

Ganesh Management, LLC
K-Falls Hotel LP
Sheahan Investment Company, an Oregon Corporation
Grantor's Name and Address

2020-010006
Klamath County, Oregon
08/12/2020 03:20:16 PM
Fee: \$97.00

Sheahan Investment Company, an Oregon Corporation
34180 SW Ladd Hill Rd.
Wilsonville, OR 97070
Grantee's Name and Address

After recording return to:
Sheahan Investment Company, an Oregon Corporation
34180 SW Ladd Hill Rd.
Wilsonville, OR 97070

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

File No.

QUITCLAIM DEED

Ganesh Management, LLC, an Oregon limited liability company, K-Falls Hotel LP, a Delaware Limited Partnership and Sheahan Investment Company, an Oregon corporation Successor by Merger to Sheahan Investment Company, a Nevada corporation

Grantor(s), hereby releases and quitclaims to

Sheahan Investment Company, an Oregon corporation,

Grantee(s), all right, title and interest in and to the following described real property situated in the County of **Klamath**, State of Oregon, described as follows, to wit:

Parcel 1 of Land Partition 17-13 being a replat of Parcel 2 of Land Partition 77-05 and Parcel 2 of Major Land Partition 3-P-89 situated in the NE1/4 of Section 4, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County Oregon recorded April 10, 2014 in Volume 2014-003174, Microfilm Records of Klamath County, Oregon.

THE PUROPOSE OF THIS DEED IS TO REMOVE THE HEREIN DESCRIBED PROPERTY FROM THE RECIPROCAL EASEMENT AND SHARED PARKING AGREEMENT RECORDED JULY 2, 2007 IN INSTRUMENT 2007-011860, RECORDS OF KLAMATH COUNTY, OREGON

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$0

97

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

In Witness Whereof, the grantor has executed this instrument this 11 day of August, 2020; if a corporate grantor, 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.

Sheahan Investment Company, an Oregon Corporation

By: [Signature]

G. Cameron Sheahan, Jr., as President

State of Oregon } ss.

County of Clackamas }

On this 11th day of August, 2020, before me, Glenna A. Cooke a Notary Public in and for said state, personally appeared G. Cameron Sheahan, Jr. known to me to be the President of the Sheahan Investment Company Corporation, and acknowledged to me that pursuant to a Resolution of the Board of Directors, he/she executed the foregoing in said Corporation name.

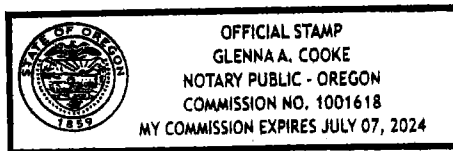
IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Glenna A. Cooke

Notary Public for the State of Oregon

Residing at: Tralatin, OR

Commission Expires: 07/07/2024



In Witness Whereof, the grantor has executed this instrument this 12 day of August, 2020; if a corporate grantor, 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.

Ganesh Management, LLC

By: [Signature]
Sanjay A. Patel, Managing Member

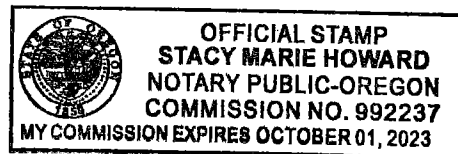
By: [Signature]
Rajesh Patel, Managing Member

State of Oregon} ss
County of Klamath}

On this 12 day of August, 2020, before me, Stacy Howard a Notary Public in and for said state, personally appeared Sanjay A. Patel and Rajesh Patel known or identified to me to be the Managing Members in the Limited Liability Company known as Ganesh Management, LLC who executed the foregoing instrument, and acknowledged to me that he/she executed the same in said LLC name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

[Signature]
Notary Public for the State of Oregon
Residing at: Klamath County
Commission Expires: 10-1-23



In Witness Whereof, the grantor has executed this instrument this _____ day of August, 2020; if a corporate grantor, 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.

K-Falls Hotel LP, a Delaware Limited Partnership

By: Prakash Patel
Prakash J. Patel, as President

State of California } ss.

County of Santa Clara

On this 6th day of August, 2020, before me, Usha S Patel a Notary Public in and for said state, personally appeared Prakash J. Patel known to me to be the President in the K-Falls Hotel LP, a Delaware Limited Partnership, who executed the foregoing instrument, and acknowledged to me that he/she executed the same in said Partnership name.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.

Usha S Patel
Notary Public for the State of California
Residing at: 6117 Banner Dr, San Jose CA 95123
Commission Expires: 07:30:2023

