

MT81587-105

THIS IS

2008-001336

Klamath County, Oregon

LARRY RANK, SUCCESSOR TRUSTEE

13007 NE FREMONT

PORTLAND, OR 97230

Grantor's Name and Address

THE ESTATE OF RAMONA SOTO RANK

C/O 13007 NE FREMONT

PORTLAND, OR 97320

Grantee's Name and Address

After recording return to:

THE ESTATE OF RAMONA SOTO RANK

C/O 13007 NE FREMONT

PORTLAND, OR 97320

Until a change is requested all tax statements
shall be sent to the following address:

THE ESTATE OF RAMONA SOTO RANK

C/O 13007 NE FREMONT

PORTLAND, OR 97320



00039416200800013360020022

02/01/2008 11:23:36 AM

Fee: \$26.00

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Larry I. Rank, Successor Trustee of the Florinda L. Soto Trust, under agreement dated May 18, 1985, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey to The Estate of Ramona Soto Rank, deceased, 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 anyway appertaining, situated in the County of **KLAMATH**, State of Oregon, described as follows, to wit:

Tract 10 of INDEPENDENCE TRACTS, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES 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 THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007.

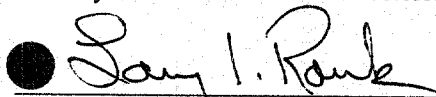
To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is **to clear title**.

However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

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 this 30th day of January, 2008; if a corporate grantor, 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.

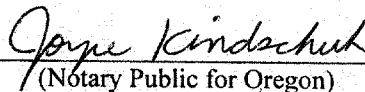


Larry I. Rank, Successor Trustee of the Florinda L. Soto Trust

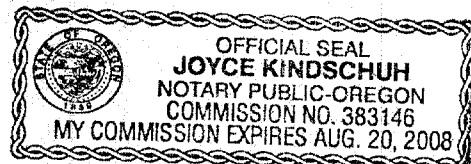
State of Oregon

County of Multnomah

This instrument was acknowledged before me on Jan. 30, 2008, by LARRY I. RANK, Successor Trustee.


(Notary Public for Oregon)

My commission expires Aug. 20, 2009



26 AMT

STATE OF OREGON
County of Multnomah

LETTERS TESTAMENTARY

Case Number: 070390417

THIS CERTIFIES that the Will of **RAMONA SOTO RANK**, Deceased,
has been proved and **LARRY I. RANK** has/have been appointed and is/are at the
date hereof the duly appointed, qualified and acting Executor (s) {or Administrator of
the Will Annexed} of the Will and estate of the decedent.

LIMITATIONS: NONE

IN WITNESS WHEREOF, I, as Clerk of the Circuit Court of the State of
Oregon for the County of Multnomah, in which proceedings for administration for the
estate are pending, do hereby subscribe my name and affixed the seal of the Court on

MAR 26 2007

(SEAL)



Douglas M. Bray, Clerk of the Court

By: P. Wilson

Deputy