



MTD Cer No. 594425AM

BILL OF SALE/DEED

THIS INDENTURE WITNESSETH,

That in consideration of the sum of Forty five thousand Dollars, (\$45,000.00) the receipt whereof hereby is acknowledged, I the undersigned seller, hereby grant, bargain, sell, transfer and deliver unto CSK Holdings LLC, an Oregon limited liability company hereinafter called buyer, the following described personal property, now being and situate 231 W Front St, Merrill, OR 97633 in County of Klamath to-wit:

See Exhibit A Titled Merrill Polar Bear Equipment List

TO HAVE AND TO HOLD, the same unto the buyer and buyer's executors, administrators, successors and assigns forever.

And I, the seller, hereby covenant to and with the said buyer that I am the owner of said personal property; that the same is free from all encumbrances except (if none, so state): _____, AND that I have the right to sell the same, and that I, my heirs, executors and administrators shall warrant and defend the same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the seller has executed this document this August 24, 2023.

Kallie Gatliff

STATE OF OREGON)

County of Klamath) ss

Kallie Gatliff, being first duly sworn, depose and say that ~~he~~/she/~~they~~ is(~~are~~) the owner(~~s~~) of the property described in the foregoing Bill of Sale, and that the same has been paid in full, and that on this date the same is free and clear of liens and encumbrances of every kind and nature.

Kallie Gatliff

Subscribed and sworn to before me this 31 day of August, 2023.

Notary Public for OREGON

My Commission expires 9/27/2025



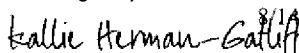
After Recording
Return TO/ Send Tax Statements to:

CSK Holdings LLC
PO Box 413
Merrill, OR
97633

Merrill Polar Bear Equipment List

Room	Item
Bathroom	Washer & Ventless Washer Dryer Combo
Dining Room	3 Bench Tables 1-4 person table 1-2 person table 2 Candy Machines 8 Compartment steel condiment bar 3 Shelf Utility Cart Toaster Oven
Outside of Building	Menu Board Air Curtain Air Curtain Air Curtain Air Curtain 2 Picnic Tables 3 Outside Garbage Cans w/ Lids 2 Outside Folding Chairs Multiple Outside Signs Tuff Shed Building
Back Room	Stand Up Freezer Ice Machine Fridge/Freezer Combo Water Heater 3 Part Commercial Sink w/ Dry Rack Husky Drawer Set Commercial Exhaust Hood & Ansul Syster Arlo Camera System Chest Freezer Oil Filter Machine Walk-in Refrigerator Walk-In Condenser

DocuSigned by:



8/14/2023

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Cooking Area	Refrigerator/Freezer Combo Stainless Steel Table Microwave Refrigerated Prep Rail Grill Stand Hood Filters 6 Tier Metal Stand Grill Fryer w/2 Baskets Commercial Can Opener
Front Room	Wood Condiment Holder Chest Freezer Wood Stand 2 Handset Cordless phone IPad Stand Kit 2 iPads & Kitchen Printer 1 Ipad Receipt Printer 1 Ipad IPad Stand Kit Receipt Printer Double Cone Dip Warmer Triple Cone Dip Warmer Milkshake Machine Milkshake Machine Commercial Coffee Machine Undercounter Refrigerator 6 Compartment 2 Tier Condiment Holder Ice Cream Machine
Heating and Air System	Mitsubishi Mini Splits

DocuSigned by:
Kallie Herman-Gatliff 8/14/2023
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EXHIBIT "A"

PARCEL A:

A piece or parcel of land situated in Lots 51 and 52 of Merrill Tracts, a platted portion of Klamath County in the City of Merrill, Oregon, being more particularly described as follows:

Beginning at a 5/8 inch aluminum capped iron pin from which the Northeast corner of Section 11, Township 41 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, bears North 40.0 feet and East 355.3 feet distant, said point of beginning also being on the South right-of-way of the Oregon State Highway No. 50; thence West along the South right-of-way of said Highway 70.0 feet to a 5/8 inch aluminum capped iron pin; thence South 60.0 feet to a 5/8 inch aluminum capped iron pin; thence East 70.0 feet to a 5/8 inch aluminum capped iron pin; thence North 60.0 feet (70.0 feet by deed record) more or less, to the point of beginning.

PARCEL B:

That certain building known as "The Merrill Polar Bear" Merrill, Oregon, together with all personal property equipment, fixtures and food stuffs located therein and situated on the following real property:

Commencing at a point 40 feet East of the Northwest corner of Block 51 of Merrill Tracts, extending thence East along the North line of said Block 51 a distance of 40 feet, thence South 100 feet, thence West 40 feet, thence North 100 feet, more or less, to the point of beginning, in the City of KMerrill, Klamath County, Oregon.