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AFTER RECORDING, RETURN TO:
William M. Ganong
Attorney at Law
514 Walnut Avenue
Klamath Falls OR 97601

State of Oregon, County of Klamath
Recorded 06/09/05 1:43 p.m.
Vol M05 Pg 43019
Linda Smith, County Clerk
Fee \$ 21.00 # of Pgs 1

SEND TAX STATEMENTS TO:
Lance L. Lesueur
Mary B. Lesueur
2340 Watson Street
Klamath Falls OR 97603

BARGAIN AND SALE DEED

Lance L. Lesueur and Mary B. Lesueur, Grantors, convey unto Le-BELLA, LLC., an Oregon Limited Liability Company, Grantee, their interest in the real property located in Klamath County, Oregon, which is more particularly described as follows:

Lot 32 and the Northerly 35 feet of Lot 31, Block 17, Eldorado Heights to the City of Klamath Falls, according to the official plat thereof on file in the office of the Clerk of Klamath County, Oregon.

Klamath County Assessor's Account No. R-3809-020DD-11100

This deed is made for estate planning purposes and no consideration has been paid heretofore.

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.

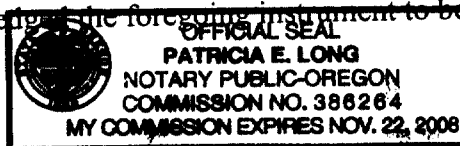
Dated this 6th day of June, 2005.

Lance L. Lesueur

Mary B. Lesueur

STATE OF OREGON, County of Klamath) ss.

Personally appeared the above-named Lance L. Lesueur and Mary B. Lesueur and acknowledged the foregoing instrument to be their voluntary act and deed.



Notary Public for Oregon

My Commission Expires: Nov. 22, 2008