

## AFTER RECORDING, RETURN TO:

Attn: Dominic G. Colletta  
O'Donnell Ramis Crew  
Corrigan & Bachrach LLP  
Attorneys at Law  
1727 NW Hoyt Street  
Portland, OR 97209

UNTIL A CHANGE IS REQUESTED,  
ALL TAX STATEMENTS SHALL BE  
SENT TO THE FOLLOWING  
ADDRESS:

Shreeji Management, LLC  
P.O. Box 41160  
San Jose, CA 95160

**BARGAIN & SALE DEED - STATUTORY FORM****K-51742**

PRAKASH J. PATEL, as to an undivided 50% interest and PARESH J. PATEL, as to an undivided 50% interest, as tenants in common (hereinafter collectively called "Grantors"), convey to SHREEJI MANAGEMENT, LLC (hereinafter called "Grantee"), the following described real property:

Real property located in Klamath County, Oregon, and more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference.

The true consideration paid for this conveyance is ZERO (\$-0-). However, the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

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 AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

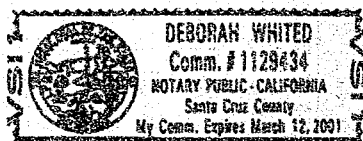
DATED this 23 day of January, 1998.

Prakash J. Patel  
PRAKASH J. PATEL

Paresh J. Patel  
PARESH J. PATEL

STATE OF CALIFORNIA )  
 ) ss.  
 County of Santa Cruz )

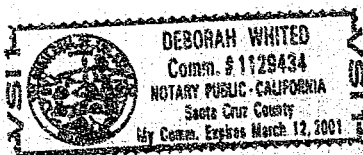
On Jan. 23, 1998, before me, DEBORAH WHITED, personally appeared PRAKASH J. PATEL, personally known to me - or - I proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon whose behalf the persons acted, executed the instrument.



Witness my hand and official seal.

STATE OF CALIFORNIA )  
 ) ss.  
 County of Santa Cruz )

On Jan. 23, 1998, before me, DEBORAH WHITED, personally appeared PARESH J. PATEL, personally known to me - or - I proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon whose behalf the persons acted, executed the instrument.



Witness my hand and official seal.

## EXHIBIT "A"

## Legal Description

The following described real property situate in Klamath County, Oregon:

A parcel of land situated in Tract 805—Enterprise Tracts, being in the NE ¼ of Section 4, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the Southwest corner of said Tract 805; thence North 00°03'34" East, along the West line of said Tract 805, 513.61 feet to a 5/8 inch iron pin with a Tru-Line Surveying plastic cap; thence South 55°46'50" East 143.87 feet to a 5/8 inch iron pin with a Tru-Line Surveying plastic cap; thence North 34°13'10" East 20.00 feet to a 5/8 inch iron pin with a Tru-Line Surveying plastic cap; thence South 55°46'50" East 65.00 feet to a 5/8 inch iron pin with a Tru-Line Surveying plastic cap; thence North 34°13'10" East 40.00 feet to a 5/8 inch iron pin with a Tru-Line Surveying plastic cap; thence South 55°46'50" East 90.00 feet to a 5/8 inch iron pin with a Tru-Line Surveying plastic cap on the Northwestern line of that tract of land described in Deed Volume M73 page 3753; thence, along said Northwestern line, South 34°13'10" West 210.00 feet to a 5/8 inch iron pin and South 55°46'50" East 29.72 feet to a 5/8 inch iron pin with an aluminum cap stamped L. S. 658 marking the Northwest corner of that tract of land described in Deed Volume M73 page 3750; thence South 00°03'30" West 204.30 feet to a 5/8 inch iron pin with an aluminum cap stamped LS 658 on the South line of said Tract 805; thence South 89°51'00" West 187.68 feet to the point of beginning.

TOGETHER WITH a 30 foot easement situated in Tract 805—Enterprise Tracts, being the NE ¼ NE ¼ of Section 4, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, the center line being more particularly described as follows:

Beginning at a point on the Southerly right of way line of South Sixth Street as described in Deed Volume 191 page 240 from which the "+" in the concrete sidewalk marking the intersection of the said right of way and the Easterly line of that tract of land described in Deed Volume 179 page 385, bears North 55°46'50" East 35.00 feet; thence South 34°13'10" East 250.00 feet to the Northerly line of Parcel 2 of Major Land Partition 3-P-89.

AND ALSO TOGETHER WITH: An 8 foot utility easement situated in Tract 805—Enterprise Tracts, being in the NE ¼ NE ¼ of Section 4, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon the Easterly line of said easement being more particularly described as follows:

Beginning at a 5/8 inch iron pin with an aluminum cap stamped LS 658, marking the Northwest corner of that tract of land described in Deed Volume M73 page 3753; thence South 34°13'10" West, along the Northwestern boundary of said tract 190.00 feet to the Northeasterly corner of Parcel 2 of Major Land partition 3-P-89.

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of First American Title the 30th day  
of January A.D., 19 98 at 1:19 o'clock P. M., and duly recorded in Vol. M98  
of Deeds on Page 2972

FEE \$40.00

By Bernetha G. Letsch, County Clerk  
Kathleen Rose