

After recording, return to:

Cottages at Laurel LLC
PO Box 2247
Hillsboro, OR 97123

Send tax statements to:

Cottages at Laurel LLC
PO Box 2247
Hillsboro, OR 97123

Property Line Adjustment Deed

Cottages at Laurel LLC, hereinafter called Grantor, PO Box 2247 Hillsboro, Oregon 97123, is the owner of real property located in City of Salem, Marion County, Oregon, referred to herein as Property A, and more particularly described on Exhibit A, which is attached hereto and by this reference incorporated herein. Cottages at Laurel LLC, hereinafter called Grantee, PO Box 2247 Hillsboro, Oregon 97123, is the owner of real property located in City of Salem, Marion County, Oregon, referred to herein as Property B, more particularly described on Exhibit B, which is attached hereto and by this reference incorporated herein.

The purpose of this Property Line Adjustment Deed (Deed) is to effect a property line adjustment between Property A and Property B such that Property A will be reduced in size by approximately 4616 SF and will hereafter be eliminated, and Property B will be increased in size by approximately 4616 SF and will hereafter consist of the land more particularly described on Exhibit C, which is attached hereto and incorporated herein by this reference.

NOW THEREFORE, in order to effect the property line adjustment and to create the reconfigured property described in Exhibit C, Grantor does hereby grant, transfer, and convey unto Grantee all of that certain real property situated in Marion County, Oregon, described on Exhibit A, which is attached hereto and by this reference incorporated herein.

“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.”

The true and actual consideration for this transfer, stated in terms of dollars is N/A; however, the actual consideration consists of other property or values which is the whole consideration. The purpose of this Deed is to effect a property line consolidation, and the two parcels are to be consolidated into one.

This property line adjustment deed is executed this _____ day of _____, 20____.

Cottages at Laurel LLC

By: _____

Title: _____

STATE OF OREGON)
) ss.
County of _____)

This instrument was acknowledged before me on _____, 20____, by _____, as _____ of _____.

Notary Public—State of Oregon
My commission expires: _____

Cottages at Laurel LLC

By: _____

Title: _____

STATE OF OREGON)
) ss.
County of _____)

This instrument was acknowledged before me on _____, 20____, by _____, as _____ of _____.

Notary Public—State of Oregon
My commission expires: _____

EXHIBIT A

Lot 5, Block 3, LAUREL PARK ADD. TO SALEM, OREGON, as shown by plat recorded in Volume 11, Page 29, Record of Town Plats for Marion County, Oregon

EXCEPT THEREFROM: Beginning at the Southwest corner of Lot 5, Block 3, LAUREL PARK ADD. TO SALEM, OREGON; thence Easterly along the South line of said Lot 5, a distance of 100.00 feet; thence Northerly parallel with the West line of said Lot 5 for a distance of 75.00 feet; thence West parallel with the South line of Lot 5 for a distance of 100.00 feet to the West line of said Lot 6, in said Block 3; thence Southerly along the West line of Lots 5 and 6 for a distance of 75.00 feet to the place of beginning.

EXHIBIT B

Lot 6, Block 3, LAUREL PARK ADD. TO SALEM, OREGON, as shown by plat recorded in Volume 11, Page 29, Record of Town Plats for Marion County, Oregon

EXCEPT THEREFROM: Beginning at the Southwest corner of Lot 5, Block 3, LAUREL PARK ADD. TO SALEM, OREGON; thence Easterly along the South line of said Lot 5, a distance of 100.00 feet; thence Northerly parallel with the West line of said Lot 5 for a distance of 75.00 feet; thence West parallel with the South line of Lot 5 for a distance of 100.00 feet to the West line of said Lot 6, in said Block 3; thence Southerly along the West line of Lots 5 and 6 for a distance of 75.00 feet to the place of beginning.

EXHIBIT C

Beginning at the Southeast corner of Lot 5 in Block 3, LAUREL PARK ADD. TO SALEM OREGON, as shown by plat recorded in Volume 11, Page 29, Record of Town Plats for Marion County, Oregon; thence South 89°35'24" West along the South line of said Lot 5, 92.31 feet to the Southeast corner of the parcel conveyed to Benito Rodriguez Jr. and Cecilia Rodriguez recorded as Reel 4425 Page 344 of Marion County Records; thence North 00°00'00" West along the east line of said Rodriguez Parcel 74.96 feet; thence South 89°35'23" West along the north line of said Rodriguez Parcel 99.98 feet to the West line of Lot 6 in said Block 3; thence North 00°00'00" East along the west line of said Lot 6 for a distance of 25.05 feet to the Northwest corner of said Lot 6; thence North 89°35'09" East along the North line of said Lot 6 for a distance of 192.25 feet to the Northeast corner of said Lot 6; thence South 00°01'10" East along the east line of said Lots 5 and 6 for a distance of 100.03 feet to the Point of Beginning.

Containing 0.27 Acres more or less

