

2011-003848

Klamath County, Oregon



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03/22/2011 10:22:04 AM

Fee: \$42.00

Tri Crown Holdings, Inc.
 4318 La Habra Way
 Klamath Falls, OR 97603
 Grantor's Name and Address

Triple Crown Holdings LP
 4318 La Habra Way
 Klamath Falls, OR 97603
 Grantee's Name and Address

After recording return to (Name, Address, Zip):

James T. Dunn
 Martin Bischoff LLP
 888 S.W. Fifth Avenue, Suite 900
 Portland, OR 97204

Until requested send all tax statements to (Name, Address, Zip):

Triple Crown Holdings LP
 4318 La Habra Way
 Klamath Falls, OR 97603

BARGAIN AND SALE DEED

TRI CROWN HOLDINGS, INC., a California corporation, Grantor, conveys a one-tenth of one percent (0.1%) interest to **TRIPLE CROWN HOLDINGS LP**, a California Limited Partnership, Grantee, to the following real property situated in Klamath County, State of Oregon, to wit:

Parcel 2 of Land Partition 20-99 in the SE 1/4 SW 1/4 and SW 1/4
 SE 1/4 of Section 6, Township 39 south, Range 10 East of the
 Willamette Meridian, Klamath County, Oregon.

Tax Account No. 3910-006C0-00201 (WOP)

The true consideration for this conveyance is \$0. However, the actual consideration consists of or includes other property or value given or promised which is ___ part of the _x_ the whole (indicate which) consideration. (Here comply with the requirements of ORS 93.030).

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 19 day of July, 2010.

TRI CROWN HOLDINGS, INC.,
a California corporation

Frank L. King, President
By: Frank L. King, President

State of Oregon)
) ss.
County of Klamath)

This instrument was acknowledged before me on July 19, 2010 by Frank L. King, as President of Tri Crown Holdings, Inc.

Wendy Young
Notary Public of Oregon
My Commission Expires: 8.31.2011

