



THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:

Andre Makarenko
PO Box 5607
Salem, OR 97304

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

Andre Makarenko
PO Box 5607
Salem, OR 97304
File No. 609289AM

MARION COUNTY RECORDS **2023-31416**

D-DEED 10/18/2023 09:30 AM

\$10.00 \$11.00 \$10.00 \$60.00 \$91.00



I, Bill Burgess, County Clerk for Marion County, Oregon, certify that the instrument identified herein was recorded in the Official Records.

William J. Burgess

Pgs=2 MD1

STATUTORY WARRANTY DEED

Goetz Family Farm, LLC, an Oregon limited liability company,

Grantor(s), hereby convey and warrant to

Andre Makarenko,

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:

Parcel 1, PARTITION PLAT NO. 2002-7, in the City of Salem, County of Marion and State of Oregon (recorded February 5, 2002, Reel 1898, Page 40)

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

083W17B000100

The true and actual consideration for this conveyance is \$700,000.00.

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:

2023-2024 Real Property Taxes, a lien not yet due and payable

609289AM

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 12th day of October, 2023

Goetz Family Farm, LLC

By: [Signature]
Gregory Lee Goetz, Member

State of Arizona, ss
County of Maricopa }

On this 12th day of October, 2023, before me, Tina Kelly a Notary Public in and for said state, personally appeared Gregory Lee Goetz, Member, Goetz Family Farm, LLC, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged to me that he/she/they executed same. 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 Arizona [Signature]
Residing at: Salem
Commission Expires: 11-16-2026



Marion County
Document Separator Page

Instrument # 2023-31416

October 18, 2023 09:30 AM

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
Marion County Clerk

This is not an invoice.