M05-61739

08/11/2005 01:07:32 PM

Of Pages 1 Fee: \$21.00

AFTER RECORDING RETURN TO:

Jerry M. Molatore 426 Main Street

Klamath Falls, OR 97601

SEND TAX STATEMENTS TO

Robert R. Rathborne

PO Box 1

Half Moon Bay, CA 94019

BARGAIN AND SALE DEED

ROBERT R. RATHBORNE, Grantor, conveys to WILLIAMSON RIVER RETREAT, LLC, Grantee, the following described real property:

Government Lot 20 in Section 4 of Township 35 South, Range 7 East of the Willamette Meridian, Klamath County, Oregon.

SUBJECT TO that certain trust deed dated September 11, 2003, recorded on September 15, 2003, in Vol M03, Page 68335, the obligations of which are assumed by Grantee herein.

The true consideration for this conveyance is LLC contribution.

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 USES.

ROBERT R. RATHBORNE

STATE OF CALIFORNIA) ss.

County or San Marco)

The foregoing instrument was acknowledged before me this

day of June

_,2004,

by ROBE

ANGEYA IN BOOHER
COMM. #1363443
Notary Public-California
SAN MATEO COUNTY
My Comm. Exp. July 1, 2006

Votary Public for California

My Commission Expires: 7-1-06

GRANTORS' NAME AND ADDRESS: Robert R. Rathborne

PO Box 1

Half Moon Bay, CA 94019

GRANTEE'S NAME AND ADDRESS:

Williamson River Retreat, LLC

PO Box 1

Half Moon Bay, CA94019