

PACTRUST REALTY, INC.
and
M&T PARTNERS, INC.

AUTHORITY & INCUMBENCY CERTIFICATE

The undersigned, Terry L. O'Toole, certifies that she is the duly elected and qualified Secretary of PacTrust Realty, Inc. (which is the General Partner of Pacific Realty Associates, L.P.) and M&T Partners, Inc., both Delaware corporations ("Companies"), and that, as such, she is authorized to execute this Certificate on behalf of the Companies. She further certifies that the persons named below are duly elected, qualified and acting officers of the Companies, holding on the date hereof the respective office set forth opposite his/her name:

Name	Office
Peter F. Bechen	President & Chief Executive Officer
David W. Ramus	Vice President & Chief Operating Officer
John C. Hart	Chief Financial Officer
J. Benjamin Chessar	Vice President
Scott D. Hodson	Vice President
Andrew R. Jones	Vice President
Richard J. Krippaehne	Vice President
Mark W. Olson	Vice President
Shari L. Reed	Vice President
Eric A. Sporre	Vice President
John C. Wiitala	Vice President

Furthermore, each of the above officers and/or agents of the Companies is authorized and empowered to execute and deliver any and all documents or other pertinent instruments related to the permitting, operation and disposition of the approximately 23.47 acres of real property located at 2531 and 2521 Boone Road SE in Salem, Oregon.

IN WITNESS WHEREOF, the undersigned has hereunto set her hand this 9th day of May 2018.



Terry L. O'Toole
Secretary

08 3W 12C

SEE MAP
083W11

1/4 COR

700
12.85 AC

600
5.03 AC

800
5.04 AC

900
6.39 AC

1001
0.20 AC

1100
0.05 AC

1000
0.80 AC

1200
0.20 AC

1300
0.80 AC

1400
0.51 AC

1500
0.95 AC

1600
2.35 AC

1700
8.70 AC

1701
5.27 AC

SEE MAP
083W12B

300
2.93 AC

200
1.78 AC

100
4.88 AC

301
19.03 AC

2200
14.48 AC

924 01 00 0

KUEBLER BLVD.

BLVD

SUBDIVISION PLAT
S47, PAGE 78

EXHIBIT "D" IN
REEL 3196, PAGE 169

EXHIBIT "D" IN REEL 3042,
PAGE 372

R/W DEDICATION IN
REEL 3476, PAGE 48

SEE MAP
083W13BB

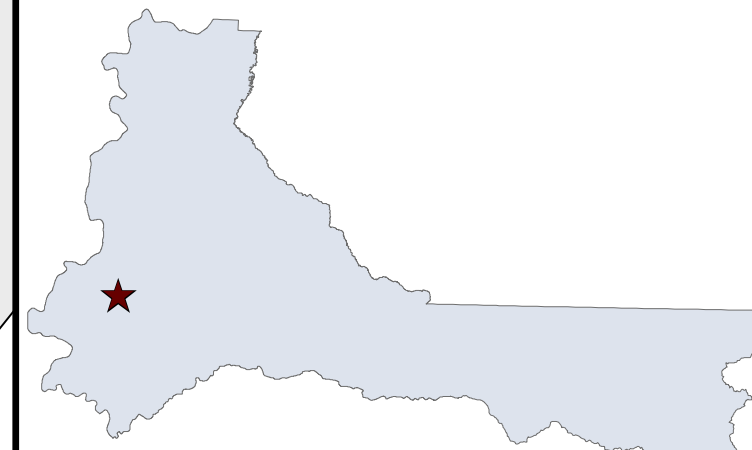
924 01 00 0

08 3W 12C

SEE MAP
083W13BA

924 01 00 0

08 3W 12C
SALEM



MARION COUNTY, OREGON
SW1/4 SEC12 T8S R3W W.M.
SCALE 1" = 200'

LEGEND

LINE TYPES

Taxlot Boundary

Historical Boundary

Road Right-of-Way

Easement

Railroad Right-of-Way

Railroad Centerline

Private Road ROW

Taxcode Line

Subdivision/Plat Bndry

Map Boundary

Waterline - Taxlot Bndry

Waterline - Non Bndry

CORNER TYPES

+ 1/16TH Section Cor.

1/4 Section Cor.

⊙ DLC Corner

16 15
21 22
Section Corner

NUMBERS

Tax Code Number

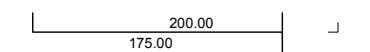
000 00 00 0

Acreage
0.25 AC

All acres listed are Net Acres, excluding any
portions of the taxlot within public ROWs

NOTES

Tick Marks: A tick mark in the road indicates that the
labeled dimension extends into the public ROW



CANCELLED NUMBERS

702
703
1601
1702
1703
1801
2001
2002
2101
2202
2203

DISCLAIMER: THIS MAP WAS PREPARED
FOR ASSESSMENT PURPOSES ONLY



Assessors Office
Cartography Dept

FOR ADDITIONAL MAPS VISIT OUR WEBSITE AT
www.co.marion.or.us

PLOT DATE: 1/24/2018

SALEM
08 3W 12C

H47-78

KUEBLER GATEWAY

LOCATED IN THE SE 1/4 OF SEC. 11 & SW 1/4 OF SEC. 12,
TOWNSHIP 8 SOUTH, RANGE 3 WEST, W.M., IN THE CITY OF SALEM,
MARION COUNTY, OREGON
AUGUST 8, 2015

SHEET 1 OF 5

V. 47, P. 78

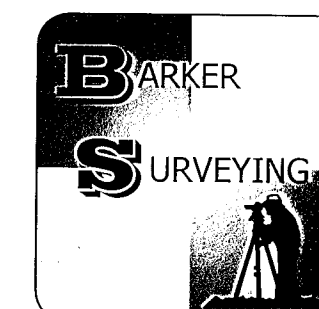
SHEET INDEX:

SHEET 1 - COVER SHEET
SHEET 2 - BOUNDARY SURVEY, NARRATIVE, REFERENCES, LEGEND, CURVE TABLE, DETAIL "A"
SHEET 3 - DETAIL OF LOTS, EASEMENTS
SHEET 4 - DETAILS "B" AND "C"
SHEET 5 - SURVEYOR'S CERTIFICATE, DECLARATION, ACKNOWLEDGEMENTS, APPROVALS.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gregory L. Wilson
OREGON
JULY 19, 1994
GREGORY L. WILSON
2687

