

2022-004428

Klamath County, Oregon

04/07/2022 08:26:01 AM

Fee: \$102.00

THIS SPACE RESERVED FOR RECORDER'S USE

After recording return to:
Attn: Legal Department
1195 El Camino Real
San Diego, CA 92130

Until a change is requested all tax
statements shall be sent to the
following address:

Attn: Legal Department
1195 El Camino Real
San Diego, CA 92130

STATUTORY SPECIAL WARRANTY DEED

NVA RE, LLC, a Delaware limited liability company whose address is 29229 Canwood Street, Agoura Hills, CA 91301 the Grantor, conveys and specially warrants to **REALTY INCOME PROPERTIES 16, LLC**, a Delaware limited liability company, whose address is 11995 El Camino Real, San Diego, CA 92130, Grantee, the following described real property in the County of Klamath, State of Oregon, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN
This property is free from liens and encumbrances, **EXCEPT:**

SEE EXHIBIT "B" ATTACHED HERETO AND INCORPORATED HEREIN

The true consideration for this conveyance is \$559,790.00. (Here comply with requirements of ORS 93.030)

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.

[Signature page follows on the next page]

Dated as of March 25, 2022.

GRANTOR:

NVA RE, LLC, a Delaware limited liability company

By: [Signature]

Name: Eric Smith

Title: General Counsel and Secretary

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles

On March 22, 2022 before me, Marta Alpay, Notary Public personally appeared Eric Smith, General Counsel and Secretary to NVA RE, LLC, a Delaware limited liability company, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity and that by his signature on the instrument the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature] (Seal)



Exhibit A

Legal Description

The Land referred to herein below is situated in the County of Klamath, State of Oregon, and is described as follows:

THE SOUTH 73.87 FEET OF LOTS 19, 20, 21 AND 22, BLOCK 1, ST. FRANCIS PARK, ACCORDING TO THE OFFICIAL PLAT THEREOF ON FILE IN THE OFFICE OF THE COUNTY CLERK OF KLAMATH COUNTY, OREGON.

Exhibit B

Exceptions

1. Taxes and assessments on the Property which are not yet due and payable;
2. Matters of record.

Unofficial
Copy