

2019-000477

Klamath County, Oregon

01/16/2019 02:29:01 PM

Fee: \$107.00

AFTER RECORDING RETURN TO:
Klamathhoof LLC
c/o Dickerhoof Properties, LLC
PO Box 1800
Corvallis, OR 97339

TERMINATION OF LEASE

For valuable consideration, the receipt of which is acknowledged by each party hereto, **Jefferson Square of Klamath, L.L.C.** as Landlord and **Klamathhoof LLC** as Tenant (successor in interest to Safeway, Inc.) hereby terminate that certain Shopping Center Lease dated February 16, 2000, as evidenced by that certain Memorandum of Lease dated February 16, 2000, recorded March 7, 2000 as Volume M00, Page 7302, records of Klamath County, Oregon, the legal description of which is attached hereto as Exhibit "A" and by this reference incorporated herein.

The purpose of this Termination of Lease is also to remove from the public record the aforementioned Memorandum of Lease.

Dated this 11th day of January, 2019.

JEFFERSON SQUARE OF KLAMATH,
L.L.C.

By: 
Walter Seput, Manager

KLAMATHHOOF LLC

By: _____
Darren Dickerhoof, Manager

[Notary acknowledgements appear on following page(s)]

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JEFFERSON SQUARE OF KLAMATH,
L.L.C.

By: _____
Walter Seput, Manager

KLAMATHHOOF LLC

By: 
Darren Dickerhoof, Manager

[Notary acknowledgements appear on following page(s)]

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 CALIFORNIA)
) ss.
COUNTY OF _____)

On January ____, 2019 before me, _____, notary public, personally appeared **Walter Seput** who 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 behalf of which the person 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.

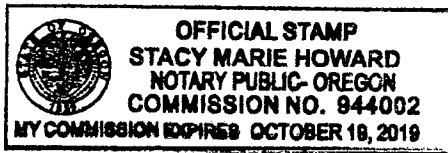
WITNESS my hand and official seal.

Signature _____ (Seal)

STATE OF OREGON)
) ss.
County of Klamath)

I certify that **Walter Seput** appeared personally before me and that I know or have satisfactory evidence that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as **Manager of Jefferson Square of Klamath, L.L.C.**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 11th day of January, 2019.



Howard
Notary Public for Oregon
My Commission Expires: 10-19-19

STATE OF OREGON)
) ss.
County of _____)

I certify that **Darren Dickerhoof** appeared personally before me and that I know or have satisfactory evidence that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as **Manager of Klamathhoof LLC**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this _____ day of January, 2019.

Notary Public for Oregon
My Commission Expires: _____

STATE OF OREGON)
) ss.
County of Benton)

I certify that **Darren Dickerhoof** appeared personally before me and that I know or have satisfactory evidence that he signed this instrument, on oath stated that he was authorized to execute the instrument and acknowledged it as **Manager of Klamathhoof LLC**, to be the free and voluntary act of such party for the uses and purposes mentioned in the instrument.

DATED this 15th day of January, 2019.



Notary Public for Oregon
My Commission Expires: September 21, 2021

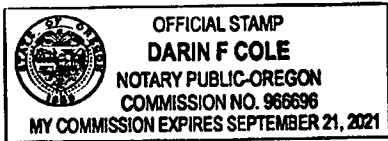


Exhibit A

LEGAL DESCRIPTION

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.

WBD (US) 41000239v6