

NJC 87218

2010-004382

Klamath County, Oregon



00082534201000043820010019

04/09/2010 03:18:04 PM

Fee: \$37.00

2010-003114

Klamath County, Oregon



00081030201000031140010018

03/09/2010 03:17:41 PM

Fee: \$37.00

RECORDING REQUESTED BY

**Gorilla Capital of Klamath County 1, LLC, an Oregon Limited Liability Company**  
Gorilla Capital, Inc.

AFTER RECORDING RETURN TO  
AND SEND TAX STATEMENTS TO:

**GRANTEE'S NAME**

Karen Thomas  
7633 Donegal Place  
Klamath Falls, OR 97603

RERECORDED TO CORRECT LEGAL. PREVIOUSLY RECORDED IN  
2010-003114

**BARGAIN AND SALE DEED**

KNOW ALL MEN BY THESE PRESENTS, that **GORILLA CAPITAL OF KLAMATH COUNTY 1, LLC**, an Oregon limited liability company, does hereby grant, bargain, sell and convey to **Karen Thomas** and unto her successors and assigns, all the following described real property, with the tenements, hereditaments and appurtenances situated in the County of Klamath and State of Oregon:

<sup>50</sup>  
Lots 52, 53 and the South feet of Lot 53B of Lakeshore Gardens, according to the Official Plat thereof on file in the Office of the County Clerk of Klamath County, Oregon.  
commonly known as: 1639 Lakeshore Dr. Klamath Falls, OR 97603

The conveyance is subject to the following:


1. All easements, covenants, restrictions, conditions and encumbrances of record.

**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 AND FOREST PRACTICES AS DEFINED IN ORS 30.390.**

**THE TRUE AND ACTUAL CONSIDERATION FOR THIS CONVEYANCE IS \$107,000.00 (See ORS 93.030)**

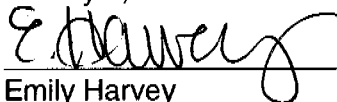
Dated: March 2nd, 2010

**Gorilla Capital of Klamath County 1, LLC**

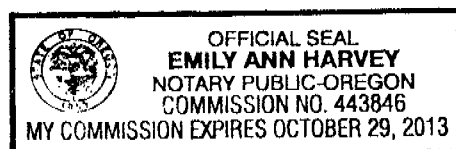
  
By: Gorilla Capital, Inc, Manager, Ben Bazer,  
President

STATE OF OREGON  
COUNTY OF KLAMATH

This instrument was acknowledged before me on the 2nd of March 2009 by Gorilla Capital Inc, by Ben Bazer, President of Gorilla Capital, Inc., as Manager of Gorilla Capital of Klamath County 1, LLC on behalf of the limited liability company

  
Emily Harvey  
NOTARY PUBLIC FOR OREGON

My Commission Expires: Oct. 29, 2013



37AmT