

2015-004179

Klamath County, Oregon

05/01/2015 11:52:27 AM

Fee: \$62.00

After recording return to:

Haggen Property North, LLC
2211 Rimland Drive, Suite 300
Bellingham, Washington 98226

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

Haggen Property North, LLC
2211 Rimland Drive, Suite 300
Bellingham, Washington 98226

**Klamath Falls, Oregon
Store No. 1766**

**QUITCLAIM DEED
(IMPROVEMENTS)**

WITNESSETH THAT, FOR THE CONSIDERATION STATED BELOW, receipt of which is hereby acknowledged, as of the 29th day of April, 2015, SAFEWAY INC., a Delaware corporation, having an address of 5918 Stoneridge Mall Road, Pleasanton, California 94588 (the "**Grantor**"), hereby QUITCLAIMS AND RELEASES to HAGGEN PROPERTY NORTH, LLC, a Delaware limited liability company, having an address of 2211 Rimland Drive, Suite 300, Bellingham, Washington 98226, all of Grantor's right, title and interest, if any, in and to all buildings and other improvements located on the following described real property in the City of Klamath Falls, County of Klamath, State of Oregon:

See Exhibit A attached hereto and made a part hereof

together with all and singular the rights, privileges and appurtenances thereto in any manner belonging to said Grantor.

The true consideration for this conveyance is \$1,244,691.00.

This Quitclaim Deed is made without recourse, representation or warranty by Grantor, whether express or implied, and all warranties and representations that may exist or apply under statutory or common law are hereby excluded to the maximum extent allowed by law.

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS

*Quitclaim Deed (Oregon)
Store #1766*

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, AND SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

[Signature Page to Follow]

EXECUTED as of the date first above written.

GRANTOR:

SAFEWAY INC.,
a Delaware corporation

By: 

Name: **Thomas L. Hanavan**

Title: **Vice President**

Quitclaim Deed (Oregon)
Store #1766

CHI 65702666v1

"A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document."

STATE OF CA)SS
COUNTY OF Alameda)

On March 26, 2015, before me, Angela Parliament Notary Public,
personally appeared Thomas L. Hanson
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

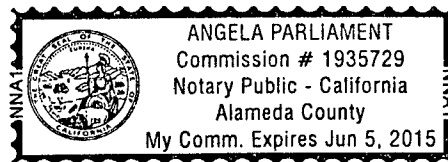
WITNESS my hand and official seal.

Signature



My Commission
Expires: 6/5/15

Notary
Name: ANGELA PARLIAMENT
Notary
Registration Number: 1935729



This area for official notarial seal

Notary Phone: (935)326-5273
County of Principal Place of Business: Alameda

EXHIBIT A

LEGAL DESCRIPTION

PORTION OF:

PARCEL 1 OF LAND PARTITION NO. 48-05, BEING A REPLAT OF A PORTION OF LOTS 35 AND 44 OF ENTERPRISE TRACTS, LOCATED IN THE WEST 1/2 OF THE NW 1/4 OF SECTION 3, TOWNSHIP 39 SOUTH, RANGE 9 EAST OF THE WILLAMETTE MERIDIAN, KLAMATH COUNTY, OREGON.

LESS AND EXCEPT THAT PORTION DEEDED TO THE CITY OF KLAMATH FALLS AND ITS SUCCESSORS AND ASSIGNS ON JULY 15, 2008 IN 2008-10156, RECORDS OF KLAMATH COUNTY, OREGON.

TOGETHER WITH RECIPROCAL EASEMENT AND MAINTENANCE AGREEMENT AS DISCLOSED BY DOCUMENT RECORDED DECEMBER 8, 1995 IN VOLUME M95 PAGE 33582, RECORDS OF KLAMATH COUNTY, OREGON.