indicate): NONE
6. The undersigned hereby represent that the statements contained in this Certificate of Trust are true and correct, and that there are no other provisions in the Trust Agreement or amendments to it that limit the powers of the Trustee to sell, convey, pledge, mortgage, lease, manage, operate, control, transfer title, divide, convert, allot, or sell upon deferred payments trust property, including real and personal property including but not limited to securities of all kinds.
7. This trust has not been revoked, modified, or amended in any manner which would cause the representations in this certification of trust to be incorrect. This certificate of trust is being signed by all currently acting trustees of the trust.

Rodger K. Manss Sr
RODGER K. MANSS, SR.

Barbara J. Manss
BARBARA J. MANSS

23176

STATE OF NEVADA

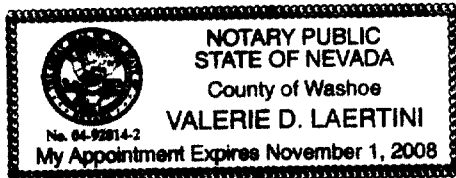
)

) SS:

COUNTY OF WASHOE

)

Personally came before me this 30th day of March, 2005, the above named RODGER K. MANSS, SR. and BARBARA J. MANSS, to me known to be the persons who executed the foregoing instrument and acknowledged the same.



Valerie D. Laertini

Notary Public