EXPIRATION DATE: 6-30-2016

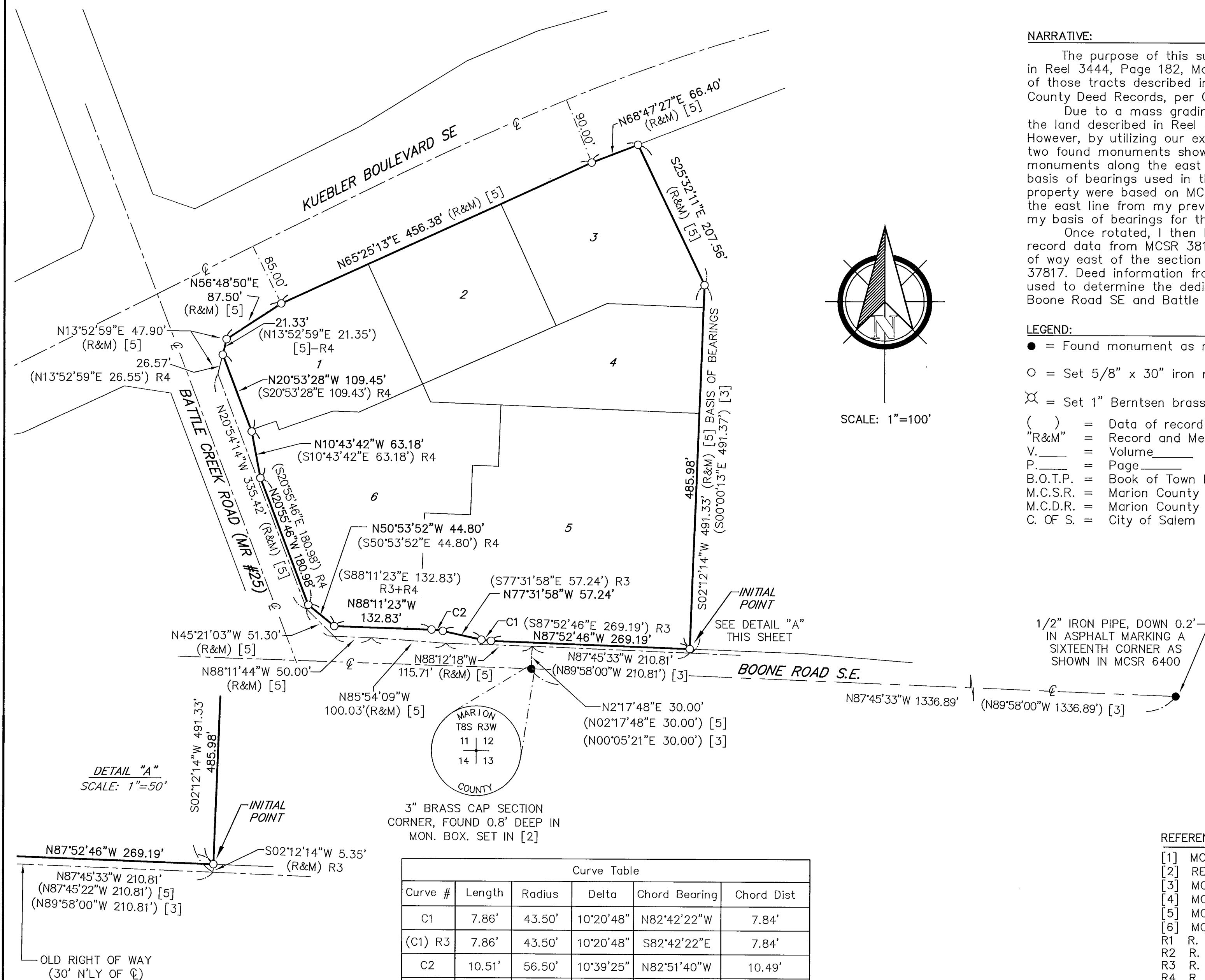


BARKER SURVEYING
3657 KASHMIR WAY SE
SALEM, OREGON 97317
PHONE (503) 588-8800
FAX (503) 363-2469
EMAIL: INFO@BARKERWILSON.COM

KUEBLER GATEWAY

LOCATED IN THE SE 1/4 OF SEC. 11 & SW 1/4 OF SEC. 12,
TOWNSHIP 8 SOUTH, RANGE 3 WEST, W.M., IN THE CITY OF SALEM,
MARION COUNTY, OREGON
AUGUST 8, 2015

SHEET 2 OF 5



NARRATIVE:

The purpose of this survey is to subdivide that portion of that property described in Reel 3444, Page 182, Marion County Deed Records, which remains after the dedication of those tracts described in Reel 3492, Page 155 and Reel 3476, Page 47, Marion County Deed Records, per City of Salem Planner's File No. 14-01.

Due to a mass grading project, all original monuments marking the boundary of the land described in Reel 3444, Page 182, Marion County Deed Records, were destroyed. However, by utilizing our existing survey control from MCSR 37817 which includes the two found monuments shown on this map, I reestablished the positions of the destroyed monuments along the east line of the subject property as per MCSR 37817. Since the basis of bearings used in the deeds that dedicated those portions of the original property were based on MCSR 38160, I made a decision to rotate the bearings along the east line from my previous survey to that from MCSR 38160, which I now show as my basis of bearings for this plat.

Once rotated, I then laid out the original boundary of the subject property per record data from MCSR 38160, with the exception of the course along the 30-foot right of way east of the section line, which was calculated by my record angle from MCSR 37817. Deed information from said Reel 3492, Page 155 and Reel 3476, Page 47 were used to determine the dedicated portions accordingly for the new right of way along Boone Road SE and Battle Creek Road as shown.

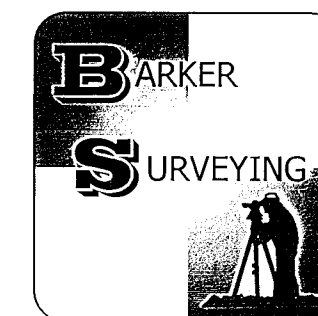
LEGEND:

- = Found monument as noted
- = Set 5/8" x 30" iron rod with yellow plastic cap stamped "WILSON PLS 2687"
- ⊗ = Set 1" Berntsen brass cap stamped "WILSON PLS 2687"
- () = Data of record
- "R&M" = Record and Measured survey value
- V. = Volume
- P. = Page
- B.O.T.P. = Book of Town Plats
- M.C.S.R. = Marion County Survey Records
- M.C.D.R. = Marion County Deed Records
- C. OF S. = City of Salem

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gregory L. Wilson
OREGON
JULY 19, 1994
GREGORY L. WILSON
2687

EXPIRATION DATE: 6-30-2016



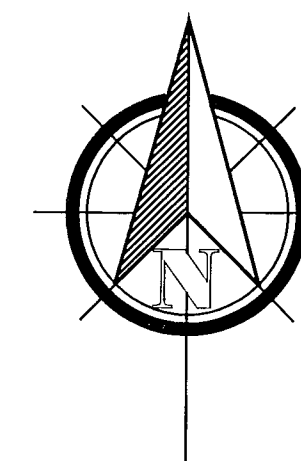
BARKER SURVEYING
3657 KASHMIR WAY SE
SALEM, OREGON 97317
PHONE (503) 588-8800
FAX (503) 363-2469
EMAIL: INFO@BARKERWILSON.COM

H47-78

SHEET 3 OF 5

KUEBLER GATEWAY

LOCATED IN THE SE 1/4 OF SEC. 11 & SW 1/4 OF SEC. 12,
TOWNSHIP 8 SOUTH, RANGE 3 WEST, W.M., IN THE CITY OF SALEM,
MARION COUNTY, OREGON
AUGUST 8, 2015

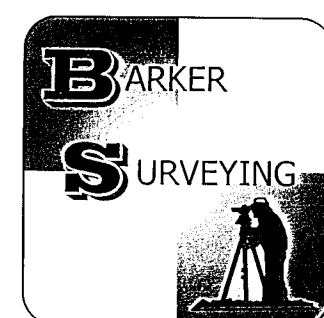


SCALE: 1" = 50'

REGISTERED
PROFESSIONAL
LAND SURVEYOR

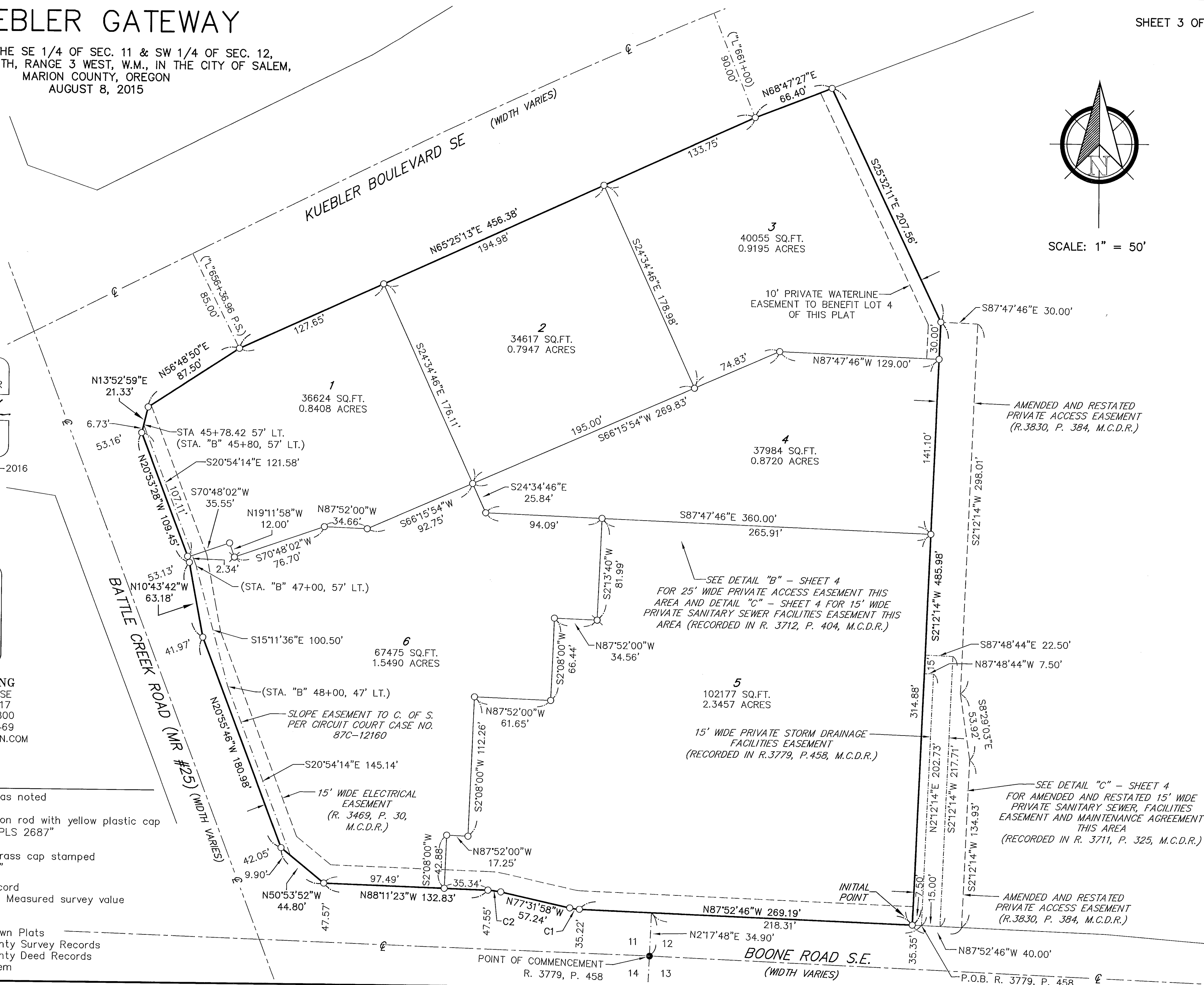
Gregory L. Wilson
OREGON
JULY 19, 1994
GREGORY L. WILSON
2687

