

NJC-1396-6199

Vol M04 Page 68237**RECORDING COVER SHEET**

THIS COVER SHEET HAS BEEN PREPARED BY THE PERSON PRESENTING THE ATTACHED INSTRUMENT FOR RECORDING. ANY ERRORS IN THIS COVER SHEET DO NOT AFFECT THE TRANSACTION(S) CONTAINED IN THE INSTRUMENT ITSELF.

State of Oregon, County of Klamath

Recorded 10/07/04 3:04 p mVol M04 Pg 68237-48

Linda Smith, County Clerk

Fee \$ 36.00 # of Pgs 4**After Recording Return To:**

DIPAKKUMAR JAY ANTILAL AMIN
5969 STOCKTON BLVD.
SACRAMENTO, CA 95824

1. Name(s) of the Transaction(s):**QUITCLAIM DEED****2. Direct Party (Grantor):****NIKESH RAMESHLAL PATEL AND NISHA NIKESH PATEL, AS TENANTS BY THE ENTIRETY****3. Indirect Party (Grantee):****DIPAKKUMAR JAY ANTILAL AMIN AND PALLAVI PRAVINBHAI PATEL, AS TENANTS BY THE ENTIRETY****4. True and Actual Consideration Paid:****\$1.00****5. Legal Description:****SEE ATTACHED EXHIBIT "A"**

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

THIS DOCUMENT IS BEING RE-RECORDED TO CORRECT THE LEGAL DESCRIPTION

36000
am

04 AUG 19 PM 3:15

MTT-1396-6199

NIKESH RAMESHLAL PATEL AND
NISHA NIKESH PATEL

Grantor's Name and Address

DIPAKKUMAR JAY ANTILAL AMIN AND
PALLAVI PRAVINBHAI PATEL

Grantee's Name and Address

After recording, return to (Name, Address, Zip):

DIPAKKUMAR JAY ANTILAL AMIN
5969 STOCKTON BLVD.
SACRAMENTO, CA 95824

Until requested otherwise, send all tax statements to (Name, Address, Zip):

DIPAKKUMAR JAY ANTILAL AMIN
5969 STOCKTON BLVD.
SACRAMENTO, CA 95824

SPACE RESERVED
FOR
RECORDER'S USE

Vol M04 Page 58902

Vol M04 Page 54646

State of Oregon, County of Klamath

Recorded 09/02/04 3:15 p m

Vol M04 Pg 58902-03

Linda Smith, County Clerk

Fee \$ 26⁰⁰ # of Pgs 2

State of Oregon, County of Klamath

Recorded 08/19/04 3:15 p m

Vol M04 Pg 54646

Linda Smith, County Clerk

Fee \$ 21⁰⁰ # of Pgs 1

68238

QUITCLAIM DEED

KNOW ALL BY THESE PRESENTS that NIKESH RAMESHLAL PATEL AND NISHA NIKESH PATEL, AS
TENANTS BY THE ENTIRETY

hereinafter called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto DIPAKKUMAR JAY ANTILAL AMIN AND PALLAVI PRAVINBHAI PATEL, AS TENANTS BY THE ENTIRETY, hereinafter called grantee, and unto grantee's heirs, successors and assigns, all of the grantor's right, title and interest in that certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or in any way appertaining, situated in KLAMATH County, State of Oregon, described as follows, to-wit:

SEE ATTACHED EXHIBIT "A" MADE A PART HEREOF BY THIS REFERENCE

04 SEP 2 PM 3:08

AMERITITLE has recorded this instrument by request as an accommodation only, and has not examined it for regularity and sufficiency or as to its effect upon the title to any real property that may be described therein.

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

To Have and to Hold the same unto grantee and grantee's heirs, successors and assigns forever.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$1.00. However, the actual consideration consists of or includes other property or value given or promised which is ☐ part of the ☒ the whole (indicate which) consideration. (The sentence between the symbols Φ , if not applicable, should be deleted. See ORS 93.030.)

In construing this deed, where the context so requires, the singular includes the plural, and all grammatical changes shall be made so that this deed shall apply equally to corporations and to individuals.

IN WITNESS WHEREOF, the grantor has executed this instrument on JUNE 22, 2004; if grantor is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

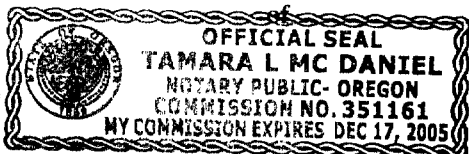
THIS INSTRUMENT WILL NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY APPROVED USES AND TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930.

