

LTC 89721



THIS SP.

2011-002314

Klamath County, Oregon



02/18/2011 03:07:59 PM

Fee: \$42.00

After recording return to:  
Wellness Distribution Network, LLC a  
Nevada Limited Liability Company  
2512 Faiss Dr.  
Las Vegas, NV 89134

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

Wellness Distribution Network, LLC a  
Nevada Limited Liability Company

8310 W. Cheyenne #109-81  
Las Vegas, NV 89129

Escrow No. BT130560DB

Title No. 0089721

### STATUTORY WARRANTY DEED

Robert E. Taylor, Grantor(s), hereby convey and warrant to Wellness Distribution Network, LLC a Nevada Limited 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 INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

Key No: 147594

2407-018D0-03300-000

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 \$93,700.00.

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 17 day of February, 2011.

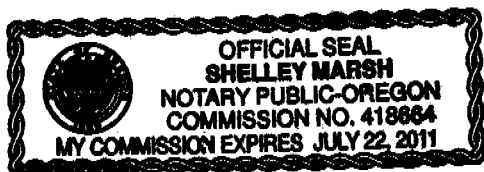
Robert E. Taylor  
Robert E. Taylor

State of Oregon  
County of DESCHUTES

This instrument was acknowledged before me on February 17, 2011 by Robert E. Taylor.

Shelley Marsh  
(Notary Public for Oregon)

My commission expires 07-22-11



427111

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**PARCEL 1:**

A tract of land situated in the NW1/4 of the SE1/4 and the NE1/4 of the SE1/4 of Section 18, Township 24 South, Range 7 East of the Willamette Meridian in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point which is South 01°00'51" West 6.18 feet and East 38.14 feet from the 1/16<sup>th</sup> corner of the common line between the NE1/4 and the SE1/4 of said Section 18; thence South 480.0 feet along the so called "false 1/16<sup>th</sup> line" which lies within the NE1/4 of the SE1/4 and is East of the common 1/16<sup>th</sup> line between the NW1/4 of the SE1/4 and the NE1/4 of the SE1/4 of said Section 18 to the point of beginning; thence West 294.75 feet to a point; thence continuing West 15 feet more or less to the flow line of Crescent Creek; thence Northerly 120 feet more or less along the flow line of said creek to the intersection of the North line of said tract which is parallel to and 120 feet more or less North of the South line of said tract; thence East 15 feet more or less to a point; thence continuing East 321.4 feet to a point; thence South 120.0 feet along the "false 1/16<sup>th</sup> line" to the place of beginning.

**PARCEL 2:**

A tract of land situated in the NW1/4 of the SE1/4 and the NE1/4 of the SE1/4 of Section 18, Township 24 South, Range 7 East of the Willamette Meridian in the County of Klamath, State of Oregon, more particularly described as follows:

Beginning at a point which is South 01°00'51" West 6.18 feet and East 38.14 feet from the 1/16<sup>th</sup> corner of the common line between the NE1/4 and the SE1/4 of said Section 18; thence South 360 feet along the so called "false 1/16<sup>th</sup> line" which lies within the NE1/4 of the SE1/4 and is East of the common 1/16<sup>th</sup> line between the NW1/4 of the SE1/4 and the NE1/4 of the SE1/4 of said Section 18 to the point of beginning; thence West 321.40 feet to a point; thence continuing West 20 feet more or less to the flow line of Crescent Creek; thence Northwesterly 200 more or less along the flow line of said creek to the intersection of the North line of said tract which is parallel to and 120 feet more or less North of the South line of said tract; thence East 112.0 feet more or less to a point; thence continuing East 371.55 feet to a point; thence South 120.00 feet along the "false 1/16<sup>th</sup> line" to the place of beginning.

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