

<p align="center">After recording return to:</p> <p>Order Number: WTE - NPT 96621 JET</p> <p align="center">  Western Title & Escrow 255 SW Coast Hwy., Suite 100 Newport, OR 97365 </p>
<p align="center">Grantee Name(s)</p> <p>Newport Urban Renewal Agency Attn: Spencer Nebel 169 SW Coast Highway Newport, OR 97365</p>
<p align="center">Until a change is requested, all tax statements shall be sent to the following address:</p>
<p>Same as Above</p>

Lincoln County, Oregon
05/26/2015 01:41:47 PM
DOC-WD
\$15.00 \$11.00 \$20.00 \$10.00 \$7.00 - Total = \$63.00

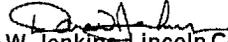
2015-04863

Cnt=1 Pgs=3 Stn=29



00104615201500048630030031

I, Dana W. Jenkins, County Clerk, do hereby certify that the within instrument was recorded in the Lincoln County Book of Records on the above date and time. WITNESS my hand and seal of said office affixed.


Dana W. Jenkins, Lincoln County Clerk



Reserved for Recorder's Use

STATUTORY WARRANTY DEED

Thank Dad LLC, an Oregon Limited Liability Company
Grantor(s) convey and warrant to

Newport Urban Renewal Agency, an urban renewal agency, organized and existing under ORS Chapter 457, Grantee the following described real property free of encumbrances except as specifically set forth herein:

SEE ATTACHED EXHIBIT "A"

Account: **R25812**

Map & Tax Lot: **11-11-17-DB-01400**

This property is free of encumbrances, EXCEPT: All those items of record, if any, as of the date of this deed, including any real property taxes due, but not yet payable.

The true consideration for this conveyance is **\$1,525,000.00**, which is paid to an Accommodator as part of an IRC 1031 Exchange.. (Here comply with requirements of ORS 93.030.)

Grantee hereby accepts the conveyance contained herein.



Spencer Nebel, Executive Director, Newport Urban Renewal Agency

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.

Executed this 22 day of May, 2015

Thank Dad, LLC

Sandra D. Schones-Johnson

By: **Sandra D. Schones-Johnson**
Its Managing Member

State of Oregon, County of Lincoln) ss.

This instrument was acknowledged before me on this 22 day of May, 2015 by **Sandra D. Schones-Johnson**, as Managing Member of Thank Dad, LLC.

Josie E Thompson

Notary Public for the State of Oregon

My commission expires: 5-13-17

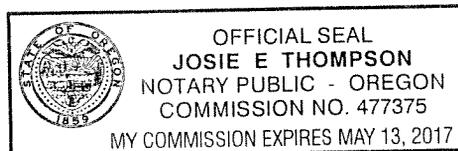


EXHIBIT "A"

PARCEL I:

Beginning at a point on the North line of Lot 2, Block J, HARBORTON, in Lincoln County, Oregon, which point is the intersection of the North line of said Lot 2 and the East line of U.S. Highway 101; thence East along said North line of Lot 2, 170.1 feet; thence South $3^{\circ} 18'$ West 299 feet, more or less, to the South line of said Lot 2; thence West on the South line of Lot 2 to the East line of U.S. Highway 101; thence Northerly along said East line of Highway 101 to the place of beginning.

PARCEL II:

Beginning at a point on the North line of Lot 2, Block J, HARBORTON, in Lincoln County, Oregon, which point is the intersection of the North line of said Lot 2 and the East line of U.S. Highway 101 as now located; thence East along the said North line of Lot 2, 170.1 feet to the true point of beginning; thence continuing East along said North line of Lot 2, 261.9 feet to the West line of Ferry Slip Road; thence Southwesterly along the West right-of-way line of said Ferry Slip Road to the intersection of the same and the South line of Lot 2, Block J, HARBORTON; thence West along the South line of Lot 2 to a point that is South $3^{\circ} 18'$ West from the true point of beginning; thence North $3^{\circ} 18'$ East 299 feet, more or less, to the true point of beginning.