EXPIRATION DATE: 6-30-2016



BARKER SURVEYING
3657 KASHMIR WAY SE
SALEM, OREGON 97317
PHONE (503) 588-8800
FAX (503) 363-2469
EMAIL: INFO@BARKERWILSON.COM

- LEGEND:**
- = Found monument as noted
 - = Set 5/8" x 30" iron rod with yellow plastic cap stamped "WILSON PLS 2687"
 - ⊗ = Set 1" Berntsen brass cap stamped "WILSON PLS 2687"
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 - C. OF S. = City of Salem

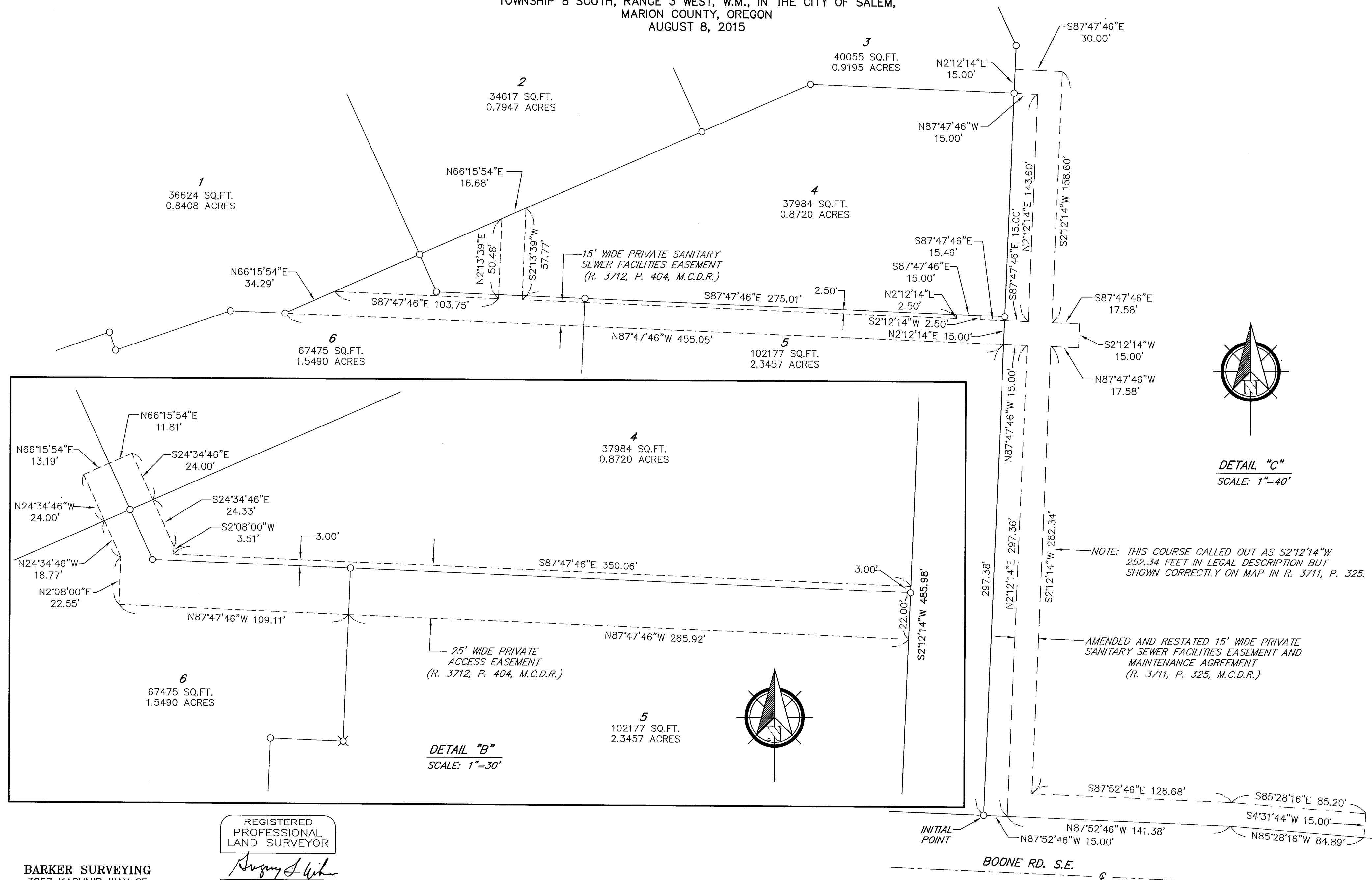


H47-78

SHEET 4 OF 5

KUEBLER GATEWAY

LOCATED IN THE SE 1/4 OF SEC. 11 & SW 1/4 OF SEC. 12,
TOWNSHIP 8 SOUTH, RANGE 3 WEST, W.M., IN THE CITY OF SALEM,
MARION COUNTY, OREGON
AUGUST 8, 2015



BARKER SURVEYING
3657 KASHMIR WAY SE
SALEM, OREGON 97317
PHONE (503) 588-8800
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EMAIL: INFO@BARKERWILSON.COM

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gregory L. Wilson
OREGON
JULY 19, 1994
GREGORY L. WILSON
2887

EXPIRATION DATE: 6-30-2016

KUEBLER GATEWAY

LOCATED IN THE SE 1/4 OF SEC. 11 & SW 1/4 OF SEC. 12,
TOWNSHIP 8 SOUTH, RANGE 3 WEST, W.M., IN THE CITY OF SALEM,
MARION COUNTY, OREGON
AUGUST 8, 2015

SURVEYOR'S CERTIFICATE:

I, Gregory L. Wilson, being first duly sworn, depose and say that I have surveyed and marked with proper monuments the land shown hereon and described as follows:

Beginning at the Initial Point of this subdivision, said point being marked by a 5/8-inch iron rod with yellow plastic cap stamped "WILSON PLS 2687" on the east line of that property described in that instrument recorded in Reel 3444, Page 182, Marion County Deed Records, said point being the northeast corner of that tract of land conveyed to the City of Salem by warranty deed recorded in Reel 3492, Page 155, Marion County Deed Records, said point recorded as being North 02°17'48" East 30.00 feet and South 87°45'22" East 210.81 feet and North 02°12'14" East 5.35 feet from the corner common to Sections 11, 12, 13 and 14, Township 8 South, Range 3 West of the Willamette Meridian, Marion County, Oregon; and running thence along the north line of said City of Salem tract and the north and northeasterly line of that tract of land conveyed to the City of Salem by warranty deed recorded in Reel 3476, Page 47, Marion County Deed Records:

North 87°52'46" West 269.19 feet to a point of curvature;
thence Northwesterly along the arc of a 43.50-foot radius curve to the right (the chord of which bears North 82°42'22" West 7.84 feet) 7.86 feet to a point of tangency;
thence North 77°31'58" West 57.24 feet to a point of curvature;
thence Northwesterly along the arc of a 56.50-foot radius curve to the left (the chord of which bears North 82°51'40" West 10.49 feet) 10.51 feet to a point of tangency;
thence North 88°11'23" West 132.83 feet;
thence North 50°53'52" West 44.80 feet;
thence North 20°55'46" West 180.98 feet;
thence North 10°43'42" West 63.18 feet;
thence North 20°53'28" West 109.45 feet to a point on the east right of way line of Battle Creek Road (Market Road No. 25);
thence North 13°52'59" East 21.33 feet along said east right of way to a point on the southeasterly right of way line of Kuebler Boulevard SE;
thence North 56°48'50" East 87.50 feet and North 65°25'13" East 456.38 feet and North 68°47'27" East 66.40 feet along said southeasterly right of way line of Kuebler Boulevard SE to the northeast corner of the aforementioned property described in said Reel 3444, Page 182;
thence South 25°32'11" East 207.56 feet and South 02°12'14" West 485.98 feet along the east line of said property to the Initial Point, containing 7.3218 acres of land, more or less.

Gregory L. Wilson
Gregory L. Wilson, PLS 2687

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Gregory L. Wilson
OREGON
JULY 19, 1994
GREGORY L. WILSON
2687

EXPIRATION DATE: 6-30-2016

DECLARATION:

Know all people by these presents that M&T PARTNERS, INC., a Delaware Corporation, being the owners of the land described in the Surveyor's Certificate hereon made and desiring to dispose of the same in lots have caused the same to be subdivided and surveyed as shown on the attached map. We hereby grant the private waterline easement as shown. We certify that all taxes have been paid in full.

