



THIS SPACE RESERVED FOR RECORDER'S USE

AMR 573871AM

After recording return to:

Brandon A. Fahlman and Whitney K. Fahlman,
Trustees of The Endless Summer Trust Dated March
20, 2023, and any amendments thereto and Quinn A.
Burke and Katelyn J. Burke

295 Patterson St. NW
Salem, OR 97304

REEL 4698 PAGE 189
MARION COUNTY
BILL BURGESS, COUNTY CLERK
03-31-2023 10:23 am.
Control Number 735110 \$ 91.00
Instrument 2023 00008604

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

Brandon A. Fahlman and Whitney K. Fahlman,
Trustees of The Endless Summer Trust Dated March
20, 2023, and any amendments thereto and Quinn A.
Burke and Katelyn J. Burke

295 Patterson St. NW
Salem, OR 97304

File No. 573871AM

STATUTORY WARRANTY DEED

Carrera Investments, LLC, an Oregon Limited Liability Company who acquired title as Carrera Investments, LLC,

Grantor(s), hereby convey and warrant to

Brandon A. Fahlman and Whitney K. Fahlman, Trustees of The Endless Summer Trust Dated March 20, 2023, and any amendments thereto, as to 1/2 interest and Quinn A. Burke and Katelyn J. Burke, as Tenants by the Entirety, as to 1/2 interest, as tenants in common,

Grantee(s), the following described real property in the County of Marion and State of Oregon free of encumbrances except as specifically set forth herein:

Beginning on the East line of Commercial Street in the City of Salem, in Marion County, Oregon at a point which is 99.00 feet South 70°30' East 65.13 feet South 19°30' West from the Southeast Corner of Block "B" in J.S. Smith Addition to Salem, Marion County, Oregon; and running thence North 19°30' East along the east line of Commercial Street 61.25 feet, thence South 70°30' East of the middle of Mill Creek; thence Southerly following the center of said creek to a point that is 70°30' East from the place of beginning; thence North 70°30' West to the place of beginning.

FOR INFORMATION PURPOSES ONLY, THE MAP/TAX ACCT #(S) ARE REFERENCED HERE:

07S-03W-22AC 3700 589564

The true and actual consideration for this conveyance is \$202,500.00.

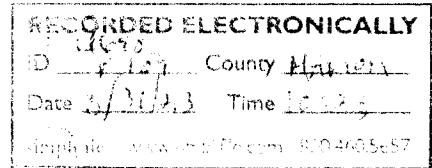
The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:



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Grantor(s), hereby convey and warrant to

Brandon A. Fahlman and Whitney K. Fahlman, Trustees of The Endless Summer Trust Dated March 20, 2023, and any amendments thereto, as to 1/2 interest and Quinn A. Burke and Katelyn J. Burke, as Tenants by the Entirety, as to 1/2 interest, as tenants in common,

Grantee(s), the following described real property in the County of Marion and State of Oregon free of encumbrances except as specifically set forth herein:

Beginning on the East line of Commercial Street in the City of Salem, in Marion County, Oregon at a point which is 99.00 feet South 70°30' East 65.13 feet South 19°30' West from the Southeast Corner of Block "B" in J.S. Smith Addition to SAlem, Marion County, Oregon; and running thence North 19°30' East along the east line of Commercial Street 61.25 feet, thence South 70°30' East of the middle of Mill Creek; thence Southerly following the center of said creek to a point that is 70°30' East from the place of beginning; thence North 70°30' West to the place of beginning.

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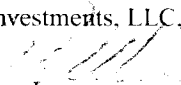
The true and actual consideration for this conveyance is \$202,500.00.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

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.

Dated this _____ day of _____, _____.

Carrera Investments, LLC, an Oregon Limited Liability Company

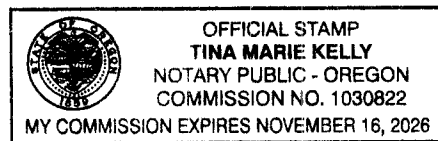

By: Rick D. Pittman, Managing Member

State of Oregon; ss
County of Marion;

On this 27th day of March, 2023, before me, Tina Kelly a Notary Public in and for said state, personally appeared Rick D. Pittman known or identified to me to be the Managing Member in the Limited Liability Company known as Carrera Investments, 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.

Notary Public for the State of Oregon
Residing at: Oregon
Commission Expires:



REEL: 4698

PAGE: 189

March 31, 2023, 10:23 am.

CONTROL #: 735110

State of Oregon
County of Marion

I hereby certify that the attached instrument was received and duly recorded by me in Marion County records:

FEE: \$ 91.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.