



ESCROW NO. CX21-8540

2022-007404

Klamath County, Oregon

06/14/2022 12:52:01 PM

Fee: \$82.00

GRANTOR

WTRE EXCHANGE, LLC, an Oregon limited liability company

GRANTEE

WT REAL ESTATE, LLC, an Oregon limited liability company

90099 PRAIRIE ROAD

EUGENE, OR 97402

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

After recording return to:
CASCADE TITLE CO.
811 WILLAMETTE
EUGENE, OR 97401

BARGAIN AND SALE DEED

WTRE EXCHANGE, LLC, an Oregon limited liability company, Grantor
conveys to

WT REAL ESTATE, LLC, an Oregon limited liability company Grantee

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

Lot 36 in Block 3 of Tract No. 1122, according to the official plat thereof on file in the office of the County Clerk 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, AND 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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

The true consideration for this conveyance is pursuant to an IRC Section 1031 exchange.

Dated this 14th day of June, 2022

WTRE EXCHANGE, LLC, an Oregon limited liability company

By: CASCADE EXCHANGE SERVICES, INC., an Oregon Corporation, Its Member

By THOMAS MCMAHON, PRESIDENT

State of Oregon
County of Lane

This instrument was acknowledged before me on June 14, 2022 by THOMAS MCMAHON, President of CASCADE EXCHANGE SERVICES, INC., Member of WTRE EXCHANGE, LLC, an Oregon limited liability company.

M. Bonte
(Notary Public for Oregon)
My commission expires 7/26/2025

