

REEL 3516 PAGE 446
MARION COUNTY
BILL BURGESS, COUNTY CLERK
06-25-2013 04:13 pm.
Control Number 341799 \$ 51.00
Instrument 2013 00028663

✓ AFTER RECORDING, RETURN TO:
Sherman, Sherman, Johnnie & Hoyt, LLP
P.O. Box 2247
Salem, OR 97308

GRANTOR'S NAME AND ADDRESS
Auburn Road Mushroom Farm, LLC
10 Pictsweet Drive
Bells, Tennessee 38006-0119

TAX STATEMENTS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

GRANTEE'S NAMES & ADDRESS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH, that **AUBURN ROAD MUSHROOM FARM, LLC**, a Delaware limited liability company, hereinafter called "Grantor", in consideration of the payment to it of \$1.00, and for other valuable consideration, the receipt of which is hereby acknowledged, **BARGAINS, SELLS, CONVEYS, ASSIGNS and SETS OVER** unto **THE PICTSWEET COMPANY**, a Delaware corporation, hereinafter called "Grantee", and unto Grantee's successors and assigns, free of encumbrances except as specifically set forth herein, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Marion County, State of Oregon, described as set forth in Exhibit A, attached hereto and by this reference incorporated herein.

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 on the date
indicated opposite the Grantor's signature.

June 18, 2013.

Auburn Road Mushroom Farm, LLC

By:

Its:

President

STATE OF TENNESSEE)

County of Crockett) ss.:

On this 18th day of June, 2013 personally appeared Carl Grueneveld,
who acknowledged that he is the President of Auburn Road Mushroom Farm,
LLC, and that he executed the foregoing instrument as his voluntary act and deed.

Before me:

Sarah J. King
Notary Public for Tennessee
My Commission Expires: 11/27/16

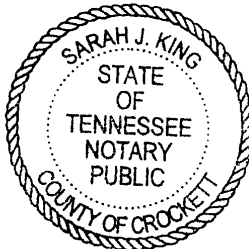


EXHIBIT A

Beginning at a point 27.57 chains South 89°30' East from the Southwest corner of the Donation Land Claim of Zachariah Pollard and wife, in Township 7 South, Range 2 West of the Willamette Meridian, in Marion County, Oregon; thence running South 89°30' East 15.43 chains; thence South 0°30' East 26.30 chains to the South line of the Samuel Parker Donation Land Claim; thence North 89°30' West 15.43 chains; thence North 0°30' West 26.30 chains to the place of beginning, situated in Marion County, Oregon. SAVE AND EXCEPT that portion thereof lying within the right of way of the Southern Pacific Company along the Southerly boundary. ALSO SAVE AND EXCEPT: Beginning in the center of the County Road at a point which is 2179.62 feet South 89°30' East from the Southwest corner of the Zachariah Pollard Donation Land Claim in Township 7 South, Range 2 West of the Willamette Meridian in Marion County, Oregon; thence South 89°30' East along the center of said road, a distance of 175.00 feet; thence South 0°40' East parallel with the West line of Parcel No. 1 of a tract of land conveyed to West Foods and recorded in Volume 522, page 143, Deed Records for said County and State, a distance of 400.00 feet; thence North 89°30' West parallel with the center of said road, 175.00 feet; thence North 0°40' West a distance of 400.00 feet to the place of beginning.

REEL: 3516

PAGE: 446

June 25, 2013, 04:13 pm.

CONTROL #: 341799

State of Oregon
County of Marion

I hereby certify that the attached
instrument was received and duly
recorded by me in Marion County
records:

FEE: \$ 51.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.

