



After recording return to:
DD Citizen, LLC
901 Northeast Glisan Street
Portland, OR 97232

Until a change is requested all tax
statements shall be sent to the
following address:
DD Citizen, LLC
901 Northeast Glisan Street
Portland, OR 97232

File No.: NCS-1256935-OR1 (RM)
Date: April 28, 2025

THIS SPACE RESERVED FOR RECORDER'S USE

READ AND APPROVED


MGR.

STATUTORY WARRANTY DEED

FT Development, LLC, an Oregon limited liability company, Grantor, conveys and warrants to **DD Citizen, LLC, an Oregon limited liability company**, Grantee, the following described real property free of liens and encumbrances, except as specifically set forth herein:

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

See attached exhibit A

Subject to: NONE

The true consideration for this conveyance is **\$100.00**. (Here comply with requirements of ORS 93.030)

APN: **589142**

Statutory Warranty Deed
- continued

File No.: **NCS-1256935-OR1**
(RM)

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 _____, 20_____.

FT Development, LLC, an Oregon limited
liability company

By: _____
Name: Douglas D. Pitassi
Title: Manager

APN: **589142**

Statutory Warranty Deed
- continued

File No.: **NCS-1256935-OR1**
(RM)

STATE OF Oregon)
)ss.
County of _____)

This instrument was acknowledged before me on this _____ day of _____, 20____
by Douglas D. Pitassi as Manager of FT Development, LLC, on behalf of the limited liability
company.

Notary Public for Oregon
My commission expires: _____