

mtc 94585 KR
After Recording Return To:
2792 South 6th Street, LLC
3193 Horizon Place
West Covina, California 91791

2012-013917
Klamath County, Oregon
12/13/2012 03:50:37 PM
Fee: \$42.00

Until A Change Is Requested
Send Tax Statements To:
2792 South 6th Street, LLC
3193 Horizon Place
West Covina, California 91791

STATUTORY BARGAIN AND SALE DEED

SWAN LAKE MOULDING COMPANY, AN OREGON CORPORATION, Grantor, conveys to 2972 SOUTH 6TH STREET, LLC, AN OREGON LIMITED LIABILITY COMPANY, Grantee, the following described real property located in Klamath County, Oregon:

Parcel 1 of Land Partition 6-11 located in the S1/2 NW1/4 of Section 3, Township 39 South/Range 9 East of the Willamette Meridian, Klamath County, Oregon and being a replat of Parcel 1 of LP11-10 and Parcel 1 of LP12-10. Duly recorded on November 20, 2012 in Volume 2012-012887, Records 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. 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, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

The true and actual consideration for this conveyance is \$200,000.00.

42 AMT

Dated this 13 day of December, 2012.

Swan Lake Moulding Company'
an Oregon corporation

By: Terry J. Scoggin
Terry J. Scoggin, President

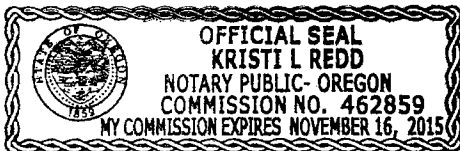
By: James R. Uerlings
James R. Uerlings, Vice President

STATE OF OREGON

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§
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COUNTY OF KLAMATH

This instrument was acknowledged before me on December 13, 2012, by
Terry J. Scoggin, as President of Swan Lake Moulding Company on behalf of the
corporation.



Kristi L. Redd
Notary Public for Oregon
My commission expires: 11/16/2015

STATE OF OREGON

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COUNTY OF KLAMATH

This instrument was acknowledged before me on December 13, 2012, by
James R. Uerlings, as Vice President of Swan Lake Moulding Company on
behalf of the corporation.



Kristi L. Redd
Notary Public for Oregon
My commission expires: 11/16/2015