

After Recording Return to:

Until a change is requested, please forward all tax statements to:

Tax Assessor's Account No.

WARRANTY DEED
(Corporation to Two Individuals)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, _____, a corporation organized under the laws of the State of _____, hereinafter referred to as "Grantor", does hereby grant, bargain, sell, convey, and warrant unto _____ and, _____, two individuals, joint tenants with the right of survivorship, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the County of _____, State of Oregon, to-wit:

- See Legal Description Attached as Exhibit A incorporated by reference as though set forth in full
- Legal Description:

Except the following encumbrances:

Street Address of Real Property:

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ _____

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantor, if any, which are reserved by Grantor.

GRANTOR does for Grantor and Grantor's, successors and assigns, forever hereby covenant with GRANTEES that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

Taxes for tax year _____ shall be prorated between Grantor and Grantees as of the date selected by Grantor and Grantee, or paid by Grantees, or paid by Grantor.

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. 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.

IN WITNESS WHEREOF, this deed was executed by the undersigned on this the ____ day of _____, 20__.

{Name of Corporation}

BY: _____
TITLE: _____

STATE OF OREGON)
) SS.
County of _____)

Personally appeared before me the above-named _____ who, being duly sworn, did say that he is the President of _____, an Oregon corporation, and that said instrument was signed in behalf of said company by the authority of its members; and they acknowledged said instrument to be its voluntary act and deed.

Notary Public for Oregon

Type or Print Name

My Commission expires: _____

Grantor *(name, address and telephone)*:

Grantee *(name, address and telephone)*:

Grantee *(name, address and telephone)*:

EXHIBIT A