In witness whereof we set our hands and seals this 4 day of February, 2016.

M&T PARTNERS, INC., a Delaware Corporation

By: Shari L. Reed
Shari L. Reed, Vice President

STATE OF OREGON }
COUNTY OF WASHINGTON } ss.

On this 4 day of February, 2016, personally appeared the above named Shari L. Reed as Vice President of M&T PARTNERS, INC. and acknowledged the foregoing instrument to be her voluntarily act and deed.

Carol R. Wilson
Notary Signature

Carol R. Wilson
Notary Public for Oregon (print)

Commission No. 937960

My Commission expires April 8, 2009

THE PLAT IS HEREBY APPROVED:

Jessie Anderson
Planning Administrator, City of Salem
Planning File Plat No. 14-01

6/24/16
Date

Gerry Pappe
City of Salem Surveyor
Thomas D. Rohlfing

6-24-16
Date

by: Rose Brodnick
County Assessor

6-29-16
Date

Taxes and assessments on the above described property have been paid in full to June 30, 2016.
Rex Weisner by

Deirda Steele
Marion County Tax Collector

06/29/2016
Date

Ken Cameron
Chairperson or Vice-Chairperson
Marion County Board of Commissioners

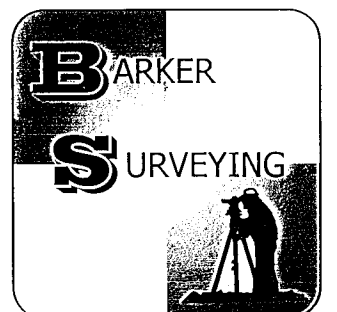
6/29/16
Date

STATE OF OREGON }
COUNTY OF MARION } S.S.

I do hereby certify that the attached subdivision plat was received for recording on the 30th day of June, 2016 at 2:28 o'clock P.m. and recorded in the Marion County Book of Town Plats, Volume 47, Page 78. Also referenced in Marion County Deed Records, Reel 3833, Page 322.

Bill Burgess, Marion County Clerk

By: Demetri Melby
Deputy County Clerk



BARKER SURVEYING
3657 KASHMIR WAY SE
SALEM, OREGON 97317
PHONE (503) 588-8800
FAX (503) 363-2469
EMAIL: INFO@BARKERWILSON.COM

Conditions of Approval pertaining to this subdivision are recorded in Reel 3700, Page 490, Marion County Deed Records.

Existing Improvement Agreements pertaining to this subdivision are recorded in Reel 3471, Page 126 and Reel 3474, Page 347 and Reel 3731, Page 428, Marion County Deed Records.

REEL 3481 PAGE 172
MARION COUNTY
BILL BURGESS, COUNTY CLERK
03-12-2013 01:18 pm.
Control Number 334820 \$ 46.00
Instrument 2013 00010889

RESOLUTION NO. 2013-17

THE CITY OF SALEM RESOLVES AS FOLLOWS:

Section 1. That certain property located at 2541 Boone Road SE, more particularly described in "Exhibit 1," attached hereto and incorporated herein by this reference, from the deed executed by Pacific Realty Associates L P, hereinafter called Grantor, for property located at 2541 Boone Road SE, dated the January 23, 2013 and recorded in Marion County Deed Records at Reel 3476 Page 48, is hereby dedicated as public right-of-way.

Section 2. This resolution is effective upon adoption.

ADOPTED by the City Council this 11th day of March, 2013.

ATTEST:

Kathy Hull

City Recorder

Approved by City Attorney:

Checked by: J. Bolliger

g:\group\legal\council\2013\031113 boone road se dedication reso 2013-17.doc



After recording return to:
City of Salem ✓
City Recorder's Office
555 Liberty Street SE, Room 205
Salem, OR 97301

EXHIBIT 1

NOVEMBER 30, 2012

RIGHT-OF-WAY DEDICATION
LEGAL DESCRIPTION

PROJECT NO. 037058

A TRACT OF LAND BEING A PORTION OF THAT PROPERTY DESCRIBED IN EXHIBIT "D" OF REEL 3196 PAGE 169 OF THE MARION COUNTY DEED RECORDS, AND BEING LOCATED IN THE SOUTHWEST ONE-QUARTER OF SECTION 12, TOWNSHIP 8 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN, CITY OF SALEM, MARION COUNTY, OREGON, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

COMMENCING AT THE CORNER COMMON TO SECTIONS 11, 12, 13 AND 14 OF SAID TOWNSHIP AND RANGE; THENCE NORTH 2°17'48" EAST, 30.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF BOONE ROAD S.E.; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE, SOUTH 87°45'22" EAST, 210.81 FEET TO THE SOUTHWEST CORNER OF THAT PARCEL DESCRIBED IN EXHIBIT "D", SAID REEL AND PAGE AND ALSO BEING THE POINT OF BEGINNING OF THIS DESCRIPTION;

THENCE LEAVING SAID RIGHT-OF-WAY LINE, NORTH 02°12'14" EAST, 5.35 FEET ALONG THE WEST BOUNDARY LINE OF SAID PARCEL; THENCE LEAVING SAID BOUNDARY LINE, SOUTH 87°52'46" EAST, 156.38 FEET; THENCE SOUTH 85°28'16" EAST, 141.54 FEET TO A POINT ON SAID NORTH RIGHT-OF-WAY LINE OF BOONE ROAD S.E.; THENCE ALONG SAID RIGHT-OF-WAY LINE, NORTH 87°45'49" WEST, 297.80 FEET TO THE POINT OF BEGINNING.

THE BASIS OF BEARINGS FOR THIS DESCRIPTION IS THE NAD83/CORS, OREGON NORTH STATE PLANE COORDINATE SYSTEM.

CONTAINING 1.261 SQUARE FEET OR 0.029 ACRE, MORE OR LESS.

REGISTERED
PROFESSIONAL
LAND SURVEYOR

Scott M. Grubbs

OREGON
JULY 13, 2004
SCOTT M. GRUBBS
54728

RENEWAL: 06-30-13

P:\Pac\Inust\037058\Survey\Documents\037058-RWAY-DED3.doc

REEL: 3481

PAGE: 172

March 12, 2013, 01:18 pm.

CONTROL #: 334820

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: \$ 46.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.

REEL 3476 PAGE 48
MARION COUNTY
BILL BURGESS, COUNTY CLERK
02-25-2013 11:31 am.
Control Number 333727 \$ 61.00
Instrument 2013 00008265

WARRANTY DEED

Pacific Realty Associates LP, an Delaware Corporation hereinafter called Grantor, 15350 SW Sequoia Parkway # 300, Portland, OR 97224, conveys and warrants to the CITY OF SALEM, an Oregon municipal corporation, organized and existing under and by virtue of the laws of the State of Oregon, hereinafter called Grantee, 555 Liberty Street SE, Salem, Oregon, 97301-3513, all that real property situated in Marion County, State of Oregon, described as follows:

See Exhibit A attached.

and covenants that Grantor is the owner of the above-described property free of all encumbrances, and will warrant and defend the same against all persons who may lawfully claim the same, except as shown above.

The true and actual consideration for this transfer is no money, but for other valuable consideration.

“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.”

Send tax statements to:
Finance Department
555 Liberty Street SE, Room 230
Salem OR 97301-3513

After recording, return to:
City Recorder
555 Liberty Street SE, Room 205
Salem OR 97301-3513

Grantee assumes no liability for any hazardous waste on or from this Property. Grantor, its successors and assigns, agree to defend, indemnify and hold harmless the Grantee, its officers, agents, and employees against any and all liabilities, damages, penalties, losses, claims, demands, actions, suits, and judgments (including attorney fees and costs), and any costs or expenses incurred resulting from the presence of hazardous waste onto or from the Property, including any and all costs associated with clean up or remediation that may be required. This provision shall not apply to a release of hazardous waste onto or from the Property caused by the officers, agents, or employees of Grantee. Any action taken pursuant to this provision shall not constitute an admission of liability or waiver of any defenses to liability. "Hazardous waste" has the same meaning as provided in Oregon Revised Statutes 466.005(7) (2007 ed.).

Dated this 23 day of January, 2013.

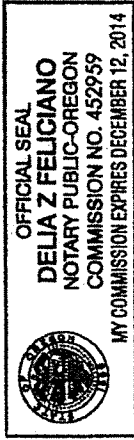
Pacific Realty Associates L.P.,
a Delaware limited liability partnership

By: PacTrust Realty, Inc.,
a Delaware corporation,
its general partner

By: [Signature]
Title: Vice President

STATE OF OREGON)
)
County of Washington)

This instrument was acknowledged before me on January 3, 2013, by Scott D. Hodson as Vice President of Pacific Realty Associates L.P., a Delaware limited liability partnership.



