

2010-009181

Klamath County, Oregon



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08/04/2010 09:18:45 AM

Fee: \$42.00

This document prepared by (and after recording return to):

Joginder Banga
Gurbax Kaur Banga
PO Box 6771
Concord, CA 94524-1771

Until a change is requested all tax statements shall be sent to
the following address:

PO Box 6771
Concord, CA 94524-1771

Escrow No. 010579-JD

QUITCLAIM DEED
(Husband and Wife to Individual)

KNOW ALL BY THESE PRESENTS that Joginder S. Banga and Gurbax K. Banga, Husband and Wife herein after called grantor, for the consideration hereinafter stated, does hereby remise, release and forever quitclaim unto Sukhjit Kaur, A Married Woman herein after 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 EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

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 \$0.00. However the actual consideration consists of or includes other property or value given or promised which is the whole consideration.

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 November 30, 2009; 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

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. 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.

J.S. Banga. 7/22/10
Joginder S. Banga

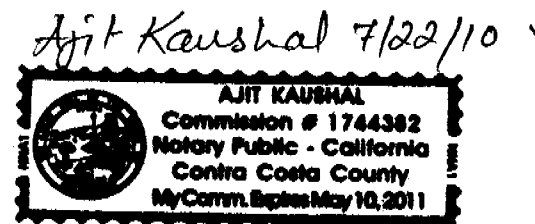
G.K. Banga 7-22-10
Gurbax K. Banga

authorized to do so by order of its board of directors.

STATE OF CA, County of COSTA ss.

This instrument was acknowledged before me on JULY 22nd 2010
By JOGINDER SINGH BANGA GURBAX KAUR BANGA

This instrument was acknowledged before me on
By _____
As _____
Of _____



Notary Public for California
My Commission expires May 10, 2011

EXHIBIT "A"

The S $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 27, Township 40 South, Range 12 East of the Willamette Meridian, Klamath County, Oregon, Excepting therefrom a tract of land situated in the SE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 27, Township 40 South, Range 12 EWM, KI Co, OR, more particularly described as follows: Beginning at the Southwest corner of the SE $\frac{1}{4}$ SE $\frac{1}{4}$; thence North along the West line of said SE $\frac{1}{4}$ SE $\frac{1}{4}$ a distance of 208.71 feet; thence East parallel to the South line of said SE $\frac{1}{4}$ SE $\frac{1}{4}$ a distance of 417.42 feet; thence South parallel to the West line of said SE $\frac{1}{4}$ SE $\frac{1}{4}$ a distance of 208.71 feet; thence West along the South line of said SE $\frac{1}{4}$ SE $\frac{1}{4}$ a distance of 417.42 feet to the point of beginning.

SUBJECT TO Covenants, conditions, reservations, easements, restrictions, rights, rights of way and all matters appearing of record.