

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:  
✓ Macleay Commons LLC  
1340 Rafael St N  
Keizer, OR 97303

MARION COUNTY RECORDS

**2024-035339**

D-DEED

11/13/2024 12:38 PM

\$15.00 \$11.00 \$10.00 \$60.00

\$96.00



00060426202400353390040044



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

Pgs=3 CC1

Until a change is requested all tax statements shall be sent to the following address:  
Macleay Commons LLC  
same as above

*The true consideration for this conveyance is: None.*

### STATUTORY BARGAIN AND SALE DEED

**Christopher Weddle**, Grantor, conveys to **Macleay Commons LLC**, Grantee, the following described real property:

**LEGAL DESCRIPTION:** Real property in the County of Marion, State of Oregon, described as follows:

**Beginning at a point on the Southerly line of Salem-Macleay County Road which is South 4° 15' East 240.21 feet and south 85° 45' West 120 feet and North 4° 15' West 258 feet from the Northeast corner of Tract 8, SALEM GARDEN AND FRUIT TRACTS, Marion County, Oregon; thence South 4° 15' East 258 feet to the North line of a tract of land conveyed to Mark Helvig by deed recorded March 4, 1977, in Reel 73, Page 546, Book of Records, Marion County, Oregon; thence South 85° 27' West along said North line 186.40 feet, more or less, to the Northwest corner thereof; thence South 4° 25' 30" East 143.51 feet to the Southwest corner of said Helvig tract; thence South 85° 41' West 306.40 feet to the East line of that parcel described in Volume 721, Page 438, Deed Records for Marion County, Oregon; thence North 4° 18' West along the East line of said Volume 721, Page 438 Deed Records for Marion County, Oregon to the Southerly line of the Salem-Macleay County Road; thence South 72° 49' East along the Southerly line of said road to the point of beginning.**

**Save and except: Beginning at a point on the Southerly line of Salem-Macleay**

Bargain and Sale Deed  
- continued

County Road which is South 4° 15' East 240.21 feet and South 85° 45' West 120 feet and North 4° 15' West 258 feet from the Northeast corner of Tract 8, Salem Garden and Fruit Tracts, Marion County, Oregon; thence South 4° 15' East 258 feet; thence South 85° 45' West 152 feet; thence North 4° 15' West 318 feet to the Southerly line of Salem-Macleay County Road; thence South 72° 49' East along the Southerly line of said road to the place of beginning.

**Also save and except: A parcel of land lying in Section 32, Township 7 South, range 2 West of the Willamette Meridian, Marion County, Oregon, described as follows:**

Beginning at the Northeast corner of that tract of land conveyed to Myrtle J. Beaver, Trustee, in Deed recorded April 12, 1989 in Reel 683, Page 316, Records for Marion County, Oregon; thence South 4° 15' East, along the Easterly line of said tract to the most Easterly Southeast corner of said tract and the Southwest corner of a parcel conveyed to Frank E. Piggott and Patsy L. Piggott, by deed recorded August 15, 1989 in Reel 709, Page 315, Records for Marion County, Oregon, said point also being on the North line of a tract of land conveyed to Mark Helvig by deed recorded March 4, 1977 in Reel 73, Page 546, Records for Marion County, Oregon; thence westerly along said North line 34.4 feet; thence Northerly parallel to the East line of said Beaver tract, to a point on the South line of Salem-Macleay County Road; thence Southeasterly along the South line of said County Road to the point of beginning.

**NOTE: This legal description was created prior to January 1, 2008.**

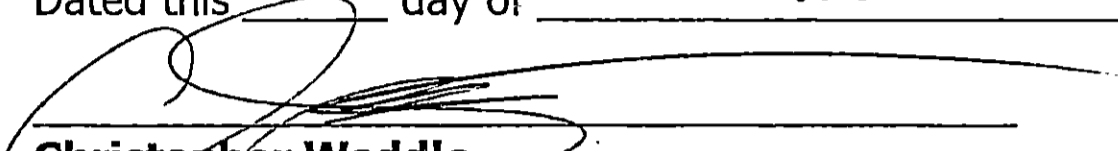
The true consideration for this conveyance is **\$none** . (Here comply with requirements of ORS 93.030)

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

Bargain and Sale Deed  
- continued

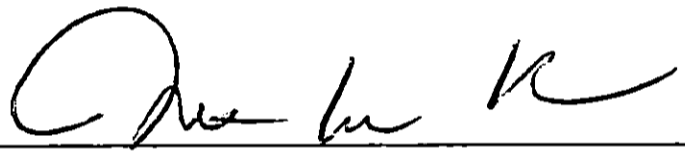
LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2  
TO 7, CHAPTER 8, OREGON LAWS 2010.

Dated this 4 day of November, 2024.

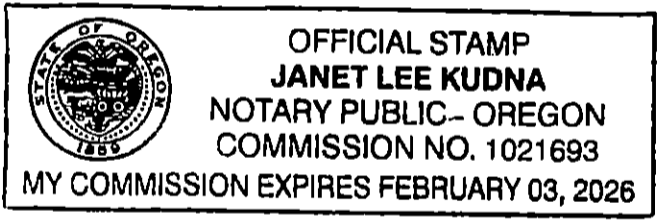
  
\_\_\_\_\_  
**Christopher Weddle**

STATE OF Oregon )  
  )ss.  
County of Marion )

This instrument was acknowledged before me on this 4 day of November,  
2024 by **Christopher Weddle**.

  
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Notary Public for Oregon  
My commission expires: 2/3/26



Marion County  
Document Separator Page

**Instrument # 2024-035339**

**November 13, 2024 12:38 PM**

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: \$96.00

Bill Burgess  
Marion County Clerk

This is not an invoice.