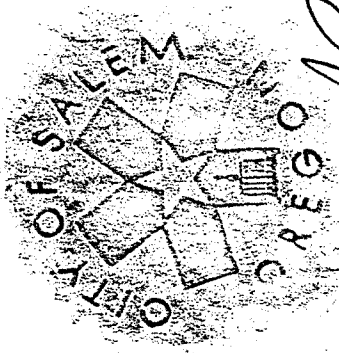
ACCEPTED ON BEHALF OF THE CITY
OF SALEM BY:

[Signature: Linda Harris]

APPROVED AS TO FORM:

By: [Signature]
City Attorney

[Signature: Delia Z Feliciano]
Notary Public State of Oregon
My commission expires: 12-12-14



Checked By: [Signature]
Project Number: 711727
December 20, 2012

EXHIBIT "A"

NOVEMBER 30, 2012

RIGHT-OF-WAY DEDICATION
LEGAL DESCRIPTION

PROJECT NO. 037058

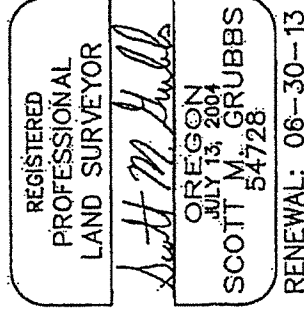
A TRACT OF LAND BEING A PORTION OF THAT PROPERTY DESCRIBED IN EXHIBIT "D" OF REEL 3196 PAGE 169 OF THE MARION COUNTY DEED RECORDS, AND BEING LOCATED IN THE SOUTHWEST ONE-QUARTER OF SECTION 12, TOWNSHIP 8 SOUTH, RANGE 3 WEST OF THE WILLAMETTE MERIDIAN, CITY OF SALEM, MARION COUNTY, OREGON, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

COMMENCING AT THE CORNER COMMON TO SECTIONS 11, 12, 13 AND 14 OF SAID TOWNSHIP AND RANGE; THENCE NORTH 2°17'48" EAST, 30.00 FEET TO A POINT ON THE NORTH RIGHT-OF-WAY LINE OF BOONE ROAD S.E.; THENCE ALONG SAID NORTH RIGHT-OF-WAY LINE, SOUTH 87°45'22" EAST, 210.81 FEET TO THE SOUTHWEST CORNER OF THAT PARCEL DESCRIBED IN EXHIBIT "D"; SAID REEL AND PAGE AND ALSO BEING THE POINT OF BEGINNING OF THIS DESCRIPTION;

THENCE LEAVING SAID RIGHT-OF-WAY LINE, NORTH 02°12'14" EAST, 5.35 FEET ALONG THE WEST BOUNDARY LINE OF SAID PARCEL; THENCE LEAVING SAID BOUNDARY LINE, SOUTH 87°52'46" EAST, 156.38 FEET; THENCE SOUTH 85°28'16" EAST, 141.54 FEET TO A POINT ON SAID NORTH RIGHT-OF-WAY LINE OF BOONE ROAD S.E.; THENCE ALONG SAID RIGHT-OF-WAY LINE, NORTH 87°45'49" WEST, 297.80 FEET TO THE POINT OF BEGINNING.

THE BASIS OF BEARINGS FOR THIS DESCRIPTION IS THE NAD83/CORS, OREGON NORTH STATE PLANE COORDINATE SYSTEM.

CONTAINING 1.261 SQUARE FEET OR 0.029 ACRE, MORE OR LESS.



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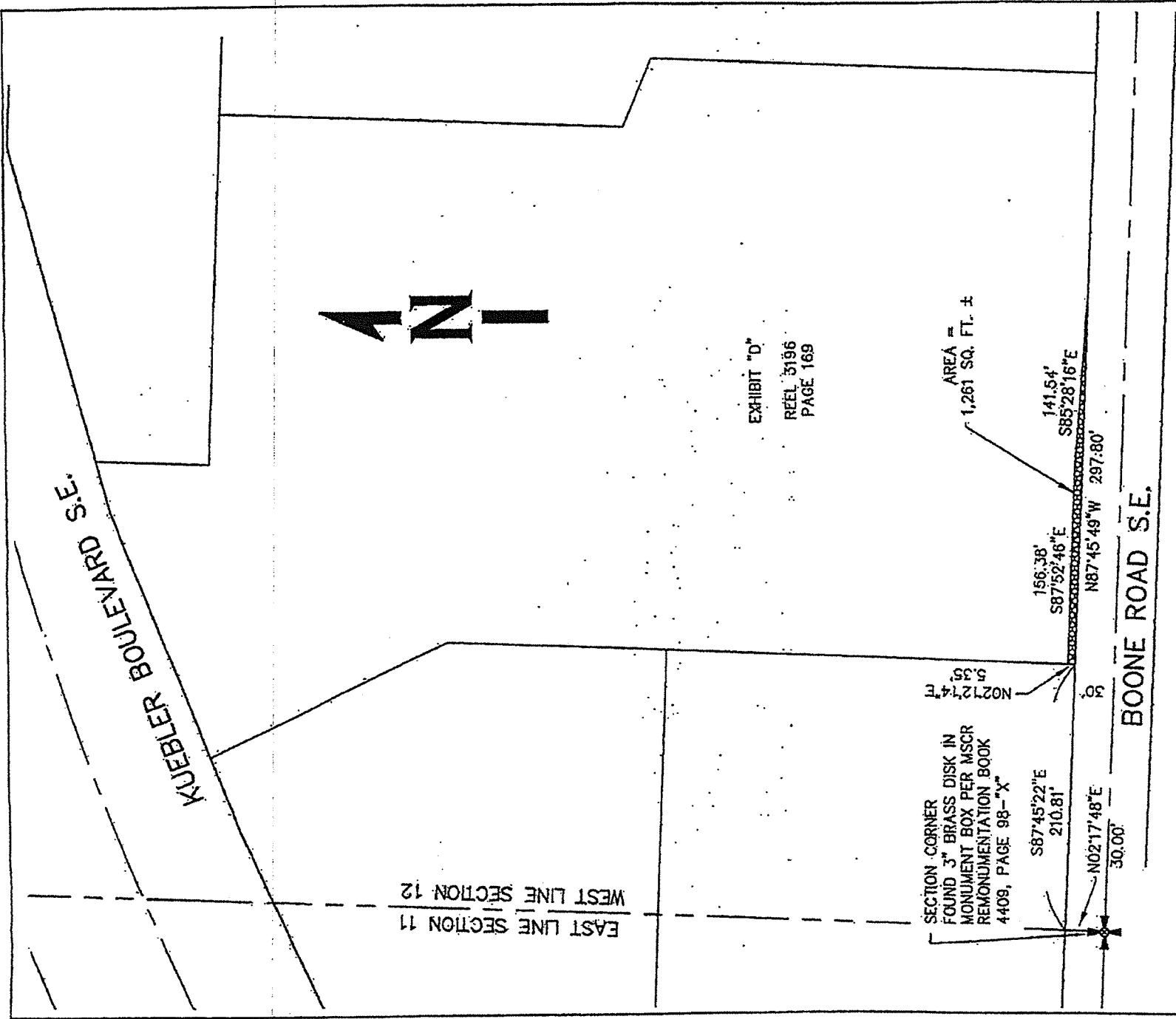


EXHIBIT "D"
REEL 3196
PAGE 169

SHEET NUMBER 2 of 2	EXHIBIT "B" RIGHT-OF-WAY DEDICATION PACTRUST KUEBLER SITE	DRAWING INFO		SHEET INFO		WHPacific
				DRAWN	REA	
			037058	CHECKED	SAO	
			037058-V-EX03	LAST DATE	1/20/2012	
			1" = 100'	PLOT DATE	1/27/2012	

REEL: 3476

PAGE: 48

February 25, 2013, 11:31 am.

CONTROL #: 333727

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: \$ 61.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.

MAIL TAX STATEMENTS TO:

No Change

AFTER RECORDING RETURN TO:

Westech Engineering
3841 Fairview Industrial Dr. SE
Salem, OR 97302-1192

PROPERTY LINE ADJUSTMENT DEED

Pacific Realty Associates LP, a Delaware limited partnership ("Grantor"), is the owner of real property located in 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. Pacific Realty Associates LP, a Delaware limited partnership ("Grantee"), is the owner of real property located in 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 (the "*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 2.58 acres and will hereafter consist of only the land described on *Exhibit "C,"* which is attached hereto and incorporated herein by this reference, and Property B will be increased in size by approximately 2.58 acres and will hereafter consist of the land more particularly described on *Exhibit "D,"* 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 lots as described on *Exhibits "C"* and "*D,*" Grantor does hereby grant, transfer, and convey unto Grantee all of that certain real property situated in Marion County, Oregon, described on *Exhibit "E,"* which is attached hereto and by this reference incorporated herein.

The following is the notice as required by Oregon law: "BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 APPROVED USES, 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004))."

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 adjustment, and the two parcels are to remain separate and distinct.

This Property Line Adjustment Deed is executed this 3rd day of JUNE, 2010.

