



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Pahlisch Homes at Pheasant Run, LP
210 SW Wilson Avenue, Ste 100
Bend, OR 97702

Until a change is requested all tax statements
shall be sent to the following address:
Pahlisch Homes at Pheasant Run, LP
210 SW Wilson Avenue, Ste 100
Bend, OR 97702

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That

PR Klamath Oregon Limited Partnership, a Nevada Limited Partnership

hereinafter called Grantor, for the consideration hereinafter stated, does hereby grant, bargain, sell and convey unto

Pahlisch Homes at Pheasant Run Limited Partnership, an Oregon Limited Partnership

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 any way appertaining, situated in the County of Klamath, State of Oregon, described as follows, to wit:

Lots 56, 58-61 & 78-80 of Tract 1473, PHEASANT RUN, according to the official plat thereof on file in the office of the County Cler, Klamath County, Oregon.

The true and actual consideration paid for this transfer, stated in terms of dollars, is TO CHANGE VESTING. However, the actual consideration consists of or includes other property or value given or promised which is the whole / part of the consideration.

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

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.

AMERITITLE has recorded this instrument by request as an accomodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

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.

In Witness Whereof, the grantor has executed this instrument this 17th day of February, 2016; if a corporate grantor, it has caused its name to be signed and its seal if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

PR Klamath USA Limited Partnership, a Nevada Limited Partnership



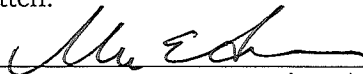
By: Ender Ilkay, President of Mighty River Holdings, Inc.,
Manager of PR Klamath General LLC, Its General Partner.

State of Washington

County of Whatcom

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} ss.
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On this 17th day of February, in the year 2016, before me, Mark E. Haman, a Notary Public in and for said state, personally appeared Ender Ilkay known to me to be the President of Mighty River Holdings Inc, & Manager of PR Klamath General LLC, and acknowledged to me that pursuant to a Resolution of the Board of Directors, he/she executed the foregoing in said Corporation name. IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.



Notary Public for the State of Washington
Residing at: Whatcom County, WA, 98240
Commission Expires: 01-07-2019

Mark E. Haman

MARK E. HAMAN
Notary Public
State of Washington
My Commission Expires
January 07, 2019