

WHEN RECORDED SEND TO:

Mark Bern
7251 Hilyard Ave.
Klamath Falls, OR 97603

QUIT-CLAIM DEED


Deborah L. Happel, Trustee of THE STEPHEN C. BERN TRUST, dated March 11, 2021,

Grantor, hereby:

QUIT CLAIMS TO: Mark Bern and Stephanie Pickern, as joint tenants, Grantees, for ten dollars and other valuable consideration the following tracts of land in Washington County, more particularly described as:

SEE EXHIBIT A, ATTACHED HERETO

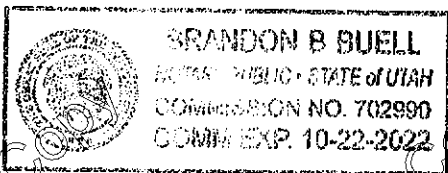
WITNESS the hand of said grantor this 15 day of November, 2021

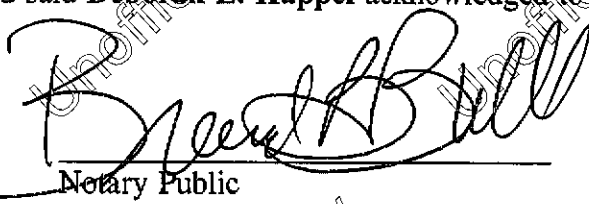


Deborah L. Happel
Trustee of THE STEPHEN C. BERN TRUST,
Dated March 11, 2021.

STATE OF UTAH)
: ss.
COUNTY OF WASHINGTON)

On this 15 day of November, 2021, personally appeared before me **Deborah L. Happel**, who, being duly sworn did say that she is the Trustee of THE STEPHEN C. BERN TRUST dated the 11th day of March, 2021, and that said instrument was signed on behalf of said trust, by authority granted under the trust agreement, and said **Deborah L. Happel** acknowledged to me that she as such trustee executed the same.





Notary Public

EXHIBIT A**Parcel No. LV-66-A-4**

LA VERKIN FIELD SUR LOT 26 (LV) BEG N1/4 COR SEC 26 T41S R13W TH N89°46'13" E ALG SEC/L 18.29 FT; TH N01°02'02" W 116.72 FT TO POB; TH N01°02'02" W 80.80 FT TO BEG OF 15 FT RAD CUR; TH NELY RT ALG ARC SD CUR 23.77 FT THRU CTL ANG 90°48'02"; TH N89°46' E 86.34 FT; TH S0°14' E 96° FT; TH S89°46' W 100.21 FT TO POB. LESS: COM AT N1/4 COR OF SEC 26, T41S, R13W; TH N89°46'13" E, 18.29 FT ALG SEC LN; TH N01°02'02" W, 116.72 FT TO SW COR OF GRANTORS LAND & TRUE POB; TH N89°45'22" E, 9.24 FT ALG S LN OF GRANTORS LAND; TH N00°58'46" E, 82.28 FT TO PT OF A 10.00 FT RAD CUR RT; TH NLY & ELY, 15.50 FT ALG ARC OF SD CUR THRU A CTL ANG OF 88°47'14"; TH N89°46'00" E, 79.23 FT TO A PT ON E LN OF GRANTORS LAND; TH N00°14'00" W, 3.94 FT TO NE COR OF GRANTORS LAND; TH S89°46'00" W, 86.34 FT ALG N LN OF GRANTORS LAND TO PT OF A 15.00 FT RAD CUR LT; TH WLY & SLY, 23.77 FT ALG ARC OF SD CUR & WLY LN OF GRANTORS LAND, THRU A CTL ANG OF 90°48'02"; TH S01°02'02" E, 80.80 FT TO TRUE POB.

TOGETHER WITH all improvements and appurtenances thereunto belonging.

SUBJECT TO easements, rights of way, restrictions, and reservations of record and those enforceable in law and equity.