

05/01/2019 09:29:53 AM
D-DW Cnt=1 Str=8 J CHOATE
\$15.00 \$5.00 \$11.00 \$60.00 - Total = \$91.00



02477534201900262010030030
I, Richard Hobernicht, Director of Assessment and Taxation and Ex-Officio County Clerk for Washington County, Oregon, do hereby certify that the within instrument of writing was received and recorded in the book of records of said county.

Richard Hobernicht
Richard Hobernicht, Director of Assessment and Taxation, Ex-Officio County Clerk



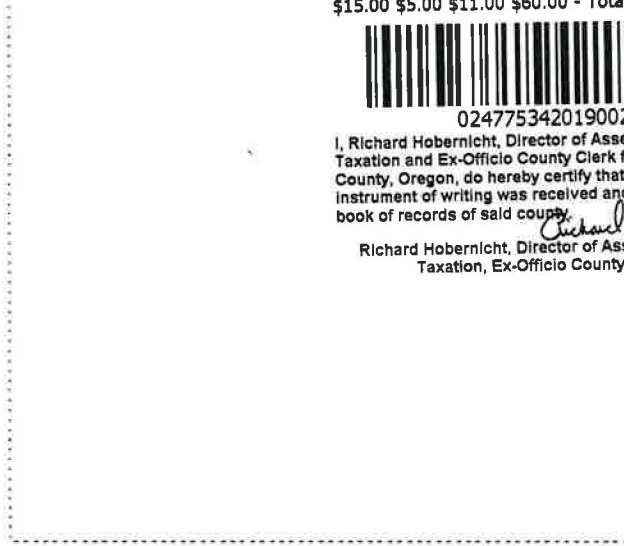
AFTER RECORDING MAIL TO:

The City of Sherwood
22560 SW Pine Street
Sherwood, OR 97140

Until a change is requested, all tax statements shall be sent to:

Same as above

STATUTORY WARRANTY DEED



(Above Space Reserved for Recorder's Use)

J.T. Roth Construction, Inc., an Oregon Corporation, Grantor, **conveys and warrants** to the City of Sherwood, a municipal corporation of the State of Oregon, Grantee, the following described real property, in the County of Washington, State of Oregon, free of encumbrances except as the same shall exist of record as of the date hereof:

Tract B, DENALI, City of Sherwood, Washington County, Oregon.

The true consideration for this conveyance is \$0. [*Comply with the requirements of ORS 93.030.*]

THIS INSTRUMENT WILL NOT ALLOW USE OF THE REAL ESTATE IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE REAL ESTATE 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, TO VERIFY THE APPROVED USES OF THE LAND OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, 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 4524, 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 16 day of April, 2019.



J.T. Roth Construction, Inc.

By: [Signature]
Printed: J.T. Roth, Jr.
Title: President

STATE OF OREGON)
) ss:
COUNTY OF Washington

I hereby certify that on the 16th day of APRIL, 2019, J.T. ROTH, JR. appeared before me and has acknowledged that he/she signed this instrument and acknowledge it to be of his/her free and voluntary act for the uses and purposes mentioned in this instrument.

[Signature]
Notary Public in and for the State of Oregon
Residing at: _____
My commission expires: 10/05/21

ACCEPTANCE BY CITY OF SHERWOOD

By: J.P.M.
Printed: Joseph P. Gell
Title: City Manager

STATE OF Oregon)
) ss:
COUNTY OF Washington)

I hereby certify that on the 23rd day of April, 2019, Joseph Gell appeared before me and has acknowledged that he/she signed this instrument and acknowledge it to be of his/her free and voluntary act for the uses and purposes mentioned in this instrument.



Kristina M. Ouellette
Notary Public in and for the State of Oregon
Residing at: 22560 SW Pine St., Sherwood, OR 97140^{TD}
My commission expires: March 28, 2020



Certification of Charges Paid
(2015 Oregon Laws Chapter 96)

Certification #

2019-017

All charges against the real property have been paid for the property that is the subject of the deed between:

Grantor

JT Roth Construction Inc

Grantee

City of Sherwood

Signed on (date)

4/16/19

and for consideration of

\$ 0.00

Assessor's signature

Theresa R. Ellis

Date

5-1-2019