GRANTOR

Andrew R. Jones
Andrew R. Jones
Vice President

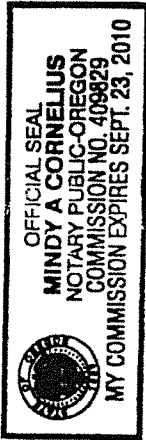
GRANTEE

David W. Ramus
David W. Ramus
Vice President

State of Oregon)
) ss.
County of Washington)

This instrument was acknowledged before me on JUNE 3, 20 10, by the
above named persons.

Before me:



[Signature]
Notary Public for Oregon
My Commission Expires: 9/23/10

EXHIBIT "A"

Original Property (T.L. 702)

All that portion of the herein described property that lies Southerly of the South line of Kuebler Boulevard.

Beginning at the Southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian, in the City of Salem, County of Marion and State of Oregon; thence North 0°09' East 40.033 chains to the quarter section corner between Sections 11 and 12; thence East 5.145 chains, along the legal subdivision line running East and West through the center of Section 12, to a point; thence South 0°02' East 40.035 chains to the South line of Section 12; thence North 89°58' West 5.267 chains to the point of beginning.

EXCEPTING THEREFROM that portion lying within the boundaries of Boone Road.

EXHIBIT "B"

Original Property (T.L. 1900)

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2201, Page 189 Deed Records which bears South 89°58'00" East 347.25 feet and North 00°00'33" West 30.00 feet from the Southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

thence North 00°00'33" West along the West line of said tract a distance of 682.34 feet;

thence North 89°58'56" East 276.76 feet;

thence South 00°00'33" East 315.21 feet;

thence South 70°05'50" East 58.24 feet;

thence South 00°00'33" East 347.58 feet to the North line of said Boone Road;

thence North 89°58'00" West along said North line a distance of 331.52 feet to the Point of Beginning.

SUBJECT TO a 30.00 foot wide access easement along and across the westerly 30.00 feet of the above described tract.

EXHIBIT "C"

Adjusted Tract (T.L. 702)

A tract of land lying in the Southwest one-quarter of Section 12, Township 8 South, Range 3 West of the Willamette Meridian, Marion County, Oregon, described as follows:

Beginning at a point on the west line of said Section 12, said point being 30.00 feet North 00°05'21" East from the southwest corner of said section, said point being on the north right-of-way line of Boone Road S.E.; and running thence:
North 00°05'21" East 622.16 feet along said west line to a point on the southerly right-of-way line of Kuebler Boulevard, said point being 91.76 feet Southeasterly of and at right angles to the centerline of said Kuebler Boulevard;
thence North 63°12'51" East 58.47 feet along said southerly right-of-way line to an angle point in said right-of-way, said point being 90.00 feet Southeasterly of and at right angles to said centerline;
thence North 66°34'28" East 66.47 feet along said southerly right-of-way line to a point which is 90.56 feet Southeasterly of and at right angles to said centerline;
thence leaving said southerly right-of-way line South 27°44'38" East 207.56 feet;
thence South 00°00'13" East 491.37 feet to a point on the aforementioned north right-of-way line of Boone Road S.E.;
thence North 89°58'00" West 210.81 feet along said north right-of-way line to the Point of Beginning.

EXHIBIT "D"

Adjusted Tract (T.L. 1900)

A tract of land lying in the Southwest one-quarter of Section 12, Township 8 South, Range 3 West of the Willamette Meridian, Marion County, Oregon, described as follows:

Beginning at a point on the north right-of-way line of Boone Road S.E., said point being 30.00 feet North 00°05'21" East and 678.71 feet South 89°58'00" East from the southwest corner of said Section 12; and running thence:

North 89°58'00" West 467.90 feet along said north right-of-way line;
thence North 00°00'13" West 491.37 feet;

thence North 27°44'38" West 207.56 feet to a point on the southerly right-of-way line of Kuebler Boulevard, said point being 90.56 feet Southeasterly of and at right angles to the centerline of said Kuebler Boulevard;

thence North 66°34'28" East 210.23 feet along said southerly right-of-way line to an angle point in said right-of-way, said point being 80.00 feet Southeasterly of and at right angles to said centerline;

thence North 72°32'17" East 41.95 feet along said southerly right-of-way line to a point which is 79.61 feet Southeasterly of and at right angles to said centerline;

thence leaving said southerly right-of-way line South 00°00'33" East 88.97 feet;

thence North 89°58'56" East 276.76 feet;

thence South 00°00'33" East 315.21 feet;

thence South 70°05'50" East 58.24 feet;

thence South 00°00'33" East 347.58 feet to the Point of Beginning.

EXHIBIT "E"

Transferred Property

A tract of land lying in the Southwest one-quarter of Section 12, Township 8 South, Range 3 West of the Willamette Meridian, Marion County, Oregon, described as follows:

Beginning at a point on the north right-of-way line of Boone Road S.E., said point being 30.00 feet North 00°05'21" East and 347.19 feet South 89°58'00" East from the southwest corner of said Section 12; and running thence:

North 89°58'00" West 136.38 feet along said north right-of-way line;

thence North 00°00'13" West 491.37 feet;

thence North 27°44'38" West 207.56 feet to a point on the southerly right-of-way line of Kuebler

Boulevard, said point being 90.56 feet Southeasterly of and at right angles to the centerline

of said Kuebler Boulevard;

thence North 66°34'28" East 210.23 feet along said southerly right-of-way line to an angle point in said right-of-way, said point being 80.00 feet Southeasterly of and at right angles to said centerline;

thence North 72°32'17" East 41.95 feet along said southerly right-of-way line to a point which is 79.61 feet Southeasterly of and at right angles to said centerline;

thence leaving said southerly right-of-way line South 00°00'33" East 771.31 feet to the Point of

Beginning, containing 2.58 acres of land, more or less.

REEL: 3196

PAGE: 169

July 16, 2010, 02:24 pm.

CONTROL #: 275628

**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: \$ 71.00

**BILL BURGESS
COUNTY CLERK**

THIS IS NOT AN INVOICE.

MAIL TAX STATEMENTS TO:

No Change

AFTER RECORDING RETURN TO:

Westech Engineering
3841 Fairview Industrial Dr. SE
Salem, OR 97302-1192

PROPERTY LINE ADJUSTMENT DEED

Pacific Realty Associates LP, a Delaware limited partnership ("*Grantor*"), is the owner of real property located in 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. Pacific Realty Associates LP, a Delaware limited partnership ("*Grantee*"), is the owner of real property located in 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 (the "*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 2.97 acres and will hereafter consist of only the land described on *Exhibit "C*," which is attached hereto and incorporated herein by this reference, and Property B will be increased in size by approximately 2.97 acres, and will hereafter consist of the land more particularly described on *Exhibit "D*," 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 lots as described on *Exhibits "C"* and "*D*," Grantor does hereby grant, transfer, and convey unto Grantee all of that certain real property situated in Marion County, Oregon, described on *Exhibit "E*," which is attached hereto and by this reference incorporated herein.

The following is the notice as required by Oregon law: "BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 APPROVED USES, 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004))."

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 adjustment, and the two parcels are to remain separate and distinct.

This Property Line Adjustment Deed is executed this 2nd day of March, 2009.

GRANTOR

GRANTEE

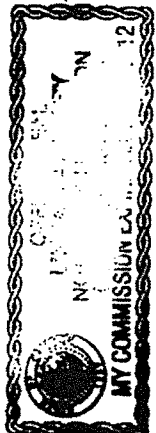
Andrew R. Jones
Andrew R. Jones
Vice President

David W. Ramus
David W. Ramus
Vice President

State of Oregon)
) ss.
County of Washington)

This instrument was acknowledged before me on March 2nd, 2009, by the
above named persons.

Before me:



Linda K. Appleby
Notary Public for Oregon
My Commission Expires: July 12, 2012

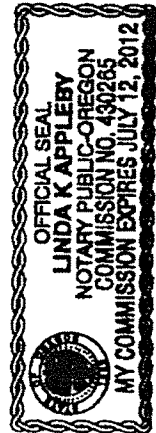


Exhibit "A"

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2556, Page 0136 Deed Records which bears South 89°58'00" East 347.25 feet and North 00°00'33" West 30.00 feet from the Southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;
thence North 00°00'33" West along the West line of said tract a distance of 682.34 feet;
thence North 89°58'56" East 494.90 feet to the East line of that tract of land described in Range 2579, Page 0170, Deed Records;
thence South 00°02'44" East along said East line a distance of 682.78 feet to the North line of said Boone Road;
thence North 89°58'00" West along said North line a distance of 495.36 feet to the Point of Beginning.

SUBJECT TO a 30.00 foot wide access easement along and across the westerly 30.00 feet of the above described tract.