After recording, return to:
American Pacific Title
ATTENTION: Mike Riddle

Until a change is requested,
all tax statements shall be
sent to the following address:
United Food
P.O. Box 119
Bells, Tennessee 38006

QUITCLAIM DEED

Lawrence A. Diamant, Trustee for the Estate of Mushroom King, Inc., a California corporation, under Mushroom King's Chapter 7 Proceeding No. LA 87-15189-NCA under the Bankruptcy Code, ("Grantor"), releases and quitclaims to United Foods, Inc., a Delaware corporation ("Grantee"), all right, title and interest, if any, which Grantor may have in buildings, fixtures, improvements or alterations, structural or otherwise on the real property situated in Marion County, Oregon, more fully described on Exhibit A attached hereto, which property is subject to a lease dated January 1, 1980 between Muriel S. West, a lessor, and West Foods, Inc., a Delaware corporation, as lessee (recorded August 31, 1981, Reel 258, Page 288), and as assigned by West Foods, Inc. to Mushroom King, Inc. by assignment dated April 9, 1985 (recorded April 10, 1985, Reel 385, Page 64).

THIS INSTRUMENT WILL 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 APPROVED USES.

1 - QUITCLAIM DEED

OCT 5 1987

AMERICAN PACIFIC TITLE 6418728

The true consideration for this conveyance is other value, pursuant to an Asset Purchase Contract, dated September 30, 1987, between Grantor and Grantee, the terms and conditions of which are hereby incorporated herein.

DATED: Sept 30, 1987.

Lawrence A. Diamant
LAWRENCE A. DIAMANT, Trustee of the
Estate of Mushroom King, Inc.

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES) ss.

Personally appeared Lawrence A. Diamant, who being duly sworn did say that he is the Trustee of the Estate of Mushroom King, Inc., and he acknowledged said instrument to be his voluntary act and deed.

Before me this 30th day of September, 1987.



Mary M. Houle
Notary Public for CALIFORNIA
My Commission Expires: 5-18-90

2 - QUITCLAIM DEED

OCT 5 1987

PARCEL VI:

Beginning at a point which is 0.30 chains North and 1.666 chains West from the most Northerly Northwest corner of the J. C. Caplinger Donation Land Claim, in Township 7 South, Range 2 West of the Willamette Meridian in Marion County, Oregon, said point is also described as being at the intersection of the West line of a County Road (which road is described in Volume 133, page 149, Deed Records for Marion County, Oregon), and the center line of Salem to Geer Road; and running thence West 10.907 chains along the center line of said Salem to Geer Road to the Southeast corner of the R. E. West property described in deed recorded in Volume 102, page 501, Deed Records for Marion County, Oregon; thence North along the East line of said R. E. West property 20.34 chains to the South boundary of the Southern Pacific Railroad Right of Way; thence East along said right of way 10.907 chains to the West line of the County Road; thence South along the West line of said County Road 20.302 chains to the place of beginning. EXCEPT that part conveyed to Marion County, Oregon, by deed dated October 7, 1957, recorded October 10, 1957, in Volume 504, page 741, and by deed dated July 14, 1960, recorded December 28, 1960, in Volume 540, page 545, Deed Records of Marion County, Oregon.

PARCEL VII:

Beginning at a point which is 12.50 chains West and 61 links North of the most Northerly Northwest corner of J. C. Caplinger's Donation Land Claim in Township 7 South, Range 2 West of the Willamette Meridian, in Marion County; and running thence North 20.03 chains to the R. Savage's line; thence West 5.53 chains; thence South 20.05 chains to the center of the County Road leading to Salem; thence East to the place of beginning. EXCEPT that part lying in Southern Pacific Railroad right of way, and that part conveyed to Marion County, Oregon, by deed dated October 7, 1957, recorded October 10, 1957, in Volume 504, page 744, Deed Records for Marion County, Oregon.

