

UTC 87657

THIS SPAC

2010-006754

Klamath County, Oregon



After recording return to:
MDLN Properties, LLC, an Oregon limited
~~liability company~~ liability company
P.O. Box 417
Malin, OR 97632

06/03/2010 11:25:35 AM

Fee: \$47.00

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

MDLN Properties, LLC, an Oregon limited
~~liability company~~ liability company
P.O. Box 417
Malin, OR 97632

Escrow No. MT87111-KR
Title No. 0087657
SWD r.012910

STATUTORY WARRANTY DEED

Lon E. Baley, Nancy L. Baley, Mark R. Trotman and Dawn M. Trotman doing business as Baley-Trotman Farms, an Oregon assumed business name and Baley-Trotman Farms, a General partnership, Grantor(s) hereby convey and warrant to MDLN Properties, LLC, an Oregon limited ~~liability company~~ liability company, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon free of encumbrances except as specifically set forth herein:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTIONS THAT ARE MADE A PART
HEREOF BY THIS REFERENCE

**liability

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is \$1.00.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009. 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009.

Dated this 28th day of May, 2010.

Baley-Trotman Farms, a General partnership

BY: Lon E. Baley partner
Lon E. Baley, Partner

BY: Mark R. Trotman partner
Mark R. Trotman, Partner

Baley-Trotman Farms, an Oregon assumed business name

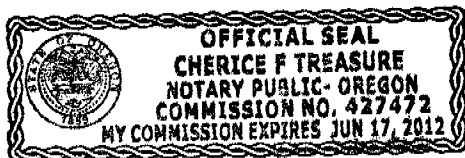
Lon E. Baley Nancy L. Baley
Lon E. Baley Nancy L. Baley

Mark R. Trotman Dawn M. Trotman
Mark R. Trotman Dawn M. Trotman

State of Oregon
County of KLAMATH

This instrument was acknowledged before me on May 28, 2010 by Lon E. Baley and Mark R. Trotman, Partners of Baley-Trotman Farms, a General partnership and Lon E. Baley, Nancy L. Baley, Mark R. Trotman and Dawn M. Trotman all doing business as Baley-Trot Farms, an Oregon assumed business name.

Cherice F. Treasure
(Notary Public for Oregon)
My commission expires 6/17/2012



47amt

EXHIBIT "A"
LEGAL DESCRIPTION

PARCEL 1

Government Lots 27, 28, 35 and 36 in Section 13, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, SAVING AND EXCEPTING any portion lying within the USBR Canal right of way.

PARCEL 2

Farm Unit "Q" of Government Lots 7, 19, 21 and the West half of Government Lot 10, in Section 14, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon,

More accurately described as:

Farm Unit "Q" according to the Farm Unit Plat, or the Government Lots 7, 19, 21 and the West half of Government Lot 10 of Section 14, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon. EXCEPTING the right of way heretofore reserved by the United States of America for the "J-6" and the "J" Canals. ALSO EXCEPTING THEREFROM that portion lying within the Stateline Road right of way.

PARCEL 3

The S1/2, S1/2 of the N1/2 and S1/2 of the N1/2 of the N1/2 of Government Lot 12 and all of Government Lot 19, of Section 15, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, SAVING AND EXCEPTING THEREFROM any portion within laterals, drains or County Roads."

PARCEL 4

The S1/2, S1/2 N1/2, S1/2 N1/2 N1/2 of Government Lot 5, all of Government Lot 12 and all of Government Lot 13, Section 14, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County. SAVING AND EXCEPTING THEREFROM any portion lying within Adams Point Road or Stateline Road right of way

PARCEL 5

Government Lots 29, 30, 33, 34 in Section 13, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, EXCEPTING THEREFROM that portion used for U.S.B.R. "J" Canal.

(Legal Continued)

PARCEL 6

Farm Unit "N", according to the Farm Unit Plat, or the S1/2, S1/2 N1/2, E1/2 N1/2 N1/2, W1/2 S1/2 N1/2 N1/2 of Government Lot 11, the Government Lot 14, and the E1/2 S1/2, E1/2 S1/2 N1/2, E1/2 S1/2 N1/2 N1/2 of Government Lot 6 of Section 14, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, ALSO

The East 20 acres of Farm Unit "M", the same being all that portion of Farm Unit "M" lying in Government Lots 6 and 11, being in Section 14, Township 41 South, Range 11 East of the Willamette Meridian, Klamath County, Oregon, as more fully described in deed from Lester D. Pierce, et ux. to J. R. Ratliff and Ollie Ratliff, dated February 17, 1936 recorded the same date in Volume 105, page 634, Microfilm Records of Klamath County, Oregon.