Exhibit "B"

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2579, Page 172, Deed Records which point bears South 89°58'00" East 842.63 feet and North 00°02'44" West 30.00 feet from the southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

- thence North 00°02'44" West along the West line of said tract, a distance of 682.78 feet;
- thence South 89°59'00" East 226.50 feet;
- thence South 82°41'03" East 54.30 feet;
- thence southeasterly along the arc of a 100.00 foot radius curve to the right (the chord of which bears South 50°37'43" East 106.15 feet) a distance of 111.90 feet to a point on the West line of that tract of land described in Reel 1595, Page 219, Deed Records;
- thence South 00°02'11" East along said West line a distance of 150.83 feet;
- thence South 89°58'00" East a distance of 108.00 feet, to the West right-of-way line of 27th Avenue;
- thence South 00°02'23" East along said right-of-way line a distance of 431.98 feet to an angle point in said right-of-way line;
- thence South 44°59'52" West 36.75 feet to the North line of said Boone Road;
- thence North 89°58'00" West along said North line, a distance of 444.28 feet to the Point of Beginning.

Exhibit "C"

Adjusted Tax Lot 1900

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2201, Page 189 Deed Records which bears South 89°58'00" East 347.25 feet and North 00°00'33" West 30.00 feet from the Southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

thence North 00°00'33" West along the West line of said tract a distance of 682.34 feet;

thence North 89°58'56" East 276.76 feet;

thence South 00°00'33" East 315.21 feet;

thence South 70°05'50" East 58.24 feet;

thence South 00°00'33" East 347.58 feet to the North line of said Boone Road;

thence North 89°58'00" West along said North line a distance of 331.52 feet to the Point of Beginning.

SUBJECT TO a 30.00 foot wide access easement along and across the westerly 30.00 feet of the above described tract.

Exhibit "D"

Adjusted Tax Lot 2000

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 1089, Page 148, Deed Records which point bears South 89°58'00" East 842.63 feet and North 00°02'44" West 30.00 feet from the southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

- thence North 89°58'00" West along said North line a distance of 163.81 feet;
- thence North 00°00'33" West 347.58 feet;
- thence North 70°05'50" West 58.24 feet;
- thence North 00°00'33" West 315.21 feet;
- thence North 89°58'56" East 218.14 feet;
- thence South 89°59'00" East 226.50 feet;
- thence South 82°41'03" East 54.30 feet;

thence southeasterly along the arc of a 100.00 foot radius curve to the right (the chord of which bears South 50°37'43" East 106.15 feet) a distance of 111.90 feet to a point on the West line of that tract of land described in Range 1595, Page 219, Deed Records;

- thence South 00°02'11" East along said West line a distance of 150.83 feet;
- thence South 89°58'00" East a distance of 108.00 feet, to the West right-of-way line of 27th Avenue;
- thence South 00°02'23" East along said right-of-way line a distance of 431.98 to an angle point in said right-of-way line;
- thence South 44°59'52" West 36.75 feet to the North line of said Boone Road;
- thence North 89°58'00" West along said North line, a distance of 444.28 feet to the Point of Beginning.

Exhibit "E"

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 1089, Page 148, Deed Records which point bears South 89°58'00" East 842.63 feet and North 00°02'44" West 30.00 feet from the southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

thence North 89°58'00" West along said North line a distance of 163.81 feet;

thence North 00°00'33" West 347.58 feet;

thence North 70°05'50" West 58.24 feet;

thence North 00°00'33" West 315.21 feet;

thence North 89°58'56" East 218.14 feet;

thence South 00°02'44" East 682.78 feet to the Point of Beginning.

REEL:3042

PAGE: 372

March 16, 2009, 01:13 pm.

CONTROL #: 244138

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: \$ 56.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.

MAIL TAX STATEMENTS TO:
No Change

AFTER RECORDING RETURN TO:

Westch Engineering
3841 Fairview Boulevard Dr. SE
Salem, OR 97302-1192

PROPERTY LINE ADJUSTMENT DEED

Pacific Realty Associates LP, a Delaware limited partnership ("Grantor"), is the owner of real property located in 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. Pacific Realty Associates LP, a Delaware limited partnership ("*Grantee*"), is the owner of real property located in 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 (the "*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 1.5 acres and will hereafter consist of only the land described on *Exhibit "C*," which is attached hereto and incorporated herein by this reference, and Property B will be increased in size by approximately 1.5 acres, and will hereafter consist of the land more particularly described on *Exhibit "D*," 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 lots as described on *Exhibits "C*" and "*D*," Grantor does hereby grant, transfer, and convey unto Grantee all of that certain real property situated in Marion County, Oregon, described on *Exhibit "E*," which is attached hereto and by this reference incorporated herein.

The following is the notice as required by Oregon law: "BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 APPROVED USES, 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004))."

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 adjustment, and the two parcels are to remain separate and distinct.

This Property Line Adjustment Deed is executed this 15th day of January, 2009.

GRANTOR

GRANTEE

Andrew P. Jones
ANDREW P. JONES
VICE PRESIDENT

David W. Ramus
DAVID W. RAMUS
VICE PRESIDENT

State of Oregon)
) ss.
County of Washington)

This instrument was acknowledged before me on January 15th, 2009, by the
above named persons.

Before me:

Linda K. Appleby
Notary Public for Oregon
My Commission Expires: July 12, 2012

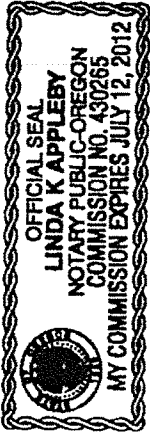


Exhibit "A"

Beginning at a point on the South line of Section 12 which is 12.767 chains South 89°58' East from the southwest corner of said Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

thence South 89°58' East 7.50 chains along the South line of Section 12 to a point; Thence North 0°02' West 13.333 chains to an iron pipe;

thence North 89°58' West 7.50 chains parallel with the South line of Section 12 to the northeast corner of a certain 10 acre tract of land owned by Roberta A. Strausbaugh and Earl R. Strausbaugh, Jr., her husband, said deed being recorded in Volume 400, Page 547, Records of Deeds in and for Marion County, Oregon; thence South 0° 02' East along the East line of the said Strausbaugh land, 13.333 chains to the place of beginning.

SAVE AND EXCEPT that portion conveyed to Marion County, by deed recorded August 18, 1959, in Volume 525, Page 694, Deed Records for Marion County, Oregon.

ALSO SAVE AND EXCEPT that portion conveyed to the City of Salem by deed recorded January 29, 1988, in Reel 600, Page 197, Film Records for Marion County, Oregon.

ALSO SAVE AND EXCEPT that tract of land described in Reel 1595, Page 219, Deed Records for Marion County, Oregon.

Exhibit "B"

Beginning at a point 20.267 chains South 89°58' East and 473.978 feet North 0°02' West from the Southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;
thence North 0°02' West 330 feet;
thence North 89°58' West parallel with the South line of said Section, 132 feet;
thence South 0°02' East 330 feet;
thence South 89°58' East and parallel with the South line of said Section 132 feet to the Place of Beginning.

SAVE AND EXCEPT from the above parcel any portion of said property lying within roads and roadways.

Exhibit "C"

Adjusted Tax Lot 2000

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2579, Page 172, Deed Records which point bears South 89°58'00" East 842.63 feet and North 00°02'44" West 30.00 feet from the southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

thence North 00°02'44" West along the West line of said tract, a distance of 682.78 feet;
thence South 89°59'00" East 226.50 feet;
thence South 82°41'03" East 54.30 feet;
thence southeasterly along the arc of a 100.00 foot radius curve to the right (the chord of which bears South 50°37'43" East 106.15 feet) a distance of 111.90 feet to a point on the West line of that tract of land described in Reel 1595, Page 219, Deed Records;
thence South 00°02'11" East along said West line a distance of 164.83 feet to the southwest corner thereof;
thence South 89°58'00" East along the South line of said tract a distance of 108.00 feet, to the West right-of-way line of 27th Avenue;
thence South 00°02'23" East along said right-of-way line a distance of 417.98 feet to an angle point in said right-of-way line;
thence South 44°59'52" West 36.75 feet to the North line of said Boone Road;
thence North 89°58'00" West along said North line, a distance of 444.28 feet to the Point of Beginning.

Exhibit "D"

Adjusted Tax Lot 2100

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2579, Page 172, Deed Records which point bears South 89°58'00" East 842.63 feet and North 00°02'44" West 30.00 feet from the southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

thence North 00°02'44" West along the West line of said tract, a distance of 682.78 feet to the TRUE POINT OF BEGINNING;

thence North 00°02'44" West along the West line of said tract a distance of 166.63 feet to the southerly right-of-way line of Kuebler Boulevard SE;

thence North 89°59'52" East along said right-of-way line a distance of 144.06 feet to an angle point therein;

thence South 82°43'26" East along said right-of-way line a distance of 272.85 feet;

thence South 51°36'40" East 71.07 feet to an angle point in the West right-of-way line of 27th Ave.

thence South 00°02'23" East along the West right-of-way line of said 27th Ave. a distance of 327.02 feet to the South line of that tract of land described in Reel 1595, Page 219, Deed Records;

thence North 89°58'00" West along said South line a distance of 108.00 to the Southwest corner thereof;

thence North 00°02'11" West along the West line of said tract a distance of 164.83 feet;

thence northwesterly along the arc of a 100.00 foot radius curve to the left (the chord of which bears North 50°37'43" West 106.15 feet) a distance of 111.90 feet;

thence North 82°41'03" West 54.30 feet;

thence North 89°59'00" West 226.50 feet to the TRUE POINT OF BEGINNING.