EXHIBIT A

STATE OF OREGON

County of Marion

I hereby certify
that the within was
received and duly
recorded by me in
Marion County
records:

Fee \$ 18.00

Hand Returned ☐

REEL PAGE
579 28

OCT 5 4 47 PM '87
ALAN H. DAVIDSON
MARION COUNTY CLERK
BY 8 DEPUTY

OCT 5 1987

REEL 3516 PAGE 447
MARION COUNTY
BILL BURGESS, COUNTY CLERK
06-25-2013 04:13 pm.
Control Number 341799 \$ 51.00
Instrument 2013 00028664

✓ AFTER RECORDING, RETURN TO:
Sherman, Sherman, Johnnie & Hoyt, LLP
P.O. Box 2247
Salem, OR 97308

GRANTOR'S NAME AND ADDRESS
Cordon Road Mushrooms, LLC
10 Pictsweet Drive
Bells, Tennessee 38006-0119

TAX STATEMENTS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

GRANTEE'S NAMES & ADDRESS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH, that **CORDON ROAD MUSHROOMS, LLC**, a Delaware limited liability company, hereinafter called "Grantor", in consideration of the payment to it of \$1.00, and for other valuable consideration, the receipt of which is hereby acknowledged, **BARGAINS, SELLS, CONVEYS, ASSIGNS and SETS OVER** unto **THE PICTSWEET COMPANY**, a Delaware corporation, hereinafter called "Grantee", and unto Grantee's successors and assigns, free of encumbrances except as specifically set forth herein, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Marion County, State of Oregon, described as set forth in Exhibit A, attached hereto and by this reference incorporated herein.

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 on the date
indicated opposite the Grantor's signature.

June 18, 2013.

Cordon Road Mushrooms, LLC

By: _____

Its: President

STATE OF TENNESSEE)

County of Crockett) ss.:

On this 18th day of June, 2013, personally appeared Carl Gruenewald,
who acknowledged that he is the President of **Cordon Road Mushrooms,**
LLC, and that he executed the foregoing instrument as his voluntary act and deed.

Before me:

Sarah J. King
Notary Public for Tennessee
My Commission Expires: 11/27/16



EXHIBIT A

Beginning at a point which is 12.50 chains West and 61 links North of the most Northerly Northwest corner of J.C. Caplinger's Donation Land Claim in Township 7 South, Range 2 West of the Willamette Meridian, in Marion County; and running thence North 20.03 chains to the R. Savage's line; thence West 5.53 chains; thence South 20.05 chains to the center of the County Road leading to Salem; thence East to the place of beginning. EXCEPT that part lying in Southern Pacific Railroad right of way, and that part conveyed to Marion County, Oregon, by deed dated October 7, 1957, recorded October 10, 1957, in Volume 504, page 744, Deed Records for Marion County, Oregon.

REEL: 3516

PAGE: 447

June 25, 2013, 04:13 pm.

CONTROL #: 341799

State of Oregon
County of Marion

I hereby certify that the attached
instrument was received and duly
recorded by me in Marion County
records:

FEE: \$ 51.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.

✓ AFTER RECORDING, RETURN TO:
Sherman, Sherman, Johnnie & Hoyt, LLP
P.O. Box 2247
Salem, OR 97308

GRANTOR'S NAME AND ADDRESS
PS Mushrooms, LLC
10 Pictsweet Drive
Bells, Tennessee 38006-0119

TAX STATEMENTS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

GRANTEE'S NAMES & ADDRESS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH, that **PS MUSHROOMS, LLC**, a Delaware limited liability company, hereinafter called "Grantor", in consideration of the payment to it of \$1.00, and for other valuable consideration, the receipt of which is hereby acknowledged, **BARGAINS, SELLS, CONVEYS, ASSIGNS and SETS OVER** unto **THE PICTSWEET COMPANY**, a Delaware corporation, hereinafter called "Grantee", and unto Grantee's successors and assigns, free of encumbrances except as specifically set forth herein, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Marion County, State of Oregon, described as set forth in Exhibit A, attached hereto and by this reference incorporated herein.

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 on the date
indicated opposite the Grantor's signature.

June 18, 2013.

PS Mushrooms, LLC

By: *[Signature]*

Its: President

STATE OF TENNESSEE)

County of Crockett) ss.:

On this 18th day of June, 2013, personally appeared Carl Gruenewald,
who acknowledged that he is the President of PS Mushrooms, LLC, and that
he executed the foregoing instrument as his voluntary act and deed.

