

AFTER RECORDING, RETURN TO:

Susan E. Snell
P.O. Box 575
Tualatin, OR 97062

SEND TAX STATEMENTS TO:

Susan E. Snell
P.O. Box 575
Tualatin, OR 97062

BARGAIN AND SALE DEED

Andrew A. Patterson, Trustee of the BMRMG LLC, 401 (K) PLAN, Grantor, conveys unto Andrew A. Patterson, Trustee, or the successors in trust, under the Andrew A. Patterson Living Trust, dated January 16, 2017, and any amendments thereto, Grantee, his interest in the following-described parcel of real property in Klamath County, Oregon:

The Southerly 40 feet of Lots 4 and 5, Block 7, CANAL ADDITION to the City of Klamath Falls, in the County of Klamath, State of Oregon.

Beginning on the Northerly line of 9th Street at the Southeast corner of Lot 5, Block 7, CANAL ADDITION to the City of Klamath Falls, Oregon; thence Northeast along the Northwest line of alley 45.6 feet, more or less, to the most Easterly corner of Lot 4; thence in a Northwest direction along the lot lines between Lots 3 and 4, Block 7, 40 feet; thence in a Southwest direction along a line which is parallel and 40 feet distant from the Northwest line of aforementioned alley to its intersection with the Northerly line of 9th Street; thence in a Southeast direction along the North line of 9th Street to the point of beginning.

Klamath County Assessor's Map No. R-3809-032AA-03300-000 and Account No. R413449, and more commonly referred to as 413 S 9th Street, Klamath Falls, Oregon.

The consideration for this transfer is Equitable Exchange.

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

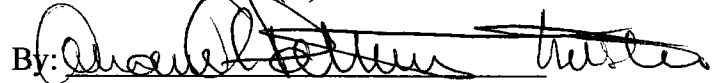
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APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS 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.

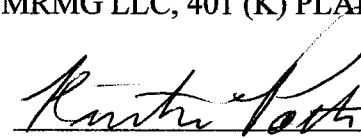
Dated this 25 day of January 2017.

BMRMG LLC, 401 (K) PLAN

By: 
Andrew A. Patterson, Trustee

STATE OF ALABAMA, County of Baldwin) ss.

This instrument was acknowledged before me on the 25 day of January 2017, by Andrew A. Patterson, in his capacity as Trustee of BMRMG LLC, 401 (K) PLAN.


Notary Public for Alabama
My Commission Expires: September 12, 2021
