

**Grantor's Name and Address:**

Indar Bhan and Heidi L. Bhan  
28451 Kokkeler Road  
Eugene, Oregon 97402

**Grantee's Name and Address:**

The Indar and Heidi L. Bhan Living Trust  
Indar Bhan and Heidi L. Bhan, Trustees  
28451 Kokkeler Road  
Eugene, Oregon 97402

**After recording, return to:**

Indar and Heidi Louise Bhan  
28451 Kokkeler Road, Eugene, OR 97402

**Until requested otherwise, send all tax statements to:**

Indar and Heidi Louise Bhan  
28451 Kokkeler Road, Eugene, OR 97402

**M06-03829**

Klamath County, Oregon

03/02/2006 08:39:04 AM

Pages 1 Fee: \$21.00

**BARGAIN AND SALE DEED**

KNOW ALL MEN BY THESE PRESENTS, that INDAR BHAN and HEIDI L. BHAN, Husband and Wife, hereinafter called Grantors, for consideration, hereinafter release and convey to:

THE INDAR AND HEIDI L. BHAN LIVING TRUST, UTD the 17 day of February, 2006, INDAR BHAN AND HEIDI L. BHAN, Trustees, hereinafter called Grantees, all right, title and interest in and to the following described real property situated in Klamath County, Oregon, to-wit:

LOTS 13, 14 AND 15, BLOCK 11 OF TRACT NO. 1042 TWO RIVERS NORTH,  
ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF  
THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

This property is free from encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

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 the conveyance is Grantor Trust Transfer.

DATED: 2-17-06

[Signature]  
INDAR BHAN

[Signature]  
HEIDI L. BHAN

STATE OF OREGON, County of Lane

This instrument was acknowledge before me on the 17 day of February, 2006  
By Indar Bhan and Heidi L. Bhan

[Signature]  
Notary Public for Oregon

My commission expires: 3-24-2007