NIKESH RAMESHLAL PATEL
NIKESH RAMESHLAL PATEL
NISHA NIKESH PATEL, ATTORNEY IN FACT
BY: NISHA NIKESH PATEL, ATTORNEY IN FACT
NISHA NIKESH PATEL
NISHA NIKESH PATEL

STATE OF OREGON, County of KLAMATH) ss.

This instrument was acknowledged before me on JUNE 22, 2004
by NISHA NIKESH PATEL, INDIVIDUALLY AND AS ATTORNEY IN FACT FOR NIKESH.

This instrument was acknowledged before me on RAMESHLAL PATEL
by _____
as _____



Sumaira L. McDaniel
Notary Public for Oregon
My commission expires 12/17/05

68239

EXHIBIT "A"
LEGAL DESCRIPTION

58903

Beginning at the Northwest corner of Chelsea Addition, a platted subdivision of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, which point of beginning is on the West line of the NE1/4 NE1/4 of said Section 19 and which, according to the plat of said Chelsea Addition, lies South 0°4' West, a distance of 693.1 feet from the Northwest corner of NE1/4 NE1/4 of Section 19; thence North 0°4' East along the West line of NE1/4 NE1/4 of Section 19, a distance of 678.9 feet to the Southwesterly right of way line of the Dalles-California Highway; thence South 38°54' East (South 38°52' East according to the State Highway right of way map) a distance of 874 feet to a point on the North boundary of said Chelsea Addition; thence North 89°52' West (North 89°49' West according to the plat of Chelsea Addition) along the North boundary of said Chelsea Addition, a distance of 551.3 feet to the point of beginning, being all that part of the NE1/4 NE1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying Westerly from the Dalles-California Highway and Northerly from Chelsea Addition in Klamath County, Oregon.

EXCEPTING THEREFROM:

A tract of land situated in the NE1/4 NE1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being a portion of that property conveyed to Subhash C. Patel and Renuka S. Patel by Deed M99-38255 of the Klamath County Deed Records, more particularly described as follows:

Beginning at a 1/2 inch iron pin marking the Northwest corner of Chelsea Addition, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon; thence North 00

EXHIBIT "A"
LEGAL DESCRIPTION

Beginning at the Northwest corner of Chelsea Addition, a platted subdivision of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, which point of beginning is on the West line of the NE1/4 NE1/4 of said Section 19 and which, according to the plat of said Chelsea Addition, lies South 0° 4' West, a distance of 693.1 feet from the Northwest corner of NE1/4 NE1/4 of Section 19; thence North 0° 4' East along the West line of NE1/4 NE1/4 of Section 19, a distance of 678.9 feet to the Southwesterly right of way line of the Dalles-California Highway; thence South 38° 54' East (South 38° 52' East according to the State Highway right of way map) a distance of 874 feet to a point on the North boundary of said Chelsea Addition; thence North 89° 52' West (North 89° 49' West according to the plat of Chelsea Addition) along the North boundary of said Chelsea Addition, a distance of 551.3 feet to the point of beginning, being all that part of the NE1/4 NE1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, lying Westerly from the Dalles-California Highway and Northerly from Chelsea Addition in Klamath County, Oregon.

EXCEPTING THEREFROM:

A tract of land situated in the NE1/4 NE1/4 of Section 19, Township 38 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being a portion of that property conveyed to Subhash C. Patel and Renuka S. Patel by Deed M99-38255 of the Klamath County Deed Records, more particularly described as follows:

Beginning at a ½ inch iron pin marking the Northwest corner of Chelsea Addition, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon; thence North 00°08'52" East, 678.17 feet, along the West line of the NE1/4 NE1/4 of said Section 19, to a point on the Southwesterly right of way line of the Dalles-California Highway (Highway 97), said right of way line being a curve concave to the Southwest and having a radius of 5,689.58 feet; thence Southeasterly along the arc of said curve a distance of 23.94 feet (chord bears South 39°11'51" East, a distance of 23.94') to the end of said curve at Highway Centerline Station 62+23.9; thence continuing along said right of way South 38°59'16" East, 366.56 feet; thence South 51°00'44" West, 47.11 feet along a line perpendicular to said right of way, to a point; thence South 00°08'52" West, 345.21 feet along a line parallel with the West line of the NE1/4 NE1/4 of said Section 19, to a point on the North line of Chelsea Addition; thence North 89°57'31" West, 210.00 feet to the point of beginning.

RESERVING to the Grantors, their successors, and assigns, a utility easement 20 feet in width, over and across the real property herein conveyed. Said easement for existing sewer and water lines, lying Southwesterly of and adjoining the Southwesterly right of way line of the Dalles-California Highway.