Max & Mike, LLC, an Oregon Doméstic Limited Liability Company

Grantor's Name and Address

Hayden Brothers Investments, LLC, an Oregon Domestic Limited Liability Company

Grantee's Name and Address

After recording return to:
Hayden Brothers Investments, LLC, an Oregon Domestic Limited Liability Company

1740 W. 1740 AUC.

EUGENE, OL 9740 Until a change is requested all tax statements shall be sent to the following address:
Hayden Brothers Investments, LLC, an Oregon Domestic Limited Liability Company

1740 W. 1744 AUC.

ugene, CR 97402

MT82791-TM

Escrow No.

THIS SPAC

2008-009611 Klamath County, Oregon

00049139200800096110010018

07/01/2008 03:21:48 PM

Fee: \$21.00

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That Max & Mike, LLC, an Oregon Domestic/Limited Liability Company, hereinafter called grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto Hayden Brothers Investments, LLC, an Oregon Domestic Limited Liability Company, 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:

Lots 13, 14, 15 and the West 1/2 of Lot 16 in Block 1, SIXTH STREET ADDITION to the City of Klamath Falls, 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 \$291,060.00.

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.

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Max & Mike, LLC, an Oregon Doméstic Limited Liability Company

R. Michael Shirtcliff, Member

State of Oregon County of KLAMATH

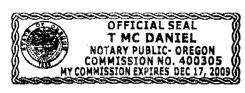
This instrument was acknowledged before me on

302008 by R. Michael Shirtcliff as Member of Max &

Mike, LLC, an Oregon Dondestic Limited Liability Company.

(Notary Public for Oregon)

My commission expires 12/17/09



21AMT