Before me:

Sarah J. King
Notary Public for Tennessee
My Commission Expires: 11/27/16



EXHIBIT A

Beginning in the center of the County Road at a point which is 0.72 chains North 1°20' West and 1193.36 feet South 89°34' West from the most Northerly Northwest corner of the J. C. Caplinger Donation Land Claim No. 75, in Township 7 South, Range 2 West of the Willamette Meridian in Marion County, Oregon; thence South 89°34' West along the center of said County Road, a distance of 339.96 feet; thence North 0°11' West 204.50 feet; thence South 89°49' West 8.63 feet; thence North 0°08' West 1051.24 feet to the South line of the Southern Pacific Railroad right of way; thence South 89°51' East along the South line of the said Railroad right of way 348.76 feet; thence South 0°08' East 1252.36 feet to the place of beginning. EXCEPT that part conveyed to Marion County, Oregon, by deed dated October 7, 1957, recorded October 10, 1957, in Volume 504, page 742, Deed Records, in Marion County, Oregon.

REEL: 3516

PAGE: 449

June 25, 2013, 04:13 pm.

CONTROL #: 341799

State of Oregon
County of Marion

I hereby certify that the attached
instrument was received and duly
recorded by me in Marion County
records:

FEE: \$ 51.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.

REEL 3516 PAGE 450
MARION COUNTY
BILL BURGESS, COUNTY CLERK
06-25-2013 04:13 pm.
Control Number 341799 \$ 51.00
Instrument 2013 00028667

✓ AFTER RECORDING, RETURN TO:
Sherman, Sherman, Johnnie & Hoyt, LLP
P.O. Box 2247
Salem, OR 97308

GRANTOR'S NAME AND ADDRESS
Salem Mushroom Farm, LLC
10 Pictsweet Drive
Bells, Tennessee 38006-0119

TAX STATEMENTS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

GRANTEE'S NAMES & ADDRESS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH, that SALEM MUSHROOM FARM, LLC, a Delaware limited liability company, hereinafter called "Grantor", in consideration of the payment to it of \$1.00, and for other valuable consideration, the receipt of which is hereby acknowledged, BARGAINS, SELLS, CONVEYS, ASSIGNS and SETS OVER unto THE PICTSWEET COMPANY, a Delaware corporation, hereinafter called "Grantee", and unto Grantee's successors and assigns, free of encumbrances except as specifically set forth herein, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Marion County, State of Oregon, described as set forth in Exhibit A, attached hereto and by this reference incorporated herein.

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 on the date
indicated opposite the Grantor's signature.

June 19, 2013.

Salem Mushroom Farm, LLC

By: [Signature]

Its: President

STATE OF TENNESSEE)

County of Crockett) ss.:

On this 18th day of June, 2013, personally appeared Carl Gruenewald,
who acknowledged that he is the President of Salem Mushroom Farm, LLC,
and that he executed the foregoing instrument as his voluntary act and deed.

Before me:

Sarah J. King
Notary Public for Tennessee
My Commission Expires: 11/27/16

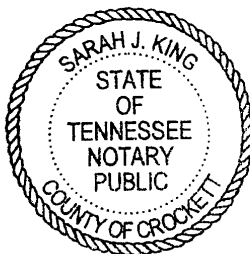


EXHIBIT A

Beginning at an iron pipe .72 chains North 1°20' West 1723.32 feet South 89°34' West and North 0°11' West 205.33 feet from the most Northerly Northwest corner of the J. C. Caplinger Donation Land Claim in Township 7 South, Range 2 West of the Willamette Meridian in Marion County, Oregon, and running thence South 89°49' West 18.63 feet; thence North 0°08' West 1051.24 feet to the South line of the Southern Pacific Co. Railroad right of way; thence South 89°51' East along said right of way 200.00 feet to an iron pipe; thence South 0°08' East 1051.24 feet to an iron pipe; thence South 89°49' West 181.37 feet to the place of beginning.

REEL: 3516

PAGE: 450

June 25, 2013, 04:13 pm.

