

Charlotte E. Borgman
 Phillip N. Morrison
 P.O. Box 632
 Pleasant Grove, CA 95668
 Grantor's Name and Address
 C. Morrison Ranch Limited Partnership
 P.O. Box 632
 Pleasant Grove, CA 95668
 Grantee's Name and Address
 After recording, return to (Name, Address, Zip):
 Michael J. Anderson
 425 University Ave., #210
 Sacramento, CA 95825
 Until requested otherwise, send all tax statements to (Name, Address, Zip):
 Charlotte E. Borgman
 Phillip N. Morrison
 P.O. Box 632
 Pleasant Grove, CA 95668

2006-017768

Klamath County, Oregon



00002862200600177680030034

09/05/2006 10:02:50 AM

Fee: \$31.00

NAME

TITLE

By _____, Deputy.

ASDEN: 63852

BARGAIN AND SALE DEED

KNOW ALL BY THESE PRESENTS that CHARLOTTE E. BORGMAN and PHILLIP N. MORRISON, as Co-Trustees of the MURVA ILO MORRISON REVOCABLE TRUST, dated February 9, 1988, as to an undivided 66.72% interest and PHILLIP N. MORRISON and CHARLOTTE E. BORGMAN, as Trustees of the M-B FAMILY TRUST, as to an undivided 33.28% interest, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto C. MORRISON RANCH 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:

SEE THE ATTACHED EXHIBIT "A"

(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 \$ 0.00. 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. (The sentence between the symbols ©, 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 August 28, 2006; 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.

Charlotte E. Borgman
 Charlotte E. Borgman

Phillip N. Morrison
 Phillip N. Morrison

STATE OF OREGON, County of _____ ss.

This instrument was acknowledged before me on _____

by _____

This instrument was acknowledged before me on _____

by _____

as _____

of _____

Notary Public for Oregon

My commission expires _____

AL SEAL
 KANGRIS
 3LIC-OREGON
 N NO. 408811
 XPIRES AUG. 2, 2010


#31-A

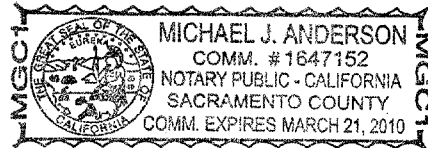


STATE OF CALIFORNIA)
COUNTY OF SACRAMENTO)

On Aug 24, 2006, before me, **MICHAEL J. ANDERSON** a Notary Public in and for said State, personally appeared **PHILLIP N. MORRISON**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.


NOTARY PUBLIC



STATE OF OREGON,

County of Klamath } SS.

FORM No. 23—ACKNOWLEDGMENT.
Stevens-Ness Law Publishing Co., NL
Portland, OR 97204 © 1992

BE IT REMEMBERED, That on this 28th day of August, 2006, before me, the undersigned, a Notary Public in and for the State of Oregon, personally appeared the within named Charlotte E. Borgman

known to me to be the identical individual ☒ described in and who executed the within instrument and acknowledged to me that she executed the same freely and voluntarily.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal the day and year last above written.



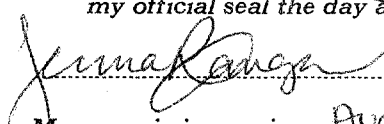

Notary Public for Oregon
My commission expires Aug 2, 2010



Exhibit A

PARCEL 1:

All that part of the SE 1/4 of the SE 1/4 of Section 3 and that portion of the NE 1/4 of the NE 1/4, Section 10, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, lying South of the North boundary of Malin Irrigation District, which boundary line is set forth in Volume 61 at Page 44, Deed Records of Klamath County, Oregon.

SAVING AND EXCEPTING a parcel of land described as follows:

A parcel of land lying in the NE 1/4 of the NE 1/4 of Section 10, Township 41 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwest corner of said NE 1/4 of the NE 1/4 of Section 10; thence North, along the West line thereof, a distance of 330.0 feet; thence East parallel with the South line of said NE 1/4 of the NE 1/4, a distance of 198.0 feet; thence South, parallel with the West line of said NE 1/4 of the NE 1/4, a distance of 330.0 feet, more or less, to the South line of said NE 1/4 of the NE 1/4; thence West along said South line, a distance of 198.0 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM any portions lying within the Malin Loop County Road #1183.