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03/01/2022 12:24:08 PM

Fee: \$87.00

Chang Song Bradford, Trustee of the CBS Trust
 18745 Ranchito Del Rio Dr
 Salinas, CA 93908

Grantor's Name and Address

Chang Song Bradford
 18745 Ranchito Del Rio Dr
 Salinas, CA 93908

Grantee's Name and Address

After recording return to:
 Chang Song Bradford
 18745 Ranchito Del Rio Dr
 Salinas, CA 93908

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

Chang Song Bradford
 18745 Ranchito Del Rio Dr
 Salinas, CA 93908

BARGAIN AND SALE DEED

KNOW ALL MEN BY THESE PRESENTS, That **Chang Song Bradford, Trustee of the CBS Trust, dated June 19, 2018,**

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

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:

A tract of land situated in the SW1/4 SW1/4 of Section 35, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the West line of said Section 35, 156.65 feet South of the Northwest corner of the SW1/4 SW1/4 of Section 35; thence North 89° 57' East a distance of 156 feet more or less, to the center line of the Enterprise Irrigation District Canal, thence Southwesterly along the center line of said canal to its intersection with the West line of said Section 35; thence North 0° 12' East along the West line of said Section 186.35 feet, more or less, to the point of beginning.

EXCEPTING THEREFROM any portion of said land lying and being within the boundaries of Summers Lane.

The true and actual consideration paid for this transfer, stated in terms of dollars, is none.

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.

True-line
 Returned at Counter

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 9 day of February, 2022, 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.

The CBS Trust, dated June 19, 2018

Chang Song Bradford Trustee
Chang Song Bradford, Trustee

State of California } ss
County of Monterey }

On this 9 day of February, 2022, before me, Juliana Madeleine Valdez, a Notary Public in and for said state, personally appeared Chang Song Bradford, known or identified to me to be the person(s) whose name(s) are subscribed to the within Instrument and acknowledged to me that he/she/they executed same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Juliana Madeleine Valdez
Notary Public for the State of California
Residing at: 3000 1130 Fremont Blvd, Seaside, CA 93955
Commission Expires: 09/08/2023