Exhibit "E"

Adjusted Tax Lot 2100

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2579, Page 172, Deed Records which point bears South 89°58'00" East 842.63 feet and North 00°02'44" West 30.00 feet from the southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

thence North 00°02'44" West along the West line of said tract, a distance of 682.78 feet to the TRUE POINT OF BEGINNING;

thence North 00°02'44" West along the West line of said tract a distance of 166.63 feet to the southerly right-of-way line of Kuebler Boulevard SE;

thence South 89°59'52" East along said right-of-way line a distance of 144.06 feet to an angle point therein;

thence South 82°43'26" East along said right-of-way line a distance of 272.85 feet;

thence South 51°36'40" East 66.27 feet to the North line of that tract of land described in

Reel 1595, Page 219, Deed Records;

thence North 89°58'00" West along the North line of said tract, a distance of 104.22 feet to the Northwest corner thereof;

thence South 00°02'11" East along the West line of said tract a distance of 165.17 feet;

thence northwesterly along the arc of a 100.00 foot radius curve to the left the chord of which bears North 50°37'43" West 106.15 feet) a distance of 111.90 feet;

thence North 82°41'03 West 54.30 feet;

thence North 89°59'00" West 226.50 feet to the TRUE POINT OF BEGINNING.

REEL:3026

PAGE: 284

January 20, 2009, 02:50 pm.

CONTROL #: 240509

**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: \$ 56.00

**BILL BURGESS
COUNTY CLERK**

THIS IS NOT AN INVOICE.

MAIL TAX STATEMENTS TO:

No Change

AFTER RECORDING RETURN TO:

Western Engineering
3841 Farview Blvd. Dr. SE
Salem, OR 97302-1192

PROPERTY LINE ADJUSTMENT DEED

Pacific Realty Associates LP, a Delaware limited partnership ("*Grantor*"), is the owner of real property located in 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. Pacific Realty Associates LP, a Delaware limited partnership ("*Grantee*"), is the owner of real property located in 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 (the "*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 2.94 acres and will hereafter consist of only the land described on *Exhibit "C*," which is attached hereto and incorporated herein by this reference, and Property B will be increased in size by approximately 2.94 acres, and will hereafter consist of the land more particularly described on *Exhibit "D*," 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 lots as described on *Exhibits "C*" and "*D*," Grantor does hereby grant, transfer, and convey unto Grantee all of that certain real property situated in Marion County, Oregon, described on *Exhibit "E*," which is attached hereto and by this reference incorporated herein and Grantee does hereby grant, transfer, and convey unto Grantor all of that certain real property situated in Marion County, Oregon, described on *Exhibit "F*" which is attached hereto and by this reference incorporated herein.

The following is the notice as required by Oregon law: "BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004)). 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 APPROVED USES, 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 CHAPTER 1, OREGON LAWS 2005 (BALLOT MEASURE 37 (2004))."

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 adjustment, and the two parcels are to remain separate and distinct.

This Property Line Adjustment Deed is executed this 15th day of January, 2009.

GRANTOR

GRANTEE

Andrew R. Jones
ANDREW R. JONES
VICE PRESIDENT

David W. R...

State of Oregon)
County of Washington) ss.

This instrument was acknowledged before me on January 15, 2009, by the
above named persons.

Before me:

Linda K. Appleby
Notary Public for Oregon
My Commission Expires: July 12, 2012

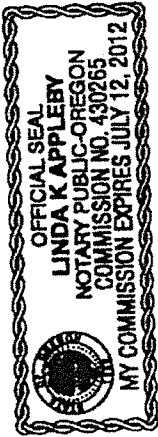


Exhibit "A"

Tax Lot 1800

The West 1/2 of the following Described property:

Beginning at a point in the South line of Section 12, Township 8 South, Range 3 West of the Willamette Meridian, Marion County, Oregon, which is 5.267 chains South 89°58' East from the southwest corner of said Section 12;
thence South 89°58' East 7.50 chains along the South line of Section 12 to a point;
thence North 0°02' West 13.333 chains to a point;
thence North 89°58' West 7.50 chains parallel with the South line of Section 12, to an iron pipe;
thence South 0°02' East 13.333 chains to the Place of Beginning

SAVE AND EXCEPT that portion conveyed to Marion County by deed recorded August 19, 1961, in Volume 536, Page 850, Deed Records, for Marion County, Oregon. Also save and except that portion conveyed to the City of Salem, a Municipal Corporation by deed recorded August 5, 1988, in Reel 636, Page 169, microfilm records, Marion County, Oregon.

Exhibit "B"

Tax Lot 1900

The East 1/2 of the following Described property:

Beginning at a point in the South line of Section 12, Township 8 South, Range 3 West of the Willamette Meridian, Marion County, Oregon, which is 5.267 chains South 89°58' East from the southwest corner of said Section 12;
thence South 89°58' East 7.50 chains along the South line of Section 12 to a point;
thence North 0°02' West 13.333 chains to a point;
thence North 89°58' West 7.50 chains parallel with the South line of Section 12, to an iron pipe;
thence South 0°02' East 13.333 chains to the Place of Beginning

SAVE AND EXCEPT that portion conveyed to Marion County by deed recorded August 19, 1961, in Volume 536, Page 850, Deed Records, for Marion County, Oregon. Also save and except that portion conveyed to the City of Salem, a Municipal Corporation by deed recorded August 5, 1988, in Reel 636, Page 169, microfilm records, Marion County, Oregon.

Exhibit "C"

Adjusted Tax Lot 1800

Beginning at a point on the West line of that tract of land described in Reel 2556, Page 0136, Deed Records for Marion County, Oregon which bears South 89°58'00" East 347.25 feet and North 00°00'33" West 712.34 feet from the southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;

thence North 00°00'33" West along said West line a distance of 88.97 feet to a point on the southerly right of way of Kuebler Boulevard;

thence North 72°32'17" East along said right-of-way line a distance of 259.30 feet;

thence North 89°59'52" East along said right-of-way line a distance of 247.43 feet to the East line of that tract of land described in Reel 2579, Page 0170, Deed Records;

thence South 00°02'44" East along said East line a distance of 166.63 feet;

thence South 89°58'56" West 494.90 feet to the Point of Beginning.

TOGETHER WITH a 30.00 foot wide access easement the westerly line of which is described as follows:

Beginning at the Southwest corner of the above described tract and running thence South 00°00'33" East a distance of 682.34 feet to the North line of Boone Road.

Exhibit "D"

Adjusted Tax Lot 1900

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2556, Page 0136 Deed Records which bears South 89°58'00" East 347.25 feet and North 00°00'33" West 30.00 feet from the Southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;
thence North 00°00'33" West along the West line of said tract a distance of 682.34 feet;
thence North 89°58'56" East 494.90 feet to the East line of that tract of land described in Range 2579, Page 0170, Deed Records;
thence South 00°02'44" East along said East line a distance of 682.78 feet to the North line of said Boone Road;
thence North 89°58'00" West along said North line a distance of 495.36 feet to the Point of Beginning.

SUBJECT TO a 30.00 foot wide access easement along and across the westerly 30.00 feet of the above described tract.

Exhibit "E"

Beginning at a point on the North line of Boone Road at its intersection with the West line of that tract of land described in Reel 2579, Page 0170 Deed Records which bears South 89°58'00" East 594.94 feet and North 00°01'30" West 30.00 feet from the Southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;
thence North 00°01'50" West along the West line of said tract a distance of 682.56 feet;
thence North 89°58'56" East 247.45 feet to the East line of said tract of land;
thence South 00°02'44" East along said East line a distance of 682.78 feet to the North line of said Boone Road;
thence North 89°58'00" West along said North line a distance of 247.68 feet to the Point of Beginning.

Exhibit "F"

Beginning at a point on the West line of that tract of land described in Reel 2529, Page 0170, Deed Records for Marion County, Oregon which bears South 89°58'00" East 594.94 feet and North 00°01'50" West 712.56 feet from the southwest corner of Section 12 in Township 8 South, Range 3 West of the Willamette Meridian in Marion County, Oregon;
thence North 00°01'50" West along said West line a distance of 166.70 feet to a point on the southerly right of way of Kuebler Boulevard;
thence North 89°59'52" East along said right-of-way line a distance of 247.43 feet to the East line of said tract of land;
thence South 00°02'44" East along said East line a distance of 166.63 feet;
thence South 89°58'56" West 247.45 feet to the Point of Beginning.

REEL:3026

PAGE: 283

January 20, 2009, 02:50 pm.

CONTROL #: 240509

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: \$ 61.00

BILL BURGESS
COUNTY CLERK

THIS IS NOT AN INVOICE.