CONTROL #: 341799

State of Oregon
County of Marion

I hereby certify that the attached
instrument was received and duly
recorded by me in Marion County
records:

FEE: \$ 51.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.

072W29B / 00200

REEL 3516 PAGE 448
MARION COUNTY
BILL BURGESS, COUNTY CLERK
06-25-2013 04:13 pm.
Control Number 341799 \$ 51.00
Instrument 2013 00028665

✓ AFTER RECORDING, RETURN TO:
Sherman, Sherman, Johnnie & Hoyt, LLP
P.O. Box 2247
Salem, OR 97308

GRANTOR'S NAME AND ADDRESS
Marion Mushroom Farm, LLC
10 Pictsweet Drive
Bells, Tennessee 38006-0119

TAX STATEMENTS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

GRANTEE'S NAMES & ADDRESS
The Pictsweet Company
10 Pictsweet Drive
Bells, Tennessee 38006-0119

BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH, that **MARION MUSHROOM FARM, LLC**, Delaware limited liability company, hereinafter called "Grantor", in consideration of the payment to it of \$1.00, and for other valuable consideration, the receipt of which is hereby acknowledged, **BARGAINS, SELLS, CONVEYS, ASSIGNS** and **SETS OVER** unto **THE PICTSWEET COMPANY**, a Delaware corporation, hereinafter called "Grantee", and unto Grantee's successors and assigns, free of encumbrances except as specifically set forth herein, that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in Marion County, State of Oregon, described as set forth in Exhibit A, attached hereto and by this reference incorporated herein.

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 on the date
indicated opposite the Grantor's signature.

June 18, 2013.

Marion Mushroom Farm, LLC

By: *Carl Gruenewald*

Its: President

STATE OF TENNESSEE)

County of Crockett) ss.:

On this 18th day of June, 2013, personally appeared Carl Gruenewald
who acknowledged that he is the President of Marion Mushroom Farm, LLC,
and that he executed the foregoing instrument as his voluntary act and deed.

Before me:

Sarah J. King
Notary Public for Tennessee
My Commission Expires: 11/27/16

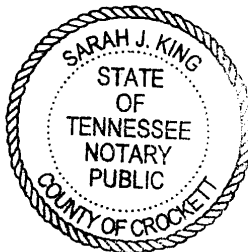


EXHIBIT A

Beginning at a point 21.27 chains North and 79.80 chains East of the most Southerly Southeast corner of the Donation Land Claim of Samuel Parker and wife, in Township 7 South, Range 2 West of the Willamette Meridian in Marion County, Oregon; thence East on the South line of Samuel Parker's Claim 15.30 chains; thence North 0°30' West 26.20 chains to the North line of M. L. Savage's Donation Land Claim; thence North 89°30' West along the North line of said M. L. Savage's Claim 15.30 chains; thence South 0°30' East 26.20 chains to the place of beginning, and situated in Township 7 South, Range 2 West of the Willamette Meridian in Marion County, Oregon. SAVE AND EXCEPT that portion conveyed to the Southern Pacific Railroad Company.

ALSO SAVE AND EXCEPT: Beginning at a point South 92 links, South 89°30' East 53.94 chains and South 0°30' East 30 links, from the Southwest corner of the Zachariah Pollard Donation Land Claim; thence South 0°30' East 6.70 chains to an iron rod; thence South 89°30' East 4.10 chains to an iron rod; thence North 0°30' West 6.70 chains to the South boundary of the County Road; thence North 89°30' West along the South boundary of said County Road, 4.10 chains to the point of beginning, all in Township 7 South Range 2 West of the Willamette Meridian in Marion County, Oregon. ALSO SAVE AND EXCEPT that portion conveyed to Marion County, Oregon, by Deed dated March 29, 1961, recorded March 31, 1961, in Volume 543, page 378, Deed Records for Marion County.

REEL: 3516

PAGE: 448

June 25, 2013, 04:13 pm.

CONTROL #: 341799

State of Oregon
County of Marion

I hereby certify that the attached
instrument was received and duly
recorded by me in Marion County
records:

FEE: \